

MINUTES OF THE WORK SESSION
CITY COUNCIL OF CREST HILL
WILL COUNTY, ILLINOIS
January 26, 2026

The January 26, 2026, the City Council work session was called to order by Mayor Raymond R. Soliman at 7:04 p.m. in the Council Chambers, 20600 City Center Blvd. Crest Hill, Will County, Illinois.

The following Council members were present: Mayor Raymond Soliman, City Clerk Christine Vershay-Hall, City Treasurer Jamie Malloy, Alderman Scott Dyke, Alderman Darrell Jefferson, Alderwoman Claudia Gazal, Alderperson Tina Oberlin, Alderman Mark Cipiti, Alderman Nate Albert.

Also Present were: City Administrator Blaine Wing (remote via phone), Finance Director Glenn Gehrke, Community & Economic Development Director Daniel Ritter, City Engineer Ron Wiedeman, City Police Chief Ed Clark, City Attorney Mike Stiff.

Absent were: Alderman Angelo Deserio and Alderman Joe Kubal.

Mayor Soliman commented that he talked to both Alderman Deserio and Alderman Kubal and they were both excused for the meeting.

Additionally, Mayor Soliman announced that City Administrator Blaine Wing would be attending remotely via telephone due to illness. City Attorney Mike Stiff clarified that while the remote attendance policy passed by Council applies only to elected officials, not employees, City Administrator Wing was technically taking a sick day and volunteering his time for important agenda items.

City Administrator Wing identified himself as Chester Blaine Wing III, calling in due to illness, having taken a full sick day but volunteering to participate due to the importance of the agenda items.

Mayor Soliman asked if there were any Council objections to allowing City Administrator Wing to join the meeting remotely. There were no objections.

MAYOR

Mayor Ray Soliman introduced the Knapp Drive Traffic Study presentation, noting that copies were available for all Council members and acknowledging the presence of several Willow Falls residents in the audience. He explained the meeting procedure: City Engineer Ron Weideman would present the study findings and recommendations, followed by questions from Council members, and then public comments.

1. Knapp Dr. Traffic Study Presentation

City Engineer Ron Wiedeman began by recapping that in mid-2025, Council had authorized a contract with Christopher Burke to perform a traffic calming study along the Knapp corridor. The study, completed in December, aimed to evaluate cut-through traffic on Knapp between Illinois Route 7/Theodore Street and Larkin Avenue, with the goal of developing

alternatives to reduce cut-through traffic by drivers avoiding the Larkin/Route 7/30 triangle. The study also included analysis of QuikTrip development's impact on Knapp Road.

City Engineer Ron Wiedeman detailed the study area's major intersections: Knapp at Larkin/Weber, Knapp at Illinois Route 7/Theodore, and the minor intersections at Willow Falls Circle Drive North and South. Engineer Wiedeman explained there were sixty-four cars in the morning and 131 cars in the afternoon taking the cut-through at Knapp Road.

Speed data revealed another significant concern. While the posted speed limit is 25 mph, the average speed was 32 mph, with the 85th percentile at 37 mph.

City Engineer Wiedeman then presented nine alternatives looking to the future as well, ranging from simple to complex solutions:

Alternative 1 involved installing an all-way stop sign at Willow Circle South, building a barrier median on IL 7/Theodore, and signage at Knapp Road implementing time restrictions preventing southbound left turns from Knapp to IL 7 / Theodore during peak hours (3:30-7 PM Monday through Friday). Engineer Wiedeman noted the dangerous movement of eastbound Theodore traffic trying to access Knapp.

Alternative 2 proposed temporary speed tables (not speed bumps) along Knapp Drive. Engineer Wiedeman explained. This option is offered to get drivers to slow down. Two of these temporary speed tables could be installed for approximately \$10,000 as a trial.

Alternatives 3 involved road narrowing along Knapp Drive and curb extensions and parking for Willow Circle Drive, which will have a tunneling effect, thus slowing down traffic on Knapp Road. The road narrowing would be combined with adding speed tables.

Alternative 4 is alternative 3 (road narrowing and speed tables) and adding left-turn restrictions at Illinois Route 7 (Theodore Street).

Alternative 5 would make Knapp Road completely right-in, right-out at Theodore, which Engineer Wiedeman acknowledged would "have a pretty good impact on all your businesses along there," while decreasing traffic.

