

JOURNAL OF PROCEEDINGS

REGULAR MEETING

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

AUGUST 24, 2023

Public Comment

Ms. Jones commented regarding the vacant houses in the second ward and reported problems with squatters. Ms. Jones asked if having blinds up in the vacant homes might help. Ms. Jones commented on neighbors having parties and not cleaning up the streets afterwards.

Ms. Jones commented on recent events in the ward involving the police. Residents is worried about their safety and lack of information provided to the residents.

Resident commented on concerns about the Fire Hydrant near her house that was hit last year and is now leaking. Residents are also concerned about the violence.

Pledge Of Allegiance

The City Council of the City of Calumet City met in the City Council Chambers at 6:00 p.m. in a regular meeting on August 24, 2023, with Mayor Pro Tem Ramonde Williams present and presiding.

ROLL CALL

PRESENT: 7

ALDERMAN: Navarrete, Wilson Tillman, Wilson, Gardner, Patton, Smith

ABSENT: 0

ALDERMAN: NONE

Also present was Police Chief Kolosh, Fire Chief Bachert, Deputy Clerks Jessica Coffee, Chaplain Pastor Stokes

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

Prayer

Pastor Stokes led the City Council in prayer.

Approval of minutes

August 10, 2023: Regular City Council Meeting
August 08, 2023: Committee of the Whole Meeting

Alderman Smith moved, seconded by Alderman Patton to approve the minutes as presented.

MOTION CARRIED

REPORTS OF STANDING COMMITTEES

Finance

Alderman Gardner had no report.

Public Safety

Alderman Williams had no report.

Public Utilities

Alderman Patton had no report.

Ord. & Res.

Alderman Tillman reported on Resolution and Ordinance Meeting held on August 08, 2023. Alderman Tillman asked for his colleagues to support items C2 and C3 under Resolutions and Ordinances.

H.E.W

Alderwoman Wilson thanked everyone who participated in the Health, Education, and Welfare Back to School fair that took place on August 13, 2023.

Ald. Wilson

"I also have a concern we each have 10,000.00 in our neighborhood budget; I used 3,000.00 out of my personal household budget to ensure no kid was left with out because we were slowly gaining donations. And people who promised to do things just didn't show up for the kids. I had put in a request for reimbursement and the Mayor denied my reimbursement; I am asking the council to please champion and advocate on my behalf just like you all did with the Fire Union against me when I made my personal statements on my own social media pages. I'm looking for the White Horse to show up for me. We all have those funds in our allotted to us for our neighborhood; I have not gone over that fund amount and I had paid out of pocket.; my receipts are down at the Treasurers department. I am told that the Treasurer was told not to reimburse me by the Mayor. I do want to pat myself on the back because I am raising a leader; he heard me complaining and he made me a money piggy bank and he put a dollar in it and he said mom don't quit don't give up keep going cause kids like me need you and that was enough for me. That's all for Health Education and Welfare."

Permits & Licenses

Alderman Smith had no report.

Public Works

Alderman Navarrete reported on the fun time he and his family had at the Shepard's Fest. Alderman Navarrete would like residents to continue to report vacant properties to Public Works and the Department of Inspectional Services.

CITY COUNCIL REPORTS

Ald. Navarrete

Alderman Navarrete spoke about the Shepards Fest and thanked Public Works, the Park District, CPD, and the Fire Department for assisting with the Fest.

Ald. Wilson

Alderwoman Wilson stated she requested speed bumps multiple times, and she reported her request has not made it to the agenda. Alderwoman Wilson reported on out-of-pocket expenses for the Back-to-School Fair; a reimbursement request was filled out and she would like to receive a 3000.00 reimbursement.

Ald. Tillman

Alderman Tillman thanked all the residents that supported the Annual Back to School event. Alderman Tillman announced that there will not be a monthly meeting for the 3rd and 4th wards in the month of September due to the holiday.

Ald. Williams

Alderman Williams thanked everyone that attended the Back-to-School event.

Ald. Gardner

Alderman Gardner thanked all the residents that supported the Family Fun Fest held at Jesus Shepard of Souls Parrish.

Ald. Patton

Alderman Patton reported on the Shepard Fest; he had a great time.

Ald. Smith

Alderman Smith thanked all the residents who attended the monthly town hall meeting at DA's Banquet Hall.

INFORMATIONAL ITEMS TO BE ACCEPTED AND PLACED ON FILE

- A. Track 'n Trap Wildlife Control Report RE: Track 'n Trap Wildlife Control report for the period of August 1, 2023 – August 15, 2023.
- B. Track 'n Trap Wildlife Control Report RE: Track 'n Trap Wildlife Control report for the period of July 16, 2023 – July 31, 2023.

Approval of Informational Items to be Accepted And Placed on File

Alderman Gardner moved seconded by Alderman Smith to approve informational items to be accepted and placed on file.

MOTION CARRIED

NEW BUSINESS

#1: Approve Temporary Speedbumps On Forest Place

Approve the placement of temporary speedbumps near 1351 Forest Place (near the church).

