



City of Aurora

City Hall - 2nd Floor
Council Chambers
44 East Downer Place
Aurora, IL

City Council Meeting Minutes - Draft

Tuesday
September 14, 2021
6:00 PM

Members of the public wishing to provide public comment for this meeting must be physically present at the meeting and registered to speak prior to the meeting being called to order. Please contact the City Clerk's Office at (630) 256-3070 with any questions.

ROLL CALL

Mayor Irvin called the meeting to order at 6:02 p.m. and the roll was called.

Present: 13 - Alderman Emmanuel Llamas, Alderwoman Juany Garza, Alderman Ted Mesiacos, Alderman Bill Donnell, Alderman Carl Franco, Alderman Mike Saville, Alderwoman Scheketa Hart-Burns, Alderwoman Patty Smith, Alderman Edward Bugg, Alderwoman Shweta Baid, Alderman Ron Woerman, Alderman Sherman Jenkins and Mayor Richard Irvin

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Tony Martinez, Director of Communications - City of Aurora.

INVOCATION

The Invocation was led by Alderwoman Hart-Burns.

APPOINTMENT OF SERGEANT-AT-ARMS

A motion was made by Alderwoman Hart-Burns and seconded by Alderwoman Garza to appoint Officer Sullivan as Sergeant-at-Arms for this meeting. The motion carried by voice vote.

PRESENTATIONS

[21-0722](#)

Mayor's Office Community Presentations.

Clayton Muhammad, Chief Communications Officer and Chief Equity Officer - City of Aurora, presented regarding events planned by the City of Aurora in honor of Hispanic Heritage Month.

Mayor Irvin presented a Mayoral Proclamation in honor of Hispanic Heritage Month.

This Presentation was discussed and filed.

PUBLIC COMMENT

The City Clerk recited the Rules for Public Comment and the following individual presented comment to the City Council:

Mr. Blaine Runyon spoke regarding the water quality in the City of Aurora.

CONSENT AGENDA

Prior to the reading of the Consent Agenda and the Direct to Council Consent Agenda by the City Clerk, Mayor Irvin indicated that the Developer involved with items 21-506 and 21-507 asked to consider alternative language to the text of the ordinances. Mayor Irvin asked the City Council if there were any objections to holding the two items on the Consent Agenda until the next City Council meeting on September 28th. There were no objections from the City Council and Council members agreed by voice vote to hold the two items. Items 21-506 and 21-507 were removed from the Consent Agenda for this meeting and will be placed on the Consent Agenda for the City Council meeting on September 28th, so long as the proposed changes to the text of the ordinances do not materially change the nature of the project.

The City Clerk read the Consent Agenda and the Direct to Council Consent Agenda in full, with the exception of items 21-506 and 21-507. A motion was made by Alderwoman Hart-Burns and seconded by Alderman Jenkins to approve the Consent Agenda and Direct to Council Consent Agenda as read. The motion carried by the following vote:

Aye: 12 - Alderman Llamas, Alderwoman Garza, Alderman Mesiacos, Alderman Donnell, Alderman Franco, Alderman Saville, Alderwoman Hart-Burns, Alderwoman Smith, Alderman Bugg, Alderwoman Baid, Alderman Woerman, Alderman Jenkins.

[21-0463](#)

A Resolution authorizing the Director of Purchasing to execute the Contract Change Order Request Number 1 with Copenhaver Construction Inc. for the Wilder Park Site Improvements project in the amount of thirty-five thousand dollars and zero cents (\$35,000.00).

This Resolution was approved on the Consent Agenda.

Enactment No: R21-233

[21-0468](#) An Ordinance Establishing a Conditional Use Planned Development, Approving the Redwood of Aurora Plan Description and amending Chapter 49 of the Code of Ordinances, City of Aurora, by modifying the zoning map attached thereto to an underlying zoning of R-4 Two Family Dwelling District for the property located north of W. Indian Trail and east of N. Randall Road

This Ordinance was approved on the Consent Agenda.