Alternatives 6 and 6b involved constructing a new access road to Route 30, requiring coordination with QuikTrip, and potentially impacting their development. 6b is constructing a new access road and putting a cul-de-sac at Willow Circle South and closing Knapp Road to the south.

Alternative 7 proposed constructing two cul-de-sacs in the middle of Knapp, which would dramatically impact both cut-through traffic and local businesses.

Alternatives 8 and 9 involved installing roundabouts. However, these options would be "very complex" and "very expensive," with Alternative 9 requiring major structural work over the existing ditch.

After presenting all options, City Engineer Wiedeman recommended an iterative approach starting with Alternative 1. Engineer Wiedeman suggested installing a barrier median on Theodore which would restrict left turns and install a stop sign at Willow Circle Drive South and make restricted times to make left turns off Knapp Road to go eastbound on Theodore Street for busy morning and afternoon times. Engineer Wiedeman suggests monitoring these results for a year before considering additional measures like speed tables.

Public comment featured two Willow Falls residents. Lupe Rullis from 1892 Willow Circle Drive expressed appreciation for the study after a period of feeling unheard.

Resident Rullis shared residents' experiences, stating that their biggest concerns are the speed of traffic, volume of the traffic and the big trucks and the buses using Knapp Road. When asked her preference of the options given in the presentation, she favored "a mixture" including speed tables.

Resident Marilyn Miller from 1895 Willow Circle Drive stated she was concerned about emergency vehicles, having seen an ambulance and fire truck making left turns onto Theodore that afternoon. She wanted to know if there is a barrier on Theodore Street, how would the emergency vehicles get through? Engineer Weideman stated that the barrier would not be a problem and the emergency vehicles would be able to get through.

Mayor Soliman conducted an informal vote to use alternate #1 with time restrictions for no left hand turn onto Theodore Street with the stop signs at Willow Falls South with a formal resolution drafted by the City Attorney to incorporate review requirements.

AYES: Ald. Gazal, Jefferson, Dyke, Albert, Cipiti, Oberlin

NAYES: None

ABSENT: Ald. Deserio, Kubal

CLERK

There were no agenda items.

TREASURER

There were no agenda items.

CITY ADMINISTRATOR

1. Discussion of Known Storm Drainage Issue Areas in Crest Hill

City Administrator Blaine Wing, participating remotely, introduced this item at the request of Alderman Mark Cipiti, noting he had been working on various stormwater issues with residents since starting nine months ago. He referenced his memo beginning on page 201 of the meeting packet, along with a 2019 memo on page 202 detailing previous City expenditures for dredging and cleaning. City Administrator Wing emphasized that the City had since learned the cleaned area was not City property.

City Engineer Ron Wiedeman presented maps showing the Jasmine Creek drainage area. He displayed an overall exhibit showing how water flows through the area, eventually passing through Joliet property and reaching Rock Run.

Alderperson Tina Oberlin asked who was paying taxes on the Canterbury properties. City Attorney Stiff had not verified but suspected taxes were not paid by a company listed as out-of-business for years. Alderman Albert checked the Will County GIS site finding that the assessed value of the property is a dollar.

Alderman Mark Cipiti stated, "I brought this up as a discussion point and I know there's uncertainty on ownership, but it all boils down to we need to do something to make it right for residents that live along there. They don't want to hear from the City that we don't own it, we're not going to do anything about it. It's our storm water that is going through that route. It hasn't been maintained and as a result it backs up into residents' yards. It destroys their property. Pools, sheds, and decks getting destroyed by Crest Hill storm water that is not taking the route that it's intended to go and that's due to lack of maintenance. Whatever we have to do as a City, we need to do to find out who owns it. If no one owns it, can the City just assume ownership of it?"

City Attorney Mike Stiff explained the legal process for the city to acquire the property: "The process is called condemnation. It's a court proceeding that sometimes is quick, sometimes is not." Attorney Stiff outlined the steps including filing a condemnation action, publication of notice, and court determination of just compensation.

Mayor Soliman expressed concern about setting precedent but remained pragmatic about costs, estimating initial cleanup at \$50,000-60,000 with annual maintenance around \$20,000.

