

**JOURNAL OF THE PROCEEDINGS  
OF THE REGULAR MEETING OF THE CITY COUNCIL OF THE  
CITY OF PARK RIDGE, ILLINOIS  
AT 505 BUTLER PLACE, PARK RIDGE, ILLINOIS  
May 15, 2006  
CALLED TO ORDER BY Mayor Howard P. Frimark  
At 7:31 p.m.**

On roll call, the following answered present:

Ald. Crampton, Machon, DiPietro, Markech, Bateman, Jones, Radermacher, Baldi, Anderson, Ryan, Parker, Wsol, Cox and Mayor Frimark.

Absent: Ald. Allegretti

There being a quorum present, the meeting was called to order by Mayor Howard Frimark.

The City Council members and guests pledged allegiance to the flag.

Mayor Frimark asked for approval of the minutes of the Regular City Council meeting held May 1, 2006.

Moved by Ald. DiPietro.

Seconded by Ald. Bateman.

On voice vote, the motion passed. Ald. Markech voiced a nay vote.

**\*CONSENT AGENDA** (Motions included in the consent agenda are discussed in the body of these minutes).

Mayor Frimark read the consent agenda items into the record:

- Approve the Proclamation recognizing Veterans of Foreign Wars, Buddy Poppies
- Approve the Resolution for National Public Works Week, May 21-27, 2006
- Final approval of the Proposing of the Establishment of Special Service Area No 86, 87, 88, 89, and 90 and Providing for a Public Hearing Date for Alley Paving
- Approve warrants, reviewed by Ald. Anderson, for the period ending May 14, 2006 in the amount of \$403,455.28 and for the period ending May 15, 2005 in the amount of \$315,551.91.
- Move to waive two readings of ordinance reserving volume cap
- Approve ordinance reserving volume cap in connection with private activity bond issues, and related matters.
- Approve a one-year extension for the lease of (50) parking spaces at 20 S. Fairview Avenue in Park Ridge, Illinois, at an annual cost of \$480 per space, with Harriet D. Scharringhausen, Trustee of Trust Agreement No. 22-24, dated March 25, 1988, 19 N. Seminary Avenue, Park Ridge, Illinois, for the period from June 1, 2006 through May 31, 2007.
- Direct the City Attorney to prepare ordinances that modify sections 9-2-4G, 11-1-2 through 11-3-9, and 20-3-2A through 20-5-8 of the Municipal Code as recommended by staff in the matter of building permit and public works fees. (Ord. Prep.)

Ald. Crampton and DiPietro asked for explanation of the two monetary amounts listed in the warrants. Financial Director, Diane Lembesis responded by stating one figure is for fiscal year 2006 and the other is for the start of fiscal year 2007.

Ald. Wsol asked City Attorney Hill if Item #C, Waiving two readings of ordinance reserving volume cap, should be a Consent Agenda Item or a voice vote. City Attorney Hill responded stating it should be an extraordinary, independent vote.

Ald. DiPietro asked City Attorney Hill if both items, #C and #D, should be removed from the Consent Agenda. City Attorney Hill confirmed Ald. DiPietro's recommendation. Therefore, Ald. DiPietro requested that Items #C and #D be removed from the Consent Agenda and be placed on the Finance and Budget Committee Items for consideration.

Ald DiPietro moved to approve the Consent Agenda as amended.  
Seconded by Ald. Crampton.

On Roll Call Vote:

AYES: Ald. Wsol, Cox, Crampton, Machon, DiPietro, Markech, Bateman, Jones  
Radermacher, Baldi, Anderson, Ryan and Parker

NAYS: None

ABSENT: Ald. Allegretti

There being 13 favorable votes, the motion carried.

**MAYOR** (Appointment of David Zwolinski to the Liquor License Review Board / Proclamation for Veterans of Foreign Wars, Buddy Poppies / Resolution for National Public Works Week)

Mayor Frimark requested approval of David Zwolinski to the Boards and Commissions, Liquor License Review Board.

Moved by Ald. DiPietro.

Seconded by Ald. Crampton.

On Roll Call Vote:

AYES: Ald. Cox, Crampton, Machon, DiPietro, Markech, Bateman, Jones  
Radermacher, Baldi, Anderson, Ryan, Parker and Wsol.

NAYS: None

ABSENT: Ald. Allegretti

There being 13 favorable votes, the motion carried.

\*Approval of the Proclamation for Veterans of Foreign Wars, Buddy Poppies

On Roll Call Vote:

AYES: Ald. Wsol, Cox, Crampton, Machon, DiPietro, Markech, Bateman, Jones  
Radermacher, Baldi, Anderson, Ryan and Parker

NAYS: None

ABSENT: Ald. Allegretti

There being 13 favorable votes, the motion carried.