#2: Approve Purchase of Three (3) Ford Police Interceptors

Approve the request to waive the competitive bidding requirements for the purchase of three (3) Ford Police Interceptors from Terry's Ford for reasons set forth in the attached communication.

#3: Approve Proposal from Flock Safety

Approve proposal from Flock Safety to install a license plate reader in the corporate limits of Calumet City to be funded by the Cook County Sheriff's Department.

**#4: Approve Temporary Speedbumps
On Superior Ave. and Memorial Dr.
and Hoxie and South Street as amended**

Approve the placement of temporary speedbumps on Superior Ave. between Sibley Blvd. and Memorial Dr. and amended to include Hoxie and South Stewart.

**#5: Approve Temporary Speedbumps
On Memorial Dr. between Lincoln
Ave. and Wentworth Ave.**

Approve the placement of temporary speedbumps on Memorial Dr. between Lincoln Ave. and Wentworth Ave.

**#6: Approve Temporary Speedbumps
On Superior Ave between Sibley Blvd
and Memorial Dr. and Cleveland and
Manistee as amended**

Approve the placement of temporary speedbumps on Superior Ave. between Sibley Blvd. and Memorial Dr. and amended to include Cleveland and Manistee.

Approval of New Business Items

Alderman Navarrete moved seconded by Alderman Gardner to approve new business items as amended.

ROLL CALL

YEAS: 7

NAYS: 0

ABSENT: 0

ALDERMEN: Navarrete, Wilson, Tillman, Williams, Gardner, Patton, Smith

ALDERMEN: None

ALDERMAN: None

MOTION CARRIED

BUILDING PERMITS

Privacy Fence

244 156th Place	Privacy	5th Ward
102 165th Street	Privacy	6th Ward
777 Green Bay	Privacy	6th Ward
1674 State Line	Privacy	6th Ward
1386 Mackinaw	Privacy	7th Ward
1414 Memorial	Privacy	2nd Ward

New Garage Slab

305 157th Street Garage Slab 5th Ward

New Garage Construction

666 Douglas New Garage 1st Ward

Approve Building Permits

Alderman Wilson moved, seconded by Alderman Gardner, to approve the building permits as presented.

MOTION CARRIED

RESOLUTIONS AND ORDINANCE

Ord.#1 Ordinance Amending Chapter 90

An ordinance amending Chapter 90, Article V, Division 1 of the Calumet City Municipal Code – Handicapped Parking.

(Ord.#23-22)

(See attached page 5A)

Ord.#2 Ordinance regarding 1624 Harbor Ave

An ordinance accepting the term sheet and authorizing payment for the purchase of 1624 Harbor Avenue.

(Ord.#23-23)

(See attached page 5B)

Res.#3 Resolution regarding Tax Appeal Board

A resolution authorizing intervention in proceedings before the state of Illinois property tax appeal board.

(Res.#23-41)

(See attached page 5C)

Approval Resolutions and Ordinances

Alderman Tillman moved, seconded by Alderman Patton to pass Resolutions and adopt Ordinances as presented.

ROLL CALL

YEAS: 7

ALDERMEN: Navarrete, Wilson, Tillman, Williams Gardner, Patton, Smith

NAYS: 0

ALDERMEN: None

ABSENT: 0

ALDERMAN: None

MOTION CARRIED

Ald. Wilson

Alderwoman Wilson left at 6:34 p.m.

FINANCIAL MATTERS

#1: Payment to Holland Asphalt

Approve and direct the City Treasurer to remit payment to Holland Asphalt in the amount of \$9,890.00 for the emergency demolition of property located at 4 Oak ct. due to unsafe, unsanitary conditions and \$700.00 for Cook County Environmental permit for a total of \$10,590.00 to be charged to account #01099-52645.

#2: Payment to South Suburban

Approve payment to Track 'n Trap for invoice 1633; authorize Treasurer Tarka to remit payment in the amount of \$6,525.00 and charge account #01060-52487.

#3: Payment to the Bureau

Approve and authorize in accordance with Resolution #02-40 and the Agreement between the City of Calumet City and the Chicago Southland Convention and Visitor’s Bureau (the Bureau), please authorize the City Treasurer to remit payment to the Bureau in the

**THE CITY OF CALUMET CITY,
COOK COUNTY, ILLINOIS**

ORDINANCE NUMBER 23-22

**AN ORDINANCE AMENDING CHAPTER 90, ARTICLE V,
DIVISION 1 OF THE CALUMET CITY MUNICIPAL CODE –
HANDICAPPED PARKING**

**THADDEUS JONES, Mayor
DR. NYOTA T. FIGGS, City Clerk**

**DEJUAN GARDNER
MICHAEL NAVARRETE
JAMES PATTON
ANTHONY SMITH
DEANDRE TILLMAN
RAMONDE WILLIAMS
MONET WILSON**

Aldermen

Published in pamphlet form by authority of the Mayor and City Council of the City of Calumet City on August 24, 2023

Prepared by Corporation Counsel Ancel Glink, P.C. – 140 S. Dearborn, #600, Chicago, Illinois 60603

Ord.#23-22
Regular City Council Mtg 08.24.23

ORDINANCE NO. 23-22

**AN ORDINANCE AMENDING CHAPTER 90, ARTICLE V,
DIVISION 1 OF THE CALUMET CITY MUNICIPAL CODE –
HANDICAPPED PARKING**

WHEREAS, Calumet City is an Illinois home rule unit of local government with authority to legislate in matters concerning its local government and affairs.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of Calumet City, Cook County, Illinois, as follows:

Section 1. That the Calumet City Municipal Code is hereby amended to add the underlined text and/or delete text as indicated:

Section 90-317. – Handicapped parking.