City Engineer Wiedeman added that existing easements are blocked by fences, sheds, and pools, requiring new access easements for maintenance equipment.

Two affected residents provided compelling testimony. Resident Sue Voitik presented a document from the recorder's office that she claimed showed part of the drainage easement was granted to the City of Crest Hill in 1995. This sparked a technical discussion about the difference between easements

and ownership, with the City Engineer and City Attorney explaining that drainage easements do not convey ownership, only usage rights.

Ms. Voitik detailed severe flooding impacts, with her basement flooding in April of 2026 and her yard flooding five or six more times in July or August and stated that she has about forty thousand dollars' worth of property that will need to be torn out this spring. Ms. Voitik stated that when the City worked on the drainage and put rocks in the area, that the flow of the water was changed and created huge problems.

Resident Lisa Majewski of 2027 Water Tower Place, whose property includes one of the easements, testified to maintenance efforts. Ms. Majewski stated that the water in the creek hasn't been this high in thirty years. She traced problems to work done 10-15 years ago when the area was retrenched and boulders were added, making machine access difficult.

City Administrator Blaine Wing summarized staff's recommendation to proceed with condemnation, develop an engineering plan, and establish ongoing maintenance. He estimated \$50,000-60,000 for initial cleanup and \$10,000 annually for maintenance of this area, noting other locations would have additional costs.

Mayor Soliman conducted an informal vote to direct the City Administrator to begin the condemnation process, develop proper engineering solutions, and establish a maintenance program.

AYES: Ald. Oberlin, Cipiti, Albert, Dyke, Jefferson, Gazal

NAYES: None

ABSENT: Ald. Deserio, Kubal

2. Council Chambers – Audio Upgrade Recommendation

City Administrator Blaine Wing was working with and was hoping to get a third quote because “the quotes were coming in over the \$25,000 mark to have our audio equipment repaired and upgraded in the Council chambers. The lowest one, which I’ve been told has a slight adjustment, is still just under \$30,000. There is a second one that is a little over \$81,000.” City Administrator Wing noted that this issue started on page 207 in the meeting packet. Administrator Wing went on, “My understanding is Stuart [Soifer] was going to be in the audience this evening. The company that he works for is the company that I’m recommending based on both the price and the solution. If Stuart is there, I would have him step up to the podium and provide a basic understanding or explanation and then answer questions.”

Stuart Soifer stated that, “[City Administrator] Blaine [Wing] and I worked closely on this, based on my experience with years being here, my knowledge in the industry, etc., I took a couple different approaches to this one and I didn’t get to see what the other company proposed until the packet came out. The way it really looks is that we took two different approaches. I took an approach as a citizen as to how do we address this economically,

feasibly, and that means to do some different things to the system that you have here existing. Basically, expand on it. If I was coming into this approach in a different manner, meaning that I came to the City to propose to do this, I would have taken a different approach but because I'm a resident here, I took the approach of how do we come in here more with a scalpel rather than a chainsaw. So, what I did was, I put together based upon conversations with Blaine and what as to, what I already knew was much of the problem was it was a poorly designed system. A lot of the equipment in here is right, but it's not used in the right capacity. I know I've heard a number of times; a number of people say the microphones you have need to be replaced, they're wrong. They're not."

Mr. Soifer further stated, "What I proposed is we will remove the wireless microphones that are being used by the staff and replace them with microphones just like you [the Council] have. That will require some wiring, wiring being pulled back to the system. Also, what is happening in the system is that all these microphones are all mixed together so there's no individual control, nothing even automatically individually controlling, which is the way it should be...Each output should be on its own and have its own independent output to the Broadcast channel and as Chris' recording system, this is not the way it should be. The way that it's set up right now is that whoever is running the TV if he wants to lower a microphone because it's too loud, he lowers it everywhere and that shouldn't happen. That's where I'm thinking some of the problems are."

A lot of this was discovered when he put in the ALS in, that is when he first saw the DSP (the audio processor that handles everything). It is underpowered, his proposal is outside of adding traditional microphones we would have to add more inputs, and to add more inputs would be to add a bigger DSP, he would expand and add the microphones and reprogram. There is some signal stuff and splitting, all the microphones hit both the house system and tv system, we don't want to affect the tv system, so they can do what they have to do. This is what his proposal came into; after discussing it with Blaine, he felt this is the best approach.