\*Approval of Resolution — National Public Works Week, May 21-27, 2006

On Roll Call Vote:

AYES: Ald. Wsol, Cox, Crampton, Machon, DiPietro, Markech, Bateman, Jones  
Radermacher, Baldi, Anderson, Ryan and Parker

NAYS: None

ABSENT: Ald. Allegretti

There being 13 favorable votes, the motion carried.

Ald. Cox asked Mayor Frimark to report on his recent meeting with Mark Dennison. Mayor Frimark responded informing the City Council he was going to send out a memo regarding their meeting. The Mayor explained that he met with Mr. Dennison on May 11<sup>th</sup>, 2006 and discussed the history of involvement with Mr. Dennison, general affairs of things happening in the area and also Mr. Dennison's tenant situation.

### **CITY COUNCIL**

Ald. Markech provided the following report on ONCC/FAA meetings:

Last September I reported to you that Gate Reports had been requested from the ONCC. Those reports were supposed to determine if Park Ridge's 2005 request for the O'Hare Control Tower to try to route over-flights, in a way that might minimize interruption of our Friday night summer concerts, had been successful. Those Gate Reports proved inconclusive. At the March 28<sup>th</sup> ONCC Technical Committee meeting, I renewed our request for 2006.

ONCC Executive Director Brian Gilligan and Arlington Heights Mayor Arlene Mulder will be meeting with the O'Hare Control Tower Manager on Tuesday May 30, 2006. They intend to discuss the issue of how the controllers can divert traffic away from the Park Ridge concert location this summer. Mayor Mulder and Mr. Gilligan will also discuss how to more frequently and better monitor the success, or lack thereof, of Park Ridge's request, so needed corrections can be made.

I have extended our grateful appreciation to Mayor Mulder and Mr. Gilligan for their diligence on behalf of Park Ridge.

I would also like to thank Ald. Jeff Cox for providing his technical awareness of flight paths and controller communications. With the information Ald. Cox has provided, Mayor Mulder and Mr. Gilligan may be able to make an even stronger case for Park Ridge on this matter.

As part of the discussion on routing of over-flights, I also asked what assumptions had been used to create the 2013 noise contour map for the O'Hare Modernization Program. Mr. Gilligan arranged a meeting on April 25<sup>th</sup> with FAA officials to answer my questions.

The FAA 2013 noise contour model takes into consideration various elements, including: runway extensions, numbers of flights, prevailing winds, departure and arrival patterns, and fleet mix. Park Ridge residents should expect the changes in the noise contour to take place over an extended period of time, as the O'Hare Modernization Program progresses through each phase of the build-out, and as the airlines retire older craft and the new, quieter jets come online.

The greatest impact of the OMP will be to the southern-most region of Park Ridge. Housing units in that area will be "newly exposed" to noise levels of 65 DNL, and should qualify for the Residential sound insulation program administered by the ONCC. I trust Ald. Allegritti will keep the Council apprised of any developments in this area, and again thank him for his participation in representing Park Ridge on the ONCC's Residential Committee.

Finally, I respectfully renew my requests for Mayor Frimark's participation at the general meetings of the ONCC. I believe the interests of all of Park Ridge could be served by the Mayor's presence at the table.

End of Report.

Ald. Parker reported that the Final Phase of Target Area 2 Uptown Redevelopment Project should begin in June. He believes that this is the biggest project in Park Ridge since the construction of the Pickwick in 1930. In his opinion, he feels Mayor MaRous played an extraordinary leadership role in the Uptown Project. Therefore, Ald. Parker will be sending a resolution to the Public Works Committee for debate and discussion, suggesting that Target Area 2, Building B3, be named the MaRous Building.

Ald. Machon provided an update on the Zoning Committee. He explained that the committee began in 2003 and has been meeting consistently for approximately eighteen (18) months, along with the City's consultant, Camiros. The committee began identifying issues with the current Zoning Ordinance, including its structure, reorganizing it, making it easier to use and implementing changes that would better serve the community. Camiros will be preparing a draft ordinance over the summer for City staff and the committee to review. Once this review is complete, a revised draft will be prepared for public hearings before the Planning and Zoning Commission, with the ultimate adoption of the ordinance by the City Council. The committee's main goal is to create a document that implements goals and policies, protects the status quo, where appropriate, and facilitates change, all in a manner that is clear and effective.