Enactment No: O21-045

[21-0469](#) A Resolution Approving a Preliminary Plan and Plat for Lot 1 and 2 of Redwood of Aurora Subdivision on vacant land located north of W. Indian Trail and east of N. Randall Road

This Resolution was approved on the Consent Agenda.

Enactment No: R21-234

[21-0506](#) An Ordinance Establishing a Conditional Use Planned Development, Approving the Chelsea Manor Plan Description and Amending Chapter 49 of the Code of Ordinances, City of Aurora, by Modifying the Zoning Map Attached Thereto to an Underlying Zoning of R-4A(C) Two Family Dwelling District with a Conditional Use Planned Development, and OS-1(C) Conservation, Open Space, and Drainage District with a Conditional Use Planned Development, for the property located near the Southeast Corner of South Commons Drive and Irving Road

This item was held over to the September 28, 2021 City Council meeting with no objection.

[21-0507](#) A Resolution Approving a Revision to the Preliminary Plat and Plan for the Property Located Near the Southeast Corner of South Commons Drive and Irving Road

This item was held over to the September 28, 2021 City Council meeting with no objection.

[21-0613](#) A Resolution Authorizing Olsson Roofing Company to Replace the Roofs of Three (3) City Buildings, in the Amount of \$258,250.00, Plus a Ten (10%) Contingency of \$25,825.00.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-235

[21-0630](#) An Ordinance rescinding the special use for the real property located at 998 Corporate Blvd. authorized by Ordinances O11-075 and O16-048.

This Ordinance was approved on the Consent Agenda.

Enactment No: O21-046

[21-0631](#)

A Resolution authorizing the Director of Purchasing to enter into an agreement with Altorfer CAT for the purchase of one 926M Caterpillar Wheel Loader for the not to exceed amount of one hundred and fifty thousand six hundred and seventy dollars and no cents (\$150,670.00).

This Resolution was approved on the Consent Agenda.

Enactment No: R21-236

[21-0632](#)

A Resolution approving the appointment of Sal Khan to the Planning and Zoning Commission.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-237

[21-0633](#)

A Resolution establishing a new Private Service Line Replacement Program.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-238

[21-0635](#)

A Resolution approving the appointment of Kristin Ludwig to the Preservation Commission.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-239

[21-0636](#)

A Resolution approving the appointment of Brad Westrom to the Retiree Health Insurance Trust Fund Board.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-240

[21-0640](#)

A Resolution to Award the contract for the Marion Avenue & Weston Avenue Water Main Replacement project located in Ward 3 to Swallow Construction Corporation, 490 Topsoil Drive, West Chicago, IL 60185 in the amount of eight hundred sixty thousand, two hundred sixty-two dollars and zero cents (\$860,262.00).

This Resolution was approved on the Consent Agenda.

Enactment No: R21-241

[21-0644](#)

A Resolution authorizing the Director of Purchasing to enter into an agreement with Blinderman Construction Company, Inc., 224 N. Des Plaines Street, Suite 650, Chicago, IL, 60661 in the amount of \$110,413.00 for the Vault Infill 2021 project.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-242

[21-0650](#)

A Resolution Establishing OAP and Value HSA(HDHP) Health Insurance Plans and Rates Effective January 1, 2022 through December 31, 2022.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-243

[21-0653](#)

A Resolution Establishing Blue Cross Blue Shield Advantage HMO (BCBS) for Group Health Care Services for the period of January 1, 2022 through December 31, 2022.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-244

[21-0654](#)

A Resolution Establishing C.O.B.R.A. Insurance Monthly Rates Effective January 1, 2022 to December 31, 2022.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-245

[21-0657](#)

A Resolution Authorizing Agreement for Administrative Services with Cigna Health and Life Insurance Company (Cigna) for PPO and Value HSA(HDHP) Group Health, Prescription Benefits Management (PBM), Flexible Spending, Dental, Vision, C.O.B.R.A. and Stop Loss Plan Administration for period January 1, 2022 through December 31, 2022.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-246

[21-0659](#)