Alderwoman Gazal asked if everyone would get a microphone? Stuart replied that everyone will get a microphone, like you. We will repurpose these microphones, that 2 will be one for each table, and we will reprogram for any event that is used here. The company ClearOne has gone out of business, that makes this wireless system. Stuart has known the rep for many years, and he said he has stuff in his garage, and he sent Stuart a gooseneck microphone that he will use at the podium. We will use 4 wireless systems; 2 one for each table, the handheld for any event that would be held here, and a gooseneck microphone for the podium.

Alderman Cipiti asked if these microphones can be used? Stuart replied they will be reused. Alderman Cipiti under the price quote he has 8 (eight) new ones. Stuart said we are putting in 8 additional ones, eight for the staff. The podium will be a gooseneck microphone.

Aldersperson Oberlin wanted to know who will have the ability to lower the microphones individually. Mr. Soifer replied, "Nobody, it will be automatic." Aldersperson Oberlin asked further, "So, nobody can turn them up or down?" Mr. Soifer added, "We'll have a volume control. The other issue, without getting into very expensive programming, is to incorporate it into the existing control system. She [the City Clerk] has some limited control from her pad there, we have to make sure that we maintain that because we can't reprogram that. The only thing we can do is start from scratch. And that is about \$30,000. It's kind of like working the new system into the control. What will happen is the only thing she will be able to control is turning the microphones on and off. That's it. There will be a user adoption problem...for the years he has sat here, some of you talk into the microphone and some do not. Stuart named who does and who does not speak into the microphones. If you're speaking into the microphone properly, the system will automatically raise your microphone louder than someone else's, not to overtalk them but to get everyone up on the same level. In these situations, it is all automatic. If you want to whisper, your microphone won't open. You'll have to talk to a certain level before the microphone will turn on. That will cut down on the feedback problem that we're having." The feedback is the whistle you hear in the background. If someone is talking into this microphone, it is coming out of the speaker and being picked up and is put back into the system. It is not necessarily this microphone; it is one of you up there. It is because someone turned up the volume and that is the feedback. When he sees the feedback issues, is when the microphones are being held, by pushing too much sound.

Aldersperson Oberlin asked if the feedback would only get worse once the eight new microphones get added. Mr. Soifer responded, "No, it will get better because those microphones are more directional." Aldersperson Oberlin asked, "So, the ones that you're going to use that are wireless, at the table, the rest of these are going to be hard wired?" Mr. Soifer, "All of them will be hard wired, right." Once fully commissioned and tested, who is going to be trained in all of this? City Administrator Wing explained it would include "the Council and the elected officials, the Planning Commission, and our adjudication person as well as our Civil Service Commission."

Claudia asked about the Clerk. Blaine replied, the Clerk is included in the elected officials. The Clerk and Treasurer.

Aldersperson Oberlin asked who at City Hall is going to be responsible for the many items listed on page 211 of the packet, starting with "network, you'll design the system, and we are responsible for all these items" There are a lot of things here that we are responsible for doing. Stuart asked Aldersperson Oberlin if she is referring to the network. Aldersperson Oberlin said yes, and at the bottom where it states, "exclusions." Mr. Soifer explained, "A lot of that is just boiler plate. I'll run through most of that with [City Administrator] Blaine [Wing]." Aldersperson Oberlin stated, "I just want to make sure that we have someone here who's the point person, and we are not in another situation. We need to know somebody is taking

care of all of this.” Mr. Soifer stated that is a different issue. Alderperson said that is why she is asking. Alderman Cipiti asked if he looked at A-I. Stuart asked which, and Alderman Cipiti replied to the exclusions, page 211. Stuart replied, Conduits and Raceways. Alderman Cipiti asked which of those will or won’t be covered by your company. Stuart replied that most of those [exclusions] involve construction. Conduits and raceways are already existing.” Mr. Soifer further explained that there are a couple of pipes underneath that the current microphones are running through and the new microphones will be using the same ones. If a new one is needed, that is what it is referring to. Mr. Soifer they are not licensed to run conduit. Alderman Cipiti said with the scope of the work would it require any of the other things, concrete saw. Attorney Stiff asked if it is the same for firewalls, ceilings, roofs, floor penetrations for this proposal, it will not be anything. Stuart replied when they put in the projector it was the same boilerplate information, the only thing added was get a lift or he could and charge the city. There’s always the potential for something, but I don’t predict it.”