- (a) *Generally*, There shall be designated by the city council, from time to time, areas prohibiting parking by any person other than a handicapped person. Any person other than a handicapped person who parks in said designated areas shall violate the provisions of this section and shall be subject to the penalty provided for by ordinance.
- (b) *Definitions.*
- (1) The following persons shall be classified as handicapped persons relating to the use of handicapped parking spaces in the city:
- a. Any natural person who has temporarily or permanently lost the use of one (1) or both legs.
 - b. Any natural person who is temporarily or permanently disabled to a degree where such person is unable to move without the aid of some mechanical device such as crutches or a wheelchair or the aid of another person.
 - c. Any motor vehicle bearing registration plates issued to a physically handicapped person pursuant to 625 ILCS 5/3-616, or to a disabled veteran pursuant to 625 ILCS 5/3-609.
- (2) A restricted handicapped parking area is an area so marked by signs clearly indicating such, posted in public areas at the discretion of the city. The parking space as provided hereunder shall be at least sixteen (16) feet wide, parallel to the cur.

- (c) *Regulation.* No motor vehicle shall occupy any parking space in the city which is designated and marked for the use of handicapped persons only. Unless such vehicle is operated by a person defined handicapped according to subsection (b) of this section. Parking privileges granted by this section are strictly limited to the person to whom the special registration plates, special decal or device were issued and to qualified operators acting under his express direction while the disabled person is present.
- (d) *Enforcement.* The police department of the city shall enforce this section through the issuance of citations and the towing of vehicles in violation. It shall be prohibited to park any motor vehicle which is not bearing registration plates or decals issued to a physically handicapped person pursuant to 625 ILCS 5/3-616 OR 625 ILCS 5/11-1302.2 or to a disabled veteran pursuant to 625 ILCS 5/3-609, as evidence that the vehicle is operated by or for a handicapped person or disabled veteran, in any parking place, including any private or public off-street parking facility specifically reserved, by the posting of an official sign, the motor vehicles bearing such registration plates.
- (e) *Permits.* The city clerk and police department shall be authorized to issue numbered cards (not more than two (2) per applicant) to handicapped persons desiring to use handicapped parking zones in the city. Such cards shall be displayed on the dashboard of the vehicle and visible through the front windshield, or slipped onto the visor.
- (f) *Penalty.* Any person who violates any provision of this section shall be punished by a fine of up to three hundred fifty dollars (\$350.00) per offense to be assessed in accordance with the schedule of fines set forth in section 90-74 of this Code.

All fines herein shall be subject to chapter 2, article IX, code enforcement, of this Code.

- (g) *Signed areas.* The following areas are hereby designated as restricted handicapped parking areas by the city council, and appropriate signs shall be posted clearly indicating such areas:

1275 Balmoral Ave.

1303 Balmoral Ave.

309 Bensley Ave.

311 Bensley Ave.

343 Bensley Ave.

347 Bensley Ave.

353 Bensley Ave.

363 Bensley Ave.

355 Bensley Ave.
380 Bensley Ave.
384 Bensley Ave.
387 Bensley Ave.
407 Bensley Ave.
502 Bensley Ave.
505 Bensley Ave.
591 Bensley Ave.
642 Bensley Ave.
412 Bensley Ave.
371 Buffalo Ave.
379 Buffalo Ave.
397 Buffalo Ave.
527 Buffalo Ave.
646 Buffalo Ave.
650 Buffalo Ave.
651 Buffalo Ave.
659 Buffalo Ave.
664 Buffalo Ave.
757 Buffalo Ave.
760 Buffalo Ave.
761 Buffalo Ave.
764 Buffalo Ave.
781 Buffalo Ave.
808 Buffalo Ave.
1301 Buffalo Ave.
778 Burnham Ave.
1318—1321 Burnham Ave.

275 Calhoun Ave.
299 Calhoun Ave.
302 Calhoun Ave.
499 Calhoun Ave.
671 Calhoun Ave.
352 Campbell Ave.
353 Campbell Ave.
792 Campbell Ave.
295 Chappel Ave.
303 Chappel Ave.
331 Chappel Ave.
355 Chappel Ave.
386 Chappel Ave.
390 Chappel Ave.
646 Chappel Ave.
650 Chappel Ave.
653 Chappel Ave.
282 Clyde Ave.
295 Clyde Ave.
461 Clyde Ave.
262 Cornell Ave.
276 Cornell Ave.
287 Cornell Ave.
290 Cornell Ave.
297 Cornell Ave.
374 Cornell Ave., #1B
374 Cornell Ave., #1D
274 Crandon Ave.