Ald. Ryan addressed Mayor Frimark regarding the participation of Bob Dudycz as the head of 2006 Taste of Park Ridge. She asked why the Mayor allowed him to head an event that bears Park Ridge's name inasmuch as Mr. Dudycz is not a Park Ridge resident and does not own a business here and given that the Mayor had expressed unhappiness about the ethics and common sense of materials Mr. Dudycz had produced for the last election. She spoke of complaints received from residents regarding huge beer sign banners and underage drinking at the 2005 Taste of Park Ridge. Ald. Ryan asked for the name of the individual(s) in the City who has oversight of the private group that is running this event.

Mayor Frimark responded by stating that the Taste is a selected committee that appoints their own chairperson, sets their own structure and makes their own decisions. He also said that no beer signage shall be displayed on any of the 2006 Taste of Park Ridge advertising this year.

Ald. Crampton questioned Mayor Frimark of his involvement with the Taste of Park Ridge and asked for clarification of the distinguishing factors between the Corporation and the Taste of Park Ridge Committee. He also asked for Mayor Frimark's comments regarding items brought up by Ald. Ryan.

Mayor Frimark explained that he is a committee member. Each year, the corporation meets and selects their own corporate officers and who runs the project made up by volunteers. Mayor Frimark explained he has no influence over their structure. Maine Township is part of Park Ridge and supports many groups in our City. Therefore, Mayor Frimark stated he has no problem with Maine Township officers being on the Taste of Park Ridge Committee.

Ald. Markech asked the Mayor if he was comfortable having a man, who is not a resident or a business owner in Park Ridge, run this signature event.

Mayor Frimark explained that he provides no input on who they chose to run their project or corporation.

Ald. Cox asked City Attorney Hill to clarify his recent communication to the City Council regarding Mr. Baldacchino, feeling that it was inconsistent with advice received at the meeting on

May 1, 2006. He also made inquiry of City Attorney Hill's position about other elected officials meeting with former litigants, specifically Mark Dennison of Summit Retirement Home.

City Attorney Hill felt he made his point clear in the memo stating that no litigation matters should be discussed with Mr. Baldacchino. In reference to elected officials talking with Mr. Dennison, City Attorney Hill said this case has already been settled, and therefore, creates no problem talking with this gentleman.

Ald. Crampton concurs with the advice given by City Attorney Hill regarding aldermen not discuss items of pending litigation with persons engaged in lawsuit involving the City. He added that this remains clear and unmistakable and explained he knows of no incident in which this advice has not been followed. Ald. Crampton disagreed with Mayor Frimark's interpretation of the advice given by City Attorney Hill and Ald. Crampton believes that the Mayor publicly misstated the advice of our City Attorney. Ald. Crampton continued by saying that a few outspoken citizens have held that appearances may readily be substituted for fact and have spread untruths.

#### **CITY CLERK**

As requested by Mary Ann Irvine, Public Information Coordinator, Cheryl Peterson, Deputy City Clerk, reported that on the 2<sup>nd</sup> and 4<sup>th</sup> Saturday of each month, June through October, citizens are free to address elected officials in an informal setting at the Farmers Market Listening Post from 8:30 a.m. until 10:00 a.m. Aldermen were requested to sign up for open dates.

#### **CITIZENS WISHING TO ADDRESS THE CITY COUNCIL ON A NON-AGENDA ITEM**

John Benka 1522 Marcus Court East expressed his reflections of Mike MaRous' leadership, character and qualities while serving as Mayor of Park Ridge for eighteen (18) months. Based on his business and professional expertise, John Benka strongly feels that Mike MaRous merits a tangible place in the Uptown Redevelopment Project.

Ken Balaskovits, 1111 N. Western Avenue proposed that the City hire a full-time attorney as a City employee. He feels that (1) this situation would be more cost effective for the City, (2) the attorney could manage legal costs of outside law firms, and (3) the attorney would be solely responsible for obtaining Grant money for the City. As a Park Ridge resident and taxpayer, he would like to see money coming back to the City in the form of Grant money.

Mr. Balaskovits also inquired of surrounding communities and asked about their use of employee City Attorneys. He asked if they use an outside law firm and how much the City paid in the last fiscal year to Klein, Thorpe & Jenkins. Also, he asked how much of those fees were charged to the Uptown TIF area and how much was charged to the ongoing operations of the City. His last question was inquiring on the rate charged, per hour, to the City by Attorney Hill. He added that eight comments/questions of his were brought forth at the May 1, 2006 meeting, and to date, no reply has been received.

Jerry Dauphine of 1226 Western Avenue spoke highly of former Mayor MaRous. Mr. Dauphine explained that he has known Michael MaRous both professionally and as a neighbor for over twenty (20) years and has never seen anyone accomplish as much as he did in such a short period of time. He wholeheartedly agrees with Ald Parker's recommendation of naming a building in honor of Michael MaRous. Secondly, he disagreed with Ken Balaskovits and offered reasons why the City should not have a City Attorney on staff as a City employee.

