

JOURNAL OF PROCEEDINGS

**SPECIAL MEETING
City Council of the City of Calumet City
Cook County, Illinois**

OCTOBER 1, 2015

CALL TO ORDER

The City Council of the City of Calumet City met in the City Council Chambers at City Hall in a special meeting on Thursday, October 1, 2015 at 6:02 p.m. with Mayor Michelle Markiewicz Qualkinbush, present and presiding.

ROLL CALL

PRESENT:	6	ALDERMEN:	Schneider, Wosczynski, Jones, Williams, Munda (6:12), Manousopoulos
ABSENT:	1	ALDERMEN:	Collins

Also present were City Clerk Figgs, City Treasurer Tarka, Economic Development Coordinator Swanson, Police Chief Gilmore, Systems Manager Wachowski, Inspectional Services Director Patton and Deputy Clerk Bonato.

There being a quorum present, the meeting was called to order.

Public Comment

There was no public comment.

Proposed development
1500 S. Torrence Avenue

Proposed development of 1500 S. Torrence Avenue by Fuller's Car Wash (former Bally's site)

At this time in the meeting Economic Development Coordinator gave a presentation regarding the development of 1500 S. Torrence Avenue.

The developers will be obtaining permits in the near future for development and will be asking the council regarding a Class 8 Tax Incentive.

Proposed development
1370 Torrence Avenue

Proposed development of 1370 Torrence Avenue by Bob's Discount Furniture (former office depot site)

At this time in the meeting Economic Development Coordinator gave a presentation regarding the development of 1370 Torrence Avenue.

Development for this site should be in Spring 2016.

Treas. Tarka left meeting

City Treasurer Tarka left the meeting at 6:11 p.m.

Ald. Munda entered mtg.

Alderman Munda entered the meeting at 6:12 p.m.

Proposed development
626 River Oaks Drive

Proposed development of 626 River Oaks Drive for a Convenience Store (former Walgreen's site).

At this time in the meeting, Economic Development Coordinator gave a presentation regarding the development of 626 River Oaks Drive.

The business will be a 7 day a week, 24 hour operation and an estimated 30-35 people. The developer would also like to sell beer, wine and liquor at the location from 8:00 a.m. to 12 midnight.

The first year of sales will be an estimated of 1 million dollar. The total investments would be around 1.3 million dollars. The developer is requesting a Class 8.

Economic Development Coordinator stated the county has a stipulation where if the property doesn't meet the 2 year requirement; the city could request a substantial need for the Class 8. The city could pass a Resolution stating that there is a substantial need for this business to be in the location.

Treas. Tarka returned mtg

City Treasurer Tarka returned to meeting at 6:16 p.m.

There was a lengthy discussion regarding the location of the business, Class 8, liquor license request, 24 hour security and glass counters inside business.

Mayor Michelle Markiewicz Qualkinbush stated that these matters will be on subsequent agendas. There will be appropriate ordinances to allow for the Class 8 and the liquor license.

The developer is going to be purchasing the site and he wants to move forward the negotiations to develop the site.

City Clerk Figgs left mtg.

City Clerk Figgs left the meeting at 6:31 p.m.

Cleaning services contract/
Police Department

Alderman Manousopoulos moved, seconded by Alderman Jones, to accept the proposal from Allied Services for cleaning services at the police department for a 6 month period in the amount of \$17,525.00; contract to be signed and reviewed by the City Attorney.

There was discussion regarding the Cleaning Services Contract for the police department.

ROLL CALL

YEAS:	6	ALDERMEN:	Schneider, Wosczynski, Jones, Williams, Munda, Manousopoulos
NAYS:	0	ALDERMEN:	None
ABSENT:	1	ALDERMAN:	Collins

MOTION CARRIED

Generator City Hall/Fire Station I/Department of Inspectional Services

Fire Chief Galgan addressed the City Council regarding the generator for City Hall, Fire Station I and Department of Inspectional Services.

There was lengthy discussion regarding the generator for City Hall, Fire Station I Department of Inspectional Services.