A Resolution Establishing Health and Dental Insurance Monthly Rates of Contributions for Pre-Medicare Retirees Effective January 1, 2022 through December 31, 2022.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-247

[21-0660](#)

A Resolution Authorizing an Agreement with Humana to Administer a Medicare Advantage Plan for Medicare Eligible Retirees for the Period of January 1, 2022 through December 31, 2022.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-248

[21-0665](#)

A Resolution authorizing the Director of Purchasing to enter into an agreement with Electrical Resource Management, 401 S. Carlton Avenue, Wheaton, IL 60187 in an amount not to exceed \$251,115.00 for the purchase of lighting materials for various locations throughout the City.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-249

[21-0667](#)

Resolution requesting approval to enter into an agreement with Crowe LLP, 225 W. Wacker Drive, Chicago, IL 60606 for consulting services to support the City of Aurora in developing, establishing, implementing, and operating an Open Data Strategy in the amount not to exceed \$95,100.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-250

[21-0670](#)

A Resolution to Establish Annual Fees for Complimentary Alcohol Service liquor licenses as defined in Chapter 6, Alcoholic Liquor, of the Code of Ordinances, City of Aurora, Illinois.

This Resolution was approved on the Consent Agenda.

Enactment No: R21-251

[21-0676](#)

A Resolution Authorizing a Professional Services Agreement with Crawford, Murphy & Tilly, Inc., for bidding and construction observation services for the Normal Pressure System Master Meter Replacement Project in the not-to-exceed amount of \$62,000 for the Water Production Division

This Resolution was approved on the Consent Agenda.

Enactment No: R21-252

DIRECT TO COUNCIL CONSENT AGENDA[21-0682](#)

Approval of the Minutes of the Tuesday, August 24, 2021 City Council Meeting.

The minutes of the Tuesday, August 24, 2021 City Council meeting were approved and filed as presented on the Direct to Council Consent Agenda.

UNFINISHED BUSINESS[21-0642](#)

A Resolution authorizing the Director of Purchasing to execute a contract with KWCC, Inc., Sugar Grove, IL, in the amount of \$296,000.00 for the construction of the Wilder Park Pavilion at Wilder Park, in Ward 6 and to purchase a playground shelter and ten benches utilizing a cooperative purchasing program in an amount not to exceed \$25,000.00.

A motion was made by Alderwoman Hart-Burns and seconded by Alderman Saville to approve this item.

Alderman Woerman abstained from the vote and discussion regarding this item.

The motion carried by the following vote:

Aye: 11 - Alderman Llamas, Alderwoman Garza, Alderman Mesiacos, Alderman Donnell, Alderman Franco, Alderman Saville, Alderwoman Hart-Burns, Alderwoman Smith, Alderman Bugg, Alderwoman Baid and Alderman Jenkins

Abstain: 1 - Alderman Woerman

Enactment No: R21-253

[21-0668](#)

A Resolution authorizing the Director of Purchasing to enter into an agreement with Integral Construction, Inc., 320 Rocbaar Drive, Romeoville, IL, 60446 in the amount of \$232,000.00 for the Phillips Park Golf Pro Shop Addition.

A motion was made by Alderwoman Hart-Burns and seconded by Alderman Jenkins to approve this item. The motion carried by the following vote:

Aye: 12 - Alderman Llamas, Alderwoman Garza, Alderman Mesiacos, Alderman Donnell, Alderman Franco, Alderman Saville, Alderwoman Hart-Burns, Alderwoman Smith, Alderman Bugg, Alderwoman Baid, Alderman Woerman and Alderman Jenkins

Enactment No: R21-254

[21-0678](#)

Summary of Anticipated Amendment and Modification of Previously Approved Redevelopment Agreements.

This item was for information only.

[21-0679](#)

A Resolution Authorizing the Execution of an Amendment for the Previously Approved RDA for the Terminal Building (2 N Broadway Avenue)

David Dibo, Director of Economic Development - City of Aurora, presented regarding this item.

John Curley, Chief Development Services Officer - City of Aurora, presented regarding this item.