## **REPORTS OF BOARDS, COMMISSIONS AND COMMITTEES**

### **A. SPECIAL COMMITTEES, BOARDS AND COMMISSIONS**

### **B. STANDING COMMITTEES**

#### **Procedures & Regulations Committee – Ald. Cox**

Ald. Cox reported that the next meeting is scheduled for Tuesday, June 6<sup>th</sup>, 2006 at 7:15 p.m.

#### **Public Works Committee – Ald. Jones** (Final Approval of the Proposing of the Establishment of Special Service Area No. 86, 87, 88, 89 and 90 and Providing for a Public Hearing Date for Alley Paving)

\* Final Approval of the Proposing of the Establishment of Special Service Area No. 86, 87, 88, 89 and 90 and Providing for a Public Hearing Date for Alley Paving

On Roll Call Vote:

AYES: Ald. Wsol, Cox, Crampton, Machon, DiPietro, Markech, Bateman, Jones  
Radermacher, Baldi, Anderson, Ryan and Parker

NAYS: None

ABSENT: Ald. Allegritti

There being 13 favorable votes, the motion carried.

**FINANCE & BUDGET COMMITTEE - Ald. Crampton, Chairman** (Approve warrants, reviewed by Ald. Anderson, for the period ending May 14, 2006 in the amount of \$403,455.28 and for the period ending May 15, 2006 in the amount of \$315,551.91 / Approve ordinance authorizing the issuance of general obligation bonds, series 2006A and general obligation bonds, taxable series 2006B, of the City of Park Ridge, Illinois / Move to waive two readings on ordinance reserving volume cap / Approve ordinance reserving volume cap in connection with private activity bond issues and related matters / Approve a one-year extension for the lease of fifty (50) parking spaces at 20 S. Fairview Avenue in Park Ridge, Illinois, at an annual cost of \$480.00 per space, with Harriet D. Scharringhausen, Trustee of Trust Agreement No. 22-24, dated March 25, 1988, 19 N. Seminary Avenue, Park Ridge, IL 60068, for the period from June 1, 2006 through May 31, 2007 / Direct the City Attorney to prepare ordinances that modify sections 9-2-4G, 11-1-2 through 11-1-3D, 11-3-9, and 20-3-2A through 20-5-8 of the Municipal Code as recommended by staff in the matter of building permit and public work fees, Ord. Prep.)

\* Approve warrants, reviewed by Ald. Anderson, for the period ending May 14, 2006 in the amount of \$403,455.28 and for the period ending May 15, 2006 in the amount of \$315,551.91

On Roll Call Vote:

AYES: Ald. Wsol, Cox, Crampton, Machon, DiPietro, Markech, Bateman, Jones  
Radermacher, Baldi, Anderson, Ryan and Parker

NAYS: None

ABSENT: Ald. Allegritti

There being 13 favorable votes, the motion carried.

Ald. Crampton moved the City Council approve the ordinance authorizing the issuance of general obligation bonds, series 2006A and general obligation bonds, taxable series 2006B, of the City of Park Ridge, Illinois.

Seconded by Ald. Wsol.

Ald. Crampton explained that the bids for bonds were opened on the morning of May 15, 2006. William Blair & Company (financial advisors to the City with respect to these bonds) had their representative, Nora Sloan Joyce, present at the meeting for questions. Ald. Crampton continued to explain that the City received twelve (12) bids for its \$10,530,000 G.O. Bonds, Series 2006A. J.P. Morgan produced the highest price, yet lowest cost to the City and a true interest cost of 4.6174%. Eight (8) bids were received for its \$10,055,000 G.O. Bonds, Taxable Series 2006B

from BB&T Capital Markets. BB&T were willing to pay the highest price, resulting in the lowest cost, producing a true interest rate of 5.8394%. Moody's Investor Service has awarded the City a debt rating of Aa2 on the bonds, which translates a sound statement about the City's credit and excellent financial security. Their review is a strong, positive statement about the City and its leadership and management.

Mr. Baldacchino of 10 N. Summit, Unit 229 feels that the City violated the Open Meetings Act due to lack of information provided to residents, online or posted, specifying monetary amounts relating to the bond agenda items. He also made the statement that the bonds were sold in the morning, prior to the City Council's meeting, that same evening. Again, Mr. Baldacchino said this is a statute violation. He stated that he is not finished with litigation against the City.