Alderman Wosczynski moved, seconded by Alderman Jones, to direct Ollmann Ernest Martin Architects to draw up bid specifications for a generator at City Hall, Fire Station I and the Department of Inspectional Service for an amount not to exceed \$21,500.00; to be paid from account #01099-55120.

Alderman Jones: "No, because of the items and the questions. So if it comes up to reconsider. I want to make sure that Robinson Engineering can do it. If not I am a no."

ROLL CALL

YEAS:	5	ALDERMEN:	Wosczynski, Williams, Munda. Manousopoulos, Schneider
NAYS:	1	ALDERMAN:	Jones
ABSENT:	1	ALDERMAN:	Collins

MOTION CARRIED

Maintenance Support SunGard Public Sector 10/1/5 to 9/30/16

Mayor Michelle Markiewicz Qualkinbush: "Item #6 is the maintenance and support contract with SunGard Public Sector. This was the item that was voted down tat the council meeting.

I put it on the agenda tonight because we have to have support for our current software. Whatever things people think are not adequate or not good about the current software is a discussion that certainly should be had, but we still have to have support in place to support what we have or if it should go down or something happen then we can't issue checks, write requisitions.

Everything is in the software. I heard what Alderman Collins comment was as it related to study and Rick is going to be something together. We are right at the tail end of the new phone system.

We are at some critical points. We changes our IP addresses for our software and for our computers. That took many more hours then we thought. There is just a lot of things going on but he will come up with a report that will be given to the council at a later time that Alderman Collins requested.

However, I just wanted to come back before the council because we do need to have what we have now supported. If anyone has any questions of Rick, that is why he is here this evening.

I know he sent out an email to everybody because when he came in the morning and we didn't have that he was a little concerned because there is a lot of technical things happening that don't effect training or those kind of things that we are working on with the system."

Alderman Jones: "I appreciate the email, however, the history of SunGard when they first came in was they were going to fix a lot of the inherent problems in our city system. Obviously most of them are still going on.

You mentioned 200 support requests and you only have 10 that unresolved in your email. To me, SunGard hasn't delivered and I voted against it and I will continue to vote against SunGard. I may be a bias opinion against SunGard but I just don't feel like they have lived up to what they said they were going to do in 2012 and we are still have issuing and we are close to 2016.

Almost four year later we are still having some of the same issues."

Mayor Michelle Markiewicz Qualkinbush: "Alderman, I agree that there are some issues that are there. For the record, I don't know SunGard, I didn't choose SunGard. But we are working with what we have.

If we want to change that and if we don't think they are doing a good job, that can happen but we still have to have support and make it run until we do that.

We have issues and we actually engaged Cary Horvath's support and he had interjected in some conversations because we want a more timely response to us.

One of the reasons we had to go to a new computer system, because the old computer system wasn't supported, the MSI system, because it wasn't upgraded.

We had to do to some new system when we went to SunGard. It was because the old system was totally not being supported anymore by the company. We had to go to something new at that time, if I got this correct.

I asked Rick, with MSI we had a system that we customized tremendously to be what we wanted it to be. That is why we should be having it upgraded and done all the things along the way.

It didn't happen. Now we have a system that is easier probably to use but is a little more complicated to customize. So it is 6 and 1 and half dozen of the other. I am really not IT guy. I have these conversations with Rick all the time and ask how we get here and how this happens and what is going on.

To not approve this tonight and support what we have is just a mistake. Because if it goes down we have no support and no computer system and I would like to get my check as everyone else just in the bare looking at it.

I understand your concerns Alderman Jones, because we all have them. No one knows better than Rick and he has actually done a very good job taking control of a bad situation of which he inherited.

We are working thru it is the best I can say."

Rick Wachowski: "It is a tool and right now even if we want to get some new tools that is fine I am all for it. No one has as many problems with SunGard because I have to talk them everyday.

When people say I hate SunGard, it is like I completely understand but at the same time I have to use them. Until we start looking at new shovels we need keep supporting and pay our support contract."

Alderman Jones; "So where is SunGard located, are they in Philadelphia or California?"

Rick Wachowski: "They are all over the place. Our support people that we talk to regularly are mostly in Pennsylvania."

Alderman Jones; "How many times have they been to Calumet City to actually support us?"