303 Crandon Ave.
307 Crandon Ave.
311 Crandon Ave.
315 Crandon Ave.
319 Crandon Ave.
332 Crandon Ave.
341 Crandon Ave.
352 Crandon Ave.
360 Crandon Ave.
361 Crandon Ave.
389 Crandon Ave.
395 Crandon Ave.
398 Crandon Ave.
426 Crandon Ave.
445 Crandon Ave.
452 Crandon Ave.
495 Crandon Ave.
518 Crandon Ave.
113 Detroit St.
127 Detroit St.
136 Detroit St.
553 Douglas Ave.
678 Douglas Ave.
1637 Downs Dr.
1641 Downs Dr.
493 East End Ave.
106 Elizabeth St.
217 Elizabeth St.

294 Escanaba Ave.
500 Exchange Ave.
532 Exchange Ave.
644 Exchange Ave.
661 Exchange Ave.
666 Exchange Ave.
671 Exchange Ave.
1364 Forest Ave.
1379 Forest Ave.
106 Forestdale Park
514 Forsythe Ave.
515 Forsythe Ave.
560 Forsythe Ave.
561 Forsythe Ave.
587 Forsythe Ave.
588 Forsythe Ave.
594 Forsythe Ave.
608 Forsythe Ave.
625 Forsythe Ave.
629 Forsythe Ave.
662 Forsythe Ave.
666 Forsythe Ave.
672 Forsythe Ave.
446 Freeland Ave.
464 Freeland Ave.
493 Freeland Ave.
510 Freeland Ave.
513 Freeland Ave.

532 Freeland Ave.
533 Freeland Ave.
550 Freeland Ave.
574 Freeland Ave.
590 Freeland Ave.
622 Freeland Ave.
650 Freeland Ave.
652 Freeland Ave.
656 Freeland Ave.
664 Freeland Ave.
1336 Freeland Ave.
408 Garfield Ave.
415 Garfield Ave.
421 Garfield Ave.
452 Garfield Ave.
501 Garfield Ave.
509 Garfield Ave.
532 Garfield Ave.
527 Ginger Ln.
559 Ginger Ridge
560 Ginger Ridge
956 Golf Court
976 Golf Court
434 Gordon Ave.
437 Gordon Ave.
505 Gordon Ave.
559 Gordon Ave.
610 Gordon Ave.

611 Gordon Ave.
643 Gordon Ave.
647 Gordon Ave.
651 Gordon Ave.
1375 Gordon Ave.
374 Greenbay Ave.
386 Greenbay Ave.
600 Greenbay Ave.
710 Greenbay Ave.
737 Greenbay Ave.
744 Greenbay Ave., #1 Front
757 Greenbay Ave.
777 Greenbay Ave.
1291 Greenbay Ave.
1350 Greenbay Ave.
26 Harding Ave.
416 Harding Ave.
1111 Harding Ave.
558 Harrison Ave.
816 Henry
9 Highland St.
34 Highland St.
132 Highland St.
495 Hirsch Ave.
648 Hirsch Blvd.
981 Hirsch Blvd.
1008 Hirsch Boulevard
1040 Hirsch Blvd. #104

1450 Hirsch Blvd.
275 Hoxie Ave.
278 Hoxie Ave.
281 Hoxie Ave.
282 Hoxie Ave.
342 Hoxie Ave.
346 Hoxie Ave.
347 Hoxie Ave.
349 Hoxie Ave.
353 Hoxie Ave.
382 Hoxie Ave.
387 Hoxie Ave.
498 Hoxie Ave.
519 Hoxie Ave.
520 Hoxie Ave.
524 Hoxie Ave.
525 Hoxie Ave., Apt. 3B
538 Hoxie Ave.
492 Ingraham Ave.
604 Ingraham Ave.
609 Ingraham Ave.
613 Ingraham Ave.
670 Ingram Ave.
375 Jeffery Ave.
386 Jeffery Ave.
387 Jeffery Ave.
498 Jeffery Ave.
520 Jeffrey Ave.

639 Jeffery Ave. Apt. 15
225 Jennifer Ln.
1421 Kenilworth Dr.
1437 Kenilworth Dr.
1440 Kenilworth Dr.
1514 Kenilworth Dr.
1518 Kenilworth Dr.
1521 Kenilworth Dr.
1535 Kenilworth Dr.
1571 Kenilworth Dr.
1581 Kenilworth Dr.
586 Lincoln
768 Lincoln (3 spaces)
1539 Lincoln Place
289 Luella Ave.
296 Luella Ave.
305 Luella Ave.
309 Luella Ave.
324 Luella Ave., Apt. 1
341 Luella Ave.
342 Luella Ave.
345 Luella Ave.
348 Luella Ave.
361 Luella Ave.
363 Luella Ave.
392 Luella Ave.
399 Luella Ave.
400 Luella Ave.