Martin Lyons, Economic Development Consultant - City of Aurora, presented and responded to questions regarding this item.

Representatives from Urban Equities presented an update regarding the status of the project.

A motion was made by Alderwoman Hart-Burns and seconded by Alderman Franco to approve this item. The motion carried by the following vote:

Aye: 12 - Alderman Llamas, Alderwoman Garza, Alderman Mesiacos, Alderman Donnell, Alderman Franco, Alderman Saville, Alderwoman Hart-Burns, Alderwoman Smith, Alderman Bugg, Alderwoman Baid, Alderman Woerman and Alderman Jenkins

Enactment No: R21-255

[21-0683](#)

A Resolution Authorizing the Execution of an Amendment for the Previously Approved RDA for the Keystone Building (30 S Stolp Avenue).

David Dibo, Director of Economic Development - City of Aurora, presented regarding this item.

John Curley, Chief Development Services Officer - City of Aurora, presented regarding this item.

Martin Lyons, Economic Development Consultant - City of Aurora, presented and responded to questions regarding this item.

Representatives from Urban Equities presented an update regarding the status of the project.

A motion was made by Alderwoman Hart-Burns and seconded by Alderman Franco to approve this item. The motion carried by the following vote:

Aye: 12 - Alderman Llamas, Alderwoman Garza, Alderman Mesiacos, Alderman Donnell, Alderman Franco, Alderman Saville, Alderwoman Hart-Burns, Alderwoman Smith, Alderman Bugg, Alderwoman Baid, Alderman Woerman and Alderman Jenkins

Enactment No: R21-256

NEW BUSINESS

A motion was made by Alderwoman Hart-Burns and seconded by Alderman Jenkins to suspend the rules to consider items under New Business. The motion carried by the following vote:

Aye: 12 - Alderman Llamas, Alderwoman Garza, Alderman Mesiacos, Alderman Donnell, Alderman Franco, Alderman Saville, Alderwoman Hart-Burns, Alderwoman Smith, Alderman Bugg, Alderwoman Baid, Alderman Woerman and Alderman Jenkins

[21-0723](#)

An Ordinance Proposing an increase to the Business District Retailer's Occupation tax within the Boundaries of the Aurora Pacifica Square Business District No. 1.

Martin Lyons, Economic Development Consultant - City of Aurora, presented and responded to questions regarding this item.

A motion was made by Alderwoman Hart-Burns and seconded by Alderman Bugg to approve this item. The motion carried by the following vote:

Aye: 12 - Alderman Llamas, Alderwoman Garza, Alderman Mesiacos, Alderman Donnell, Alderman Franco, Alderman Saville, Alderwoman Hart-Burns, Alderwoman Smith, Alderman Bugg, Alderwoman Baid, Alderman Woerman and Alderman Jenkins

Enactment No: O21-047

APPROVAL OF THE BILL SUMMARY AND LARGE BILL LIST

[21-0725](#)

Bill Summary and Large Bill List.

A motion was made by Alderwoman Hart-Burns and seconded by Alderman Franco to approve and pay the bills. The motion carried by the following vote:

Aye: 12 - Alderman Llamas, Alderwoman Garza, Alderman Mesiacos, Alderman Donnell, Alderman Franco, Alderman Saville, Alderwoman Hart-Burns, Alderwoman Smith, Alderman Bugg, Alderwoman Baid, Alderman Woerman and Alderman Jenkins

CLOSED SESSION

There was no need for a closed session at this meeting.

ADJOURN

A motion was made by Alderwoman Hart-Burns and seconded by Alderman Franco to adjourn. The motion carried by voice vote and the meeting adjourned at 7:08 p.m.

Submitted by:

Jennifer Stallings, City Clerk

Any individual with a disability requesting a reasonable accommodation in order to participate in a public meeting should contact the City Clerk's Office at least 48 hours in advance of the scheduled meeting. The City Clerk's Office can be reached in person at 44 E. Downer Place, Aurora Illinois, via telephone at 630-256-3070, or via e-mail at cityclerk@aurora-il.org. Every effort will be made to allow for meeting participation.