Alderwoman Gazal asked if the cost of the work is \$30,000. Mr. Soifer replied, “Yes. The number you have there, Blaine brought this to me Friday, so I had to run it, rush it through sales to update because there were, we’re in a world right now where everything is going up. But at the beginning of the year, we had some price increases. I had discounted this so heavily that there wasn’t a lot of room to absorb a lot of the increases, so there was a slight increase. I want to say that it maybe went, City Administrator stated it’s still under 30. Stuart stated I want to say that it went up four to six hundred bucks or something.” Alderwoman Gazal asked about the Forte part, the \$80,000. Stuart and Administrative Blaine said that is the other vendor, and Blaine is not recommending this one. Alderman Albert said that is a chainsaw, they would cut everything out. Stuart stated from what he saw they would come in and rip it out, and it makes sense from what he saw because they do not want to take ownership for what someone else did.

City Administrator Blaine Wing stated that “the third vendor never responded, so at a certain point I felt this needs to go before Council. There’s basically, as Stuart was saying, there’s the ‘rip out and replace,’ which is about \$81,000 and there’s the ‘re-use what we have and make improvements.’ This solves our audio issue; this is not the full fix for the back room. I’m still working on getting quotes for that. There are lots of pieces of equipment in the back closet, the A/V room, that are already at end of life and then there’s maintaining those and just as Stuart was saying some of these companies have also gone out of business. I’ll be with this upcoming budget having more items to address the overall system for the Council chambers broadcasting and what-not in the future.”

Alderwoman Gazal added, “Back in the day, when we used to do the budget, every year we had the video guy that was in charge would come out and give us a list of his budget and what we needed to upgrade and it seems last year we haven’t done any of that, so it’s good that you’re going to put that on the agenda.” City Administrator Wing responded, “Yes, I’m trying to

educate myself on what we have, what should be, and what we can do with what we have so that we can still maximize the investment that we have, but some things do need to be, quite honestly, replaced. If you have pieces of equipment that the manufacturer has gone out of business, it's lasted its eight, maybe now we're up to ten to twelve years. If it breaks, we're dead in the water. So, those are the quotes that I'm getting from other vendors, as well as I'll be getting from Stuart's company and others." Stuart said if there are any other issues to contact him, he will do his best. He is doing the best for the city; we are spending his tax dollars.

Aldersperson Oberlin said this makes her feel secure he knows where his heart lies. Stuart replied that one of things where she was coming from is who will be trained; we don't want to open the door to everyone, it is more of a train-to-train. The person we train can focus on all of the nuances of everyone here. Blaine and Stuart have discussed the city needs someone to have in a role to maintain, not just operate, the video and audio system. and maybe with the multiple conference rooms and the Police Department, and the Community Room. Since technology is very complicated, it is not fair to lay it on anyone person, like Blaine. If he wants to take it all, that is great, but he is here to help.

Aldersperson Oberlin stated she appreciates it and she does believe Stuart is here to help.

City Administrator Wing said we are moving things forward, he has some technology background. Stuarts and other resources are much needed and appreciated. He asked the Mayor to do a straw poll to not exceed \$30,000.00.

Mayor Soliman conducted an informal vote to approve the ACP Creative IT audio upgrade proposal not to exceed \$30,000.

AYES: Ald. Dyke, Jefferson, Gazal, Oberlin, Cipiti, Albert

NAYES: None

ABSENT: Ald. Deserio, Kubal

Alderwoman Gazal raised a practical concern about remote control storage after difficulties accessing them when Administrator Wing was sick. Administrator Wing agreed to establish a designated location, with the ADA equipment, accessible to multiple staff members.

3. Recommendations of New Committees

City Administrator Blaine Wing proposed two new committees based on his six-month check-ins with Council members who expressed interest in specific areas. He presented the current Committee structure on page 236 and his recommendations for assignments.

The first proposed Committee was Finance. Its purpose would be "to help us provide some short- and long-term financial oversight, working towards our budgeting and our financial planning." The two committee members would serve as liaisons, providing recommendations to Council and the City Treasurer.