380 Mackinaw Ave.
388 Mackinaw Ave.
409 Mackinaw Ave.
434 Mackinaw Ave.
513 Mackinaw Ave.
529 Mackinaw Ave.
533 Mackinaw Ave.
592 Mackinaw Ave.
618 Mackinaw Ave.
620 Mackinaw Ave.
646 Mackinaw Ave.
1251 Mackinaw Ave.
1257 Mackinaw Ave.
1339 Mackinaw Ave.
276 Madison Ave.
282 Madison Ave.
302 Madison Ave.
309 Madison Ave.
330 Madison Ave.
347 Madison Ave.
374 Madison Ave.
387 Madison Ave.
402 Madison Ave.
430 Madison Ave.
484 Madison Ave.
525 Madison Ave.
282 Manistee Ave.
293 Manistee Ave.

402 Manistee Ave.

448 Manistee Ave.

456 Manistee Ave.

526 Manistee Ave.

620 Manistee Ave.

East Side of Manistee, just north of 154th St. (2)

277 Marquette Ave.

282 Marquette Ave.

326 Marquette Ave.

327 Marquette Ave.

329 Marquette Ave.

330 Marquette Ave.

354 Marquette Ave.

355 Marquette Ave.

360 Marquette Ave.

502 Marquette Ave.

527 Marquette Ave.

588 Marquette Ave.

605 Marquette Ave.

607 Marquette Ave.

212 Mason St.

313 Mason St.

705 May St.

738 May St.

764 May St.

769 May St.

305 Memorial Dr.

1311 Memorial Dr.

1701 Memorial Dr.
1705 Memorial Dr.
1715 Memorial Dr.
1767 Memorial Dr.
1770 Memorial Dr.
1775 Memorial Dr.
1823 Memorial Dr.
270 Merrill Ave.
275 Merrill Ave.
294 Merrill Ave.
342 Merrill Ave.
364 Merrill Ave.
515 Merrill Ave.
1016 Michigan City Rd.
281 Muskegon Ave.
552 Muskegon Ave.
588 Muskegon Ave.
757 Newell
363 Oglesby Ave.
379 Oglesby Ave.
383 Oglesby Ave.
390 Oglesby Ave.
490 Oglesby Ave.
504 Oglesby Ave.
515 Oglesby Ave.
83 Paxton Ave.
274 Paxton Ave.
328 Paxton Ave.

362 Paxton Ave.
384 Paxton Ave.
388 Paxton Ave.
455 Paxton Ave.
456 Paxton Ave.
499 Paxton Ave.
509 Paxton Ave.
512 Paxton Ave.
598 Paxton Ave.
606 Paxton Ave.
656 Paxton Ave.
263 Prairie Ave.
271 Prairie Ave.
280 Prairie Ave.
283 Prairie Ave.
287 Prairie Ave.
303 Prairie Ave.
327 Prairie Ave.
370 Prairie Ave.
378 Prairie Ave.
383 Prairie Ave.
409 Prairie Ave.
437 Prairie Ave. #1C
445 Prairie Ave., #1, rear
494 Price Ave.
495 Price Ave.
500 Price Ave.
539 Price Ave.

578 Price Ave.
585 Price Ave.
614 Price Ave.
662 Price Ave.
134 Pulaski Rd.
137 Pulaski Rd., Apt. 1F
139 Pulaski Rd., Rear
227 Pulaski Rd.
229 Pulaski Rd.
311 Pulaski Rd.
325 Pulaski Rd.
328 Pulaski Rd.
334 Pulaski Rd.
420 Pulaski Rd.
437 Pulaski Rd.
536 Pulaski Rd.
667 Pulaski Rd.
1236 River Dr.
137 Ruth St.
226 Ruth St.
398 Saginaw Ave.
436 Saginaw Ave.
460 Saginaw Ave.
605 Saginaw Ave.
611 Saginaw Ave.
615 Saginaw Ave.
1420 Shirley Dr.
1422 Shirley Dr.

1428 Shirley Dr.
1466 Shirley Dr.
1516 Shirley Dr.
1588 Shirley Dr.
120 Sibley Blvd.
419 Sibley Blvd.
514 Sibley Blvd.
634 Sibley Blvd.
701 Sibley Blvd.
800 State Line Rd. (on 156th Place side)
852 State Line Rd.
1052 State Line Rd.
1462 State Line Rd.
53 State St.
515 State St.
1449 State St., Apt. 2E
1479 State St.
1677 State St.
1685 State St.
1685 State St., Apt. 1D
1900 State St., #1
1960 State St.
1141 Stewart Ave.
291 Stoney Island Ave.
1926 Stonegate Dr.
505 Superior Ave.
509 Superior Ave.
545 Superior Ave.