Rick Wachowski: "They have been over for a different reasons, training, implementing or when we changing over to utility billing.

Mayor Michelle Markiewicz Qualkinbush: "They actually have many municipalities when we picked them back then. I know Munster I believe has SunGard and there is other municipalities that use SunGard.

It appeared that it was going to be a great system. I think the way Rick explained it, that got my small mind that doesn't understand it, to understand it, was the MSI system had great capabilities of doing a bunch of different things.

The SunGard system is pretty easy to use because it won't allow users to mess up."

Rick Wachowski: "When people used the old city system, if you weren't around to learn it, no one knows it. Some of the new people will just know how to print stuff. They don't actually know what is going on behind the scenes.

There was a lot of customization and things to do. You can tell it to do anything. But SunGard system is a little bit easier for the user I believe. That is just my opinion.

But at the same time, we lose some of that customization. SunGard is one of the largest and private Municipal Software."

Mayor Michelle Markiewicz Qualkinbush: "They came pretty highly recommended. It seemed what we needed to do. So we were at a point where we needed to do something. We couldn't stay on the old system, so that everyone recall how we got here.

I just was concerned that we to support what we have and then you are right Alderman if we want to have some meetings and maybe come up with something different I would say as we did before we want to include the people who actually use the system.

We use it to very limited degree. The people who use it everyday are the ones that should be involved in the process and certainly under Rick's leadership that is something that really could happen because he has a great knowledge of it and I have the highest confidence in his ability unlike many of us had with prior folks that held his position.

But we need to support what we have that is the thing. If it goes down, then it goes down."

Alderman Munda: "I have a comment. These comment are directly toward Alderman Schneider. Alderman Schneider you are very well versed in the usage of computer systems and what is going on at the park district and your involvement here at the city prior to becoming Alderman.

Correct me if I am wrong, wasn't the old system not implemented and sat on the shelf even though we purchased it at around \$200,000 and then when it came time to implement that system no one was trained on it.

Then we realized it was outdated and it was no longer supported even when we finally implemented it. Then along came SunGard which we voted through because we needed a system but I don't think we really got enough information on it to see if it even fits our applications which at this point in time I can honestly tell you it does not.

It is completely incapable for our applications in multiple departments. The public works department is still manually writing out their time sheets and submitting them to Denise.

I have requested that the system be implemented at public works and be put into the software and get the time clock hooked up to the hard drive so that we can all the swipes going into the system and all they have to do is organize them by employee ID and then be sorted, find out the overtime, the holiday pay and all this other stuff. It is a simple click to send over to Denise.

My question to you Alderman Schneider, what is your recollections of the birth of SunGard?"

Mayor Michelle Markiewicz Qualkinbush: "Could I just interject a real big quick question. We might as well ask the question and ask them correctly.

The system that you stated you asked for the time clock."

Alderman Munda: "Mayor, you give me an answer for my question."

Mayor Michelle Markiewicz Qualkinbush: "Alderman Schneider, answer that question."

Alderman Schneider; "I remember the beginning of it all, we received a grant in 2008 or 2009 for \$50,000 from the State of Illinois to start the process. I don't remember who was on the committee for the selection committee of SunGard, probably the same individuals who was part of the AT & T contract which was not in our best interest.

We use MSI at the park district. We are on the new MSI. The city was part of a customized where it wasn't just an automatic move over to MSI. I have to read really look through some stuff of notes of the whole decision and transition process.

My biggest frustration which kinda of I share with Alderman Collins, I believe is the amount of money that has gone into it. There is always money being spent on this and that. We bought the hardware and there are licensing fees and then the service.

It is always broken up on agendas where this one contract says it was \$358,000. If you tally up all the addendums and stuff. We really never voted on a \$358,000 project, I am just going off on whatever you emailed today.

It was always piece meal. I am going to vote for this tonight because I 100 percent understand the need of support and he needs a better shovel, but right now that is the only shovel he has.

Originally talking to SunGard, I asked about a CRM which is what sort of tracks everybody like another component or module. The people I talked too at SunGard that is no problem and we just popped that on.