The second was a Negotiation Prep Committee, timely given upcoming contract expirations with Local 150. Administrator Wing clarified these members would not sit at the negotiation table but would help with preparation.

Administrator Wing outlined the City's three current union contracts: Local 150, and two FOP contracts for police officers and sergeants.

Mayor Soliman conducted an informal vote to approve the proposed specific assignments: Aldermen Dyke and Deserio for Finance Committee, and Aldermen Cipiti and Jefferson for Negotiation Prep (pending Jefferson's conflict resolution).

AYES: Ald. Albert, Cipiti, Gazal, Jefferson, Dyke

UNDECIDED: Ald. Oberlin

NAYES: None

ABSENT: Ald. Deserio, Kubal

The item would proceed to Monday's Agenda.

4. Discuss City Newsletter Options

City Administrator Blaine Wing presented five options for the City newsletter on page 237, motivated by the upcoming Civil Service ballot item with elections March 17th and early voting starting in early February. Administrator Wing is seeking Council input following questions about the winter newsletter at the last meeting.

Alderman Albert praised the newsletter's professional appearance but emphasized ensuring proper delivery after receiving two copies while some residents received none.

Administrator Wing suggested alternatives including doing newsletters twice yearly (spring/summer and fall/winter) rather than quarterly to combine content and reduce costs. Administrator Wing also noted demographic considerations and emphasized the reinforcement strategy of using both print and digital channels.

Administrator Wing confirmed he would collaborate with graphic designers and communications consultants who were preparing recommended article lists for each season.

ECONOMIC DEVELOPMENT DEPARTMENT

1. 1812 N Larkin Ave, Extra Space Storage - Plat of Subdivision, Special Use, City Code and Zoning Ordinance Variation

Community & Economic Development Director Dan Ritter presented a request from Extra Space Storage at 1812 North Larkin Avenue that had received unanimous approval from the Plan Commission. The request included three components: plat of subdivision, amending an existing special use permit, and a variation from masonry requirements.

The plan would consolidate the lots and construct one additional larger building on the new property. The exterior would match existing buildings, requiring a waiver from masonry requirements.

Josh Williams from Kimley-Horn, the project's Civil Engineer, addressed the variance request: "We are requesting the variance for the brick veneer request, and we'll be matching the existing building facades with the metal framing to better match and kind of bring a coherency to the overall storage facility."

City Attorney Mike Stiff clarified the ordinance in the packet would need minor non-substantive tweaks but would include all approvals (special use, variation, and preliminary/final plat) in one vote.

Mayor Soliman conducted an informal vote to approve 1812 N Larkin Ave, Extra Space Storage - Plat of Subdivision, Special Use, City Code and Zoning Ordinance Variation.

AYES: Ald. Albert, Cipiti, Oberlin, Gazal, Jefferson, Dyke

NAYES: None

ABSENT: Ald. Deserio, Kubal

The item would proceed to Monday's Agenda.

ENGINEERING DEPARTMENT

1. A Resolution for a Professional Services Agreement for a PFAS Treatment Equipment and Pilot Testing Study by and Between the City of Crest Hill, Will County, Illinois and Strand and Associates, Inc. in the amount of \$10,000.00.

City Engineer Ron Wiedeman provided an update on PFAS control solutions, reminding Council that in October they had chosen Alternative 1 (water blending) from five presented options. Public Works was working to

prepare wells for blending implementation later in the year, with additional PFAS testing planned to verify effectiveness.

The scope included field review and feasibility assessment at wells 7 and 10 for installing carbon-activated systems, coordinating with EPA on requirements, and establishing parameters for vendors completing the pilot study.

Aldersperson Oberlin noted the proposal still referenced "Julius" as Interim Public Works Director from December, requesting it be updated to reflect the new permanent Director. City Engineer Wiedeman agreed to make the correction.

Mayor Soliman conducted an informal vote to approve A Resolution for a Professional Services Agreement for a PFAS Treatment Equipment and Pilot Testing Study by and Between the City of Crest Hill, Will County, Illinois and Strand and Associates, Inc. in the amount of \$10,000.00.

AYES: Ald. Dyke, Jefferson, Gazal, Oberlin, Cipiti, Albert

NAYES: None

ABSENT: Ald. Deserio, Kubal

The item would proceed to Monday's Agenda.