603 Superior Ave.
655 Superior Ave.
1319 Superior Ave.
1375 Superior Ave.
131 Waltham St.
211 Waltham St.
33 Warren St.
43 Warren St.
104 Warren St.
106 Warren St.
304 Warren St.
337 Warren St.
441 Warren St.
506 Warren St.
10 Webb St.
11 Webb St.
34 Webb St.
226 Webb St.
421 Webb St.
489 Wentworth Ave.
532 Wentworth Ave.
579 Wentworth Ave.
645 Wentworth Ave.
670 Wentworth Ave.
695 Wentworth Ave.
760 Wentworth Ave.
849 Wentworth Ave.
887 Wentworth Ave.

920 Wentworth Ave.
1067 Wentworth Ave.
1386 Wentworth Ave.
1407 Wentworth Ave.
1451 Wentworth Ave.
1458 Wentworth Ave.
1464 Wentworth Ave.
1520 Wentworth Ave.
1522 Wentworth Ave.
414 Wilson Ave.
418 Wilson Ave.
446 Wilson Ave.
274 Yates Ave.
283 Yates Ave., #1
287 Yates Ave.
289 Yates Ave.
293 Yates Ave., Apt. 1B
294 Yates Ave.
303 Yates Ave.
309 Yates Ave.
349 Yates Ave.
394 Yates Ave.
396 Yates Ave.
396 Yates Ave., Apt. 2A
402 Yates Ave.
406 Yates Ave.
410 Yates Ave.
416 Yates Ave.

430 Yates Ave., #1
442 Yates Ave.
448 Yates Ave.
454 Yates Ave.
538 Yates Ave.
655 Yates Ave.
304 152nd Place
329 152nd Place
334 152nd Place
216 153rd Place
223 153rd St.
224 153rd Place
301 153rd Place
329 153rd Place
331 153rd St.
210 154th Place
237 154th Place
310 154th Place
406 154th Place
437 154th Place
438 154th Place
502 154th Place
513 154th Place
533 154th Place
539 154th Place
14 155th Place
16 155th Place
135 155th Place

202 155th Place
234 155th Place
239 155th Place
241 155th Place
304 155th Place
328 155th Place
419 155th Place
425 155th Place
430 155th Place, #1
530 155th Place
541 155th Place
36 155th St.
107 155th St.
127 155th St., #1
127 155th St., #2
131 155th St.
211 155th St.
238 155th St.
320 155th St.
341 155th St.
529 155th St.
535 155th St.
537 155th St.
14 156th Place
31 156th Place
100 156th Place
110 156th Place
148 156th Place

309 156th Place
332 156th Place
337 156th Place
412 156th Place
500 156th Place
512 156th Place
517 156th Place
524 156th Place
14 156th St.
17 156th St.
425 156th St.
441 156th St.
524 156th St.
534 156th St.
535 156th St.
8 157th St.
33 157th St.
34 157th St.
47 157th St.
110 157th St.
206 157th St.
220 157th St.
233 157th St.
237 157th St.
319 157th St.
320 157th St.
327 157th St.
331 157th St.

407 157th St.
507 157th St.
9 158th Place, Apt. 2A south
106 163rd St.
136 163rd St.
664 163rd St.
11 164th St.
21 164th St.
46 164th Place
47 164th Place
107 164th St.
12 165th St.
15 165th St.
29 165th St.
33 165th St.
16 166th St.
35 165th Place
11 166th St.
321 166th St.
14 167th St.

Section 2: Superseder. In the event a conflict exists between the terms of this Ordinance and any other ordinance or resolution of the City, the terms of this Ordinance shall govern.

Section 3: Severability. This Ordinance and every provision thereof shall be considered severable and the invalidity of any section clause, paragraph, sentence or provision of this Ordinance will not affect the validity of any other portion of this Ordinance.

Section 4: Effective Date. This Ordinance shall be in full force and effect upon its passage and publication in pamphlet form, in accordance with law, and the provisions of the Calumet City's Municipal Code amended herein shall be reprinted with the changes.

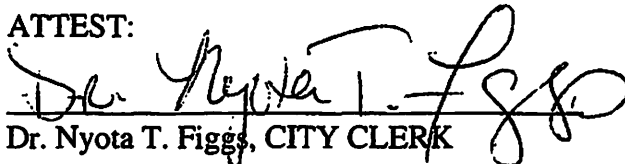
ADOPTED this 24th day of August, 2023, pursuant to a roll call as follows:

	Yes	No	Absent	Present
Gardner	X			
Navarrete	X			
Patton	X			
Smith	X			
Tillman	X			
Williams	X			
Wilson	X			
(Mayor Jones)				

APPROVED by the Mayor on August 24, 2023.