After following up with how do we get this rolling and this was with Rick's predecessor it was you didn't bid on that and all these things I brought up. That is what I thought we talked about.

Every system is the system. No matter which building I go in they know that I stopped in the office about my dog tags. Public works came and cut down my tree. I have this many speeding tickets.

That was my biggest frustration with SunGard. That was part of this whole nugget and it wasn't. I will vote tonight because I understand the frustration.

We use ADP, we use hand punches. I wouldn't recommend adding anything to SunGard. Now we have Rick, John and Billy and get the almost the whole team back together, except minus two people and say give us what we are looking for to verbalize it and put it in writing defiantly to the bidders and then choose accordingly.

Mayor Michelle Markiewicz Qualkinbush: "I have the floor now, Alderman I will give you the floor when I am done. The committee that chose SunGard was comprised of Rick's predecessor and employees in the city that use the system.

I had nothing to say about it because I use it the same capacity probably you all use it. So that it is clear. I don't believe that Alderman Schneider was on that committee nor do I believe you were here when that all transpired.

I am not sure you were even working here. Probably at the tail end but as an employee not as an Alderman. Again, I think Rick is a good guy to bring all this to fruition. He can do all the research to tell you really what happened and when it happened and what happened.

We can take a whole bunch of time to do that. It is just what we have is what we have and we have to support what we have. Tonight all we are asking is that you support the contract so that we can support what we have. Rick is a great guy to lead the team to say what is out there.

MSI was not usable. You are correct in regard that we said we were going with the SunGard system and it did sit on the shelf for 2 ½ years, not my fault.

You are right about that part, but not about MSI. MSI was already non-supported. We should have upgraded that all along and probably stayed on MSI if you want my opinion.

But again, I am not the one that made the decision ultimately. It was done the employees under the direction of his predecessor because they are the ones who would use it more extensively then any of us sitting here.

We can beat this horse all we want. I think we all agree that no one is really happy with SunGard, but we shouldn't beat each other up over it because we have someone who is very competent who can lead us and let's figure it out.

We have to at least support what we have."

Alderman Schneider: "To reiterate my comments. I agree with Alderman Jones 100% on SunGard but the fact that this is just a service contract so that Rick can continue keep us going.

We are not adding anything and I understand the need for that. That is why I am voting yes on paying this bill."

Approve Support Contract/
SunGard/\$31,391.11

Alderman Schneider moved, seconded by Alderman Manousopoulos, to approve item #6 and approve the Maintenance and Support Contract with SunGard Public Sector for 10/1/15 to 9/30/16 in the amount of \$31,391.111; direct the City Treasurer to remit payment and charge to account #01099-52630.

Alderman Jones: "I have one question. That \$31,000 that was included in our budget for SunGard?"

Rick Wachowski: "Yes."

Alderman Jones: "At a later meeting, I will ask the City Treasurer to give me a complete tally on what is has been spent on SunGard to date. Because the original contract was \$738,000. I am sure we are well over that."

Mayor Michelle Markiewicz Qualkinbush: "I don't know if that was the original contract. You have a better memory then us. Why don't we allow Rick to pull all the information and then we will have the Treasurer pull information to tell you all the history of it and then we can decide what we are going to do moving forward because we need to do something and there is no need for us to be beat each other up.

We just have to change it and fix it. If no one likes it we will find something us."

ROLL CALL

YEAS: 5
NAYS: 1
ABSENT: 1

ALDERMEN: Williams, Munda, Manousopoulos, Schneider, Wosczyński
ALDERMAN: Jones
ALDERMAN: Collins

MOTION CARRIED

#7: Advertise demolition
bid

Mayor Michelle Markiewicz Qualkinbush: "Item #7 are listed several properties that the Department of Inspectional Service has tagged for demolition that have gone thru the process and now we have clearance to demolish with the exception of 330-154th Place.

These are all the ones that are currently in the hopper. I don't know why they weren't brought to you sooner. Some of them have been ready to go since June, however, we are asking for a motion just to advertise for bids, open the bids, then the bids come back to the council to demolish these properties."

Alderman Jones; "Every other city council meeting, there is a motion to demolish property and we have all of these. Is there a plan for the properties that we demolished?"