On Roll Call Vote:

AYES: Ald. Crampton, Machon, DiPietro, Markech, Bateman, Jones  
Radermacher, Baldi, Anderson, Ryan, Parker, Wsol and Cox.

NAYS: None

ABSENT: Ald. Allegetti

There being 13 favorable votes, the motion carried.

Ald. Crampton moved the City Council to direct the City Attorney to prepare ordinances that modify sections 9-2-4G, 11-1-2 through 11-1-3D, 11-3-9, and 20-3-2A through 20-5-8 of the Municipal Code as recommended by staff in the matter of building permit and public works fees. Seconded by Ald. Machon.

Ald. Crampton explained that at the budget meeting in April, these proposed increases were discussed. The increases should result in \$230,000-\$250,000 revenue to the City. Ald. Crampton also mentioned that some of these fees have not been increased for approximately fifteen (15) years.

Mr. Balaskovits of 1111 N. Western Avenue stated he disapproved of this ordinance. He reviewed a timeline and comments made at the previous budget meetings. He stated that he recalls the City Manager proposing that the demolition fee be increased to \$2000 and since no discussion took place after his proposal, this is what the demolition fee should reflect.

Ald. Parker spoke of many recent tax increases. Therefore, he cannot support this ordinance.

On voice vote, the motion passed. Ald. Parker voiced a nay vote.

Ald. Crampton asked Financial Director, Diane Lembesis to explain Items C and D on the agenda relating to the volume cap.

Director Lembesis said the State of Illinois gives every municipality some bonding authority based on population. Since the industrial bond market is presently non-existent, the City of Park Ridge has waived their use and will be selling it to the City of Aurora for approximately \$15,000. This will be paid to the City upon completion of the real estate transaction. Director Lembesis has notified the State of Illinois, in writing, that this is being addressed at the May 15, 2006 City Council meeting which occurred after their deadline date of May 1, 2006.

Ald. Crampton moved the City Council to waive two readings of ordinance reserving volume cap. Seconded by Ald. Radermacher.

On Roll Call Vote:

AYES: Ald., Machon, DiPietro, Markech, Bateman, Jones, Radermacher, Baldi,  
Anderson, Ryan, Parker, Wsol and Crampton

NAYS: Ald. Cox

ABSENT: Ald. Allegretti

There being 12 favorable votes, the motion carried.

Ald. Crampton moved the City Council approve the ordinance reserving volume cap in connection with private activity bond issues, and related matters.

Seconded by Ald. Wsol.

City Attorney Hill disclosed that Klein, Thorpe and Jenkins, Ltd. has business relations with the City of Aurora.

On Roll Call Vote:

AYES: Ald. DiPietro, Markech, Bateman, Jones, Radermacher, Baldi, Anderson, Ryan,  
Parker, Wsol, Cox, Crampton and Machon.

NAYS: None

ABSENT: Ald. Allegretti

There being 13 favorable votes, the motion carried.

\*Approve a one-year extension for the lease of fifty (50) parking spaces at 20 S. Fairview Avenue in Park Ridge, Illinois, at an annual cost of \$480.00 per space, with Harriet D. Scharringhausen, Trustee of Trust Agreement No. 22-24, dated March 25, 1988, 19 N. Seminary Avenue, Park Ridge, IL 60068, for the period from June 1, 2006 through May 31, 2007.

On Roll Call Vote:

AYES: Ald. Wsol, Cox, Crampton, Machon, DiPietro, Markech, Bateman, Jones  
Radermacher, Baldi, Anderson, Ryan and Parker

NAYS: None

ABSENT: Ald. Allegretti

There being 13 favorable votes, the motion carried.

**PUBLIC SAFETY COMMITTEE-Ald. Anderson, Chairman** (Overweight  
Trucks/Adjudication Hearings, Ord. Prep.)

Ald. Anderson moved the City Council direct the City Attorney to prepare an ordinance amending Article 13 Chapter 1 Section 1 of the Municipal Code.

Seconded by Ald. Cox.

Ald. Anderson explained that this amendment would change the handling of overweight truck violations and added that these types of violations would be heard in our City Council Chambers instead of at the Cook County Courthouse in Skokie. Our police department feels this will be a more efficient process.

Ald. Cox and Markech spoke in favor of this process.

On voice vote, the motion passed.

## **NEW BUSINESS**



**ADJOURNMENT**

Ald. DiPietro moved to adjourn the City Council meeting.

Seconded by Ald. Cox

On voice vote the motion passed.

The regular meeting of the City Council of the City of Park Ridge was adjourned at 8:31 p.m.

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Howard P. Frimark, Mayor

Attest:

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Betty W. Henneman, City Clerk