 Thaddeus Jones
 MAYOR

ATTEST:


 Dr. Nyota T. Figg, CITY CLERK

Ord.#23-22
Regular City Council Mtg 08.24.23

25

5A

**THE CITY OF CALUMET CITY
COOK, ILLINOIS**

**ORDINANCE
NO. 23-23**

**AN ORDINANCE ACCEPTING THE TERM SHEET AND
AUTHORIZING PAYMENT FOR THE PURCHASE OF
1624 HARBOR AVENUE**

**THADDEUS JONES, Mayor
DR. NYOTA T. FIGGS, City Clerk**

**DEJUAN GARDNER
MICHAEL NAVARRETE
JAMES PATTON
ANTHONY SMITH
DEANDRE TILLMAN
RAMONDE WILLIAMS
MONET WILSON
Aldermen**

Published in pamphlet form by authority of the Mayor and City Council of the City of Calumet City on August 24, 2023

Prepared by: Peterson, Johnson, and Murray, LLC,
200 W. Adams, Suite 2125, Chicago, IL 60606

**CALUMET CITY
Cook County, Illinois**

Ord.#23-23
Regular City Council Mtg 08.24.23

ORDINANCE NO. 23-23

AN ORDINANCE ACCEPTING THE TERM SHEET AND AUTHORIZING PAYMENT FOR THE PURCHASE OF 1624 HARBOR AVENUE

WHEREAS, Calumet City, Cook County, Illinois (the "City") is a home rule municipality pursuant to Section 6(a), Article VII of the 1970 Constitution of the State of Illinois, and as such may exercise any power and perform any function pertaining to its government and affairs; and

WHEREAS, Calumet City, in the County of Cook, State of Illinois, is a home rule unit of government, and has the power to purchase real property; and

WHEREAS, there the Cook County Land Bank Authority acquired 1624 Harbor Avenue ("Subject Property") in Calumet City; and

WHEREAS, the Cook County Land Bank Authority has offered to sell the Subject Property to Calumet City for twenty-five thousand dollars (\$25,000) ("Term Sheet" attached herein as Exhibit A); and

WHEREAS, the City Council finds it to be in the best interests of its citizens and residents to accept the terms of Exhibit A and to purchase the Subject Property.

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of Calumet City, Cook County, Illinois by and through its home rule powers as follows:

SECTION ONE: The City hereby incorporates all of the recitals above into this Ordinance as if fully set forth herein.

SECTION TWO: The Mayor and City Council hereby approve and accept the Term Sheet attached herein as Exhibit A.

SECTION THREE: The Mayor or his designee is hereby authorized facilitate payment and execute any documents, necessary to carry out the terms of Exhibit A and complete the purchase of the Subject Properties, subject to review and revision by the City Attorney.

SECTION FOUR: If any provision of this Ordinance or application thereof to any person or circumstance is ruled unconstitutional or otherwise invalid, such invalidity shall not affect other provisions or applications of this Ordinance that can be given effect without the invalid application or provision, and each invalid provision or invalid application of this Ordinance is severable.

SECTION FIVE: Where the conditions imposed by any provisions of this Ordinance are more restrictive than comparable provisions imposed elsewhere in any other local law, ordinance, resolution, rule or regulation, the regulations of this Ordinance will govern.


SECTION SIX: The City Clerk shall publish this Ordinance in pamphlet form.

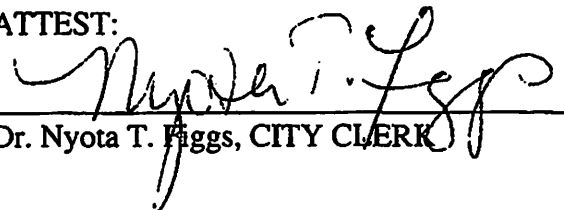
SECTION SEVEN: This Ordinance shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

ADOPTED this 24th day of August, 2023, pursuant to a roll call as follows:

	Yes	No	Absent	Present
Gardner	X			
Navarrete	X			
Patton	X			
Smith	X			
Tillman	X			
Williams	X			
Wilson	X			
(Mayor Jones)				

APPROVED by the Mayor on August 24, 2023.


 Thaddeus Jones
 MAYOR

ATTEST:

 Dr. Nyota T. Figg, CITY CLERK

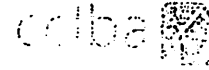
Ord.#23-23
 Regular City Council Mtg 08.24.23

EXHIBIT A ("Term Sheet")

Ord.#23-23
Regular City Council Mtg 08.24.23

FILE NUMBER:

**Cook County Land Bank Authority ("CCLBA")
Term Sheet**



1. **Property:** Address: 1624 Harbor, Calumet City, IL 60409
PIN(S): 29-01-421-041-0000

2. **Purchaser:** Name: City of Calumet City
Address: 204 Pulaski Road, Calumet City, IL 60409
Phone: 708-891-8139
Email: vwilliams@calumetcity.org

3. **Purchaser's Attorney:** Name:
Address:
Phone:
Email:

4. **Purchase Price:** \$25,000

5. **Proposed Municipal Use for Property:** Economic Development

-
6. **Financing:** The Purchaser (check one) () will or () will not obtain financing to purchase the Property. Lender: NA

CCLBA will have the right to terminate this transaction upon any material change in how the purchase of the Property is being financed. Any such change will be permitted only with CCLBA's express authorization.

7. **Property Sold As-Is:** Each Property sold by CCLBA is sold on an "as is" basis with no express or implied warranties as to condition.