2. Award the Contract to P.T. Ferro Construction Company in the amount of \$2,023,482.72 for the Division Roadway Reconstruction Improvement.

City Engineer Ron Wiedeman presented the Division Street reconstruction project was designed two years prior but had not made the previous year's budget. The scope included reconstructing the east leg of Division to a three-lane cross section from Weber to Boreal, transitioning to two lanes from Boreal to the subdivision's end, and resurfacing to the corporate limits near the old Honor Farm.

Seven bids were received, with P.T. Ferro submitting the low bid of \$2,023,482.72, significantly below the engineer's estimate of \$2,755,000. Engineer Wiedeman confirmed all documents were in order.

Mayor Raymond highlighted the savings of approximately \$650,000 below the engineer's estimate.

Mayor Soliman conducted an informal vote to approve Award the Contract to P.T. Ferro Construction Company in the amount of \$2,023,482.72 for the Division Roadway Reconstruction Improvement.

AYES: Ald. Gazal, Jefferson, Dyke, Oberlin, Cipiti, and Albert.

NAYES: None

ABSENT: Ald. Deserio, Kubal

The item would proceed to Monday's Agenda.

3. A Resolution Approving a Revision to the Construction Agreement for the Caton Farm Rd. Water Main Extension by and between the City of Crest Hill, Will County, Illinois and M.J. Underground, Inc. to Increase the Contract Amount to \$775,874.88.

City Engineer Ron Wiedeman explained the need for a change order on the water-main installation project behind Menards leading to the new receiving station at Oakland and Caton Farm. While easements had been obtained from two of three property owners, the third parcel owned by Christofaro (in trust) presented challenges.

The contractor was approaching this section of work, though delayed by freezing weather and snow. Rather than stopping work and incurring \$15,000-25,000 in delay costs, Engineer Wiedeman proposed moving the water main north into an existing easement, requiring boring instead of open cut due to proximity to ComEd lines. The change order totaled \$51,038.88.

Aldersperson Oberlin asked if the easement would cost money if obtained. City Attorney Mike Stiff confirmed they were requesting donation but acknowledged the trust could have demanded payment.

Mayor Ray Soliman conducted an informal vote to approve A Resolution Approving a Revision to the Construction Agreement for the Caton Farm Rd. Water Main Extension by and between the City of Crest Hill, Will County, Illinois and M.J. Underground, Inc. to Increase the Contract Amount to \$775,874.88.

AYES: Ald. Dyke, Jefferson, Gazal, Oberlin, Cipiti, Albert

NAYES: None

ABSENT: Ald. Deserio, Kubal

The item would proceed to Monday's Agenda.

POLICE DEPARTMENT

There were no agenda items.

PUBLIC WORKS DEPARTMENT

There were no agenda items.

PUBLIC COMMENTS

No Members of the public came forward to address the Council.

EXECUTIVE SESSION

1. 5ILCS 120/2 (c)(6): The setting of a price for sale or lease of property owned by the public body.

Alderswoman Gazal made a motion to enter executive session for 5ILCS 120/2(c)(6). Seconded by Alderman Jefferson. Roll call: Ayes: Dyke,

Jefferson, Gazal, Oberlin, Cipiti, Albert. Naves: None. Absent: Deserio, Kubal. MOTION CARRIED.

Executive session: 10:08 PM.

Aldersperson Oberlin made a motion to reconvene from the executive session for 5ILCS120/2 (c)(6). Seconded by Alderman Jefferson. Roll call: Ayes: Gazal, Oberlin, Cipiti, Albert, Dyke, Jefferson. Naves: None. Absent: Deserio, Kubal. MOTION CARRIED.

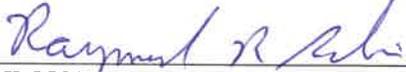
Reconvened: 10:32 p.m.

There being no further business before the Council, and no action needed from the executive sessions, the meeting is adjourned.

The meeting adjourned at 10:32 p.m.

Approved this 17 day of FEBRUARY, 2026.
As presented ✓
As amended _____


CHRISTINE VERSHAY-HALL, CITY CLERK


RAYMOND R. SOLIMAN, MAYOR