Mayor Michelle Markiewicz Qualkinbush: "You can only build on a 50 foot lot. Sometimes on the 50 foot lots if we know no one is going to build we will give the property to the 25 foot lot owners on each side.

What it does they get the property for nothing, they have to fence it in. Then they get back on tax rolls and then they have a bigger yard when originally they had a smaller yard.

We already do that with these properties. Some of the bigger areas, I think we were hoping to look for developers. I think at some point, perhaps in the spring we can accumulate all of them and maybe just put out an RFP and see if anyone has a suggestion on what to do with some of them.

We thought we would be maybe building new houses on some of them, quite honestly. But you will see on there conveyance of properties. We do give them to people and get them back on the tax rolls. We already do that. Lot next door and we do it aggressively to get them back on, because the city doesn't want to cut the grass.

If we want to leave 330-154th Place in there; subject to it getting all the approvals thru Jacqueline, is that ok with everyone."

Approve advertising
demolition bids

Alderman Manousopoulos moved, seconded by Alderman Munda, to direct the City Clerk to advertise for demolition of the following properties: 537 Douglas, 1074 Virginia, 278 Chappel, 543 Douglas, 566 Douglas, 623 Douglas, 505 Forsythe, 611 Forsythe, 1450 Freeland, 1580 Huntington Drive; upon receiving specifications form the Department of Inspectional Services and the property of 330-154th Place upon approval from Jacqueline Agee/Dennis Gianopolus' Office.

MOTION CARRIED

#8:Payment/JM Industrial

Michelle Markiewicz Qualkinbush: “The last item on the agenda is the invoice from JM Industrial in the amount of \$14,900.00 to take down 616 Douglas Avenue.

I believe it was the property next door which was 612 Douglas was all thru the system ready to go and going to be torn down. As you can recall, we had a homicide that happened between 612 and 616 Douglas.

Since 616 Douglas was ready to go but we didn’t go out to bid and the amount was under the amount required to go out for bid. Since the demolition truck was sitting there.

I told Randy go ahead and do the emergency demolition because that is where the person got killed and we actually had to sensitively remove the shrine to the person who was shot and killed there.

Randy was supposed to bring this to his committee chairman and the city council when it happened in June.

But we are here today and that was the reason for the expedited demolition of that property. Basically it was incurred and we have to pay the bill.

I know Alderman Munda wants to look at JM Industrial as a vendor and look at some of their stuff. I know that will be coming at a future time. I know the information is going to go to him.

It may come back to your committee for discussion. Just to explain what happened with that particular invoice. I had thought that the department head had come to you and explained to everybody and that did not happen.

That is why it is here tonight, but we have to pay the bill.”

Approve item #8/remit
payment/JM Industrial
\$14,900.00

Alderman Manousopoulos moved, seconded by Alderman Munda, to approve payment to JM Industrial in the amount of \$14,900.00 for an emergency demolition of 616 Douglas Avenue; direct the City Treasurer to remit payment and charge to account #01099-52645.

ROLL CALL

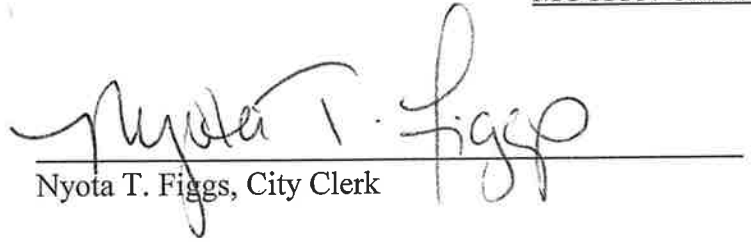
YEAS:	6	ALDERMEN:	Williams, Munda, Manousopoulos, Schneider, Wosczyński, Jones
NAYS:	0	ALDERMEN:	None
ABSENT:	1	ALDERMAN:	Collins

MOTION CARRIED

ADJOURNMENT

Adjournment was at 7:06 p.m. on a motion made by Alderman Manousopoulos and seconded by Alderman Munda.

MOTION CARRIED


Nyota T. Figgs, City Clerk

/rb