8. **Contract of Purchase and Sale:** Upon the execution and delivery of this Term Sheet by both Seller and Purchaser (collectively, "Parties"), Seller will have its attorneys prepare, and send to Purchaser, a Purchase Agreement. Such Purchase Agreement shall be consistent with these terms and shall include other material terms and conditions of the sale yet to be agreed to by the Parties, including, without limitation, representations and warranties mutually acceptable to the Parties. The Purchaser shall have seven (7) business days from the date the Purchaser receives the Purchase Agreement to return a signed Purchase Agreement to the Seller's attorneys. Electronic copies are acceptable. Notwithstanding any other provision, if a signed Purchase Agreement is not returned within seven (7) business days, the terms set forth in this Term Sheet and the Purchase Agreement shall expire.

9. **Contingent on Acquisition:** CCLBA (check one) () has, () has not, acquired the Property.

If CCLBA has not yet acquired the Property, CCLBA's obligation to close on the Property is contingent upon CCLBA's acquisition of the Property prior to NA ("Acquisition Deadline"). If, at any time, CCLBA notifies Purchaser that CCLBA will not be acquiring the Property prior to the Acquisition Deadline, this Term Sheet and the Purchase Agreement shall be null and void. The Acquisition Deadline may only be extended by mutual agreement by the Parties in writing.

10. Closing Location and Period: The closing of the purchase and sale (the "Closing") shall take place no later than thirty (30) days (the "Closing Date") at a mutually agreeable time at the offices of the CCLBA or as otherwise agreed to by the Parties in writing.
11. Transfer Taxes, Prorations and Closing Costs: Purchaser will shall pay the costs of any transfer/inspection fees and taxes due for Seller's acquisition and sale of the Property. Notwithstanding any local custom, Purchaser shall record the deed and pay all associated costs. Seller represents that property taxes have been voided through the year of Seller's acquisition. However, any taxes that have accrued between the year of Seller's acquisition and the Closing will be Purchaser's responsibility to pay. Seller will not provide a tax proration at Closing.
12. Post-Closing Security. CCLBA currently has a contract with Door & Window Guard Systems, Inc. ("DAWGS") to secure the Property while it is vacant. The rates for maintaining the DAWGS system after Closing are attached to this Term Sheet. Pursuant to local ordinance, Purchasers are obligated to keep the Property secured at all times after Closing until the property is re-occupied. Purchaser agrees to secure the Property after closing as follows:
- ___ Keep and maintain the current DAWGS system at the attached rates.
- ___ Discontinue and replace the DAWGS system.
- ___ Not applicable
13. Termination: Unless the Parties have made and entered into a Purchase Agreement, Seller shall have the right to withdraw its acceptance of the terms in this Term Sheet. If the Seller exercises this option, this Term Sheet shall be deemed null and void and neither party shall have any further duties or obligations under this Term Sheet. If Seller withdraws acceptance of this Term Sheet, Seller agrees to refund the originating Party any Application Fee paid as part of this transaction. Neither Party shall be entitled to any monetary or legal damages as a result of termination.

If this term sheet correctly reflects your understanding of our mutual intent with respect to certain principal terms and conditions of the proposed sale of the Property, please so indicate by signing this Term Sheet and returning the same to the undersigned.

Cook County Land Bank Authority ("CCLBA")

By: _____

Name: Jessica Caffrey
Title: Executive Director

Agreed to as of _____

Application Fee Received: NA

Purchaser:

By: Thaddeus Jiro

Name: Thaddeus Jiro

Title: Mayor, Calumet City

Agreed to as of 8/15/23

Ord.#23-23
Regular City Council Mtg 08.24.23

**THE CITY OF CALUMET CITY
COOK, ILLINOIS**

**RESOLUTION
NO. 23-41**

**A RESOLUTION AUTHORIZING INTERVENTION IN PROCEEDINGS
BEFORE THE STATE OF ILLINOIS PROPERTY TAX APPEAL BOARD**

**THADDEUS JONES, Mayor
DR. NYOTA T. FIGGS, City Clerk**

**DEJUAN GARDNER
MICHAEL NAVARRETE
JAMES PATTON
ANTHONY SMITH
DEANDRE TILLMAN
RAMONDE WILLIAMS
MONET WILSON
Aldermen**

Published in pamphlet form by authority of the Mayor and City Council of the City of Calumet City on August 24, 2023

Prepared by: Peterson, Johnson, and Murray, LLC.
200 W. Adams, Suite 2125. Chicago, IL 60606

**CALUMET CITY
Cook County, Illinois**

RESOLUTION NO. 23-41

**A RESOLUTION AUTHORIZING INTERVENTION IN PROCEEDINGS
BEFORE THE STATE OF ILLINOIS PROPERTY TAX APPEAL BOARD**

WHEREAS, Calumet City, Cook County, Illinois (the "City") is a home rule municipality pursuant to Section 6(a), Article VII of the 1970 Constitution of the State of Illinois, and as such may exercise any power and perform any function pertaining to its government and affairs; and

WHEREAS, owners or managers of real properties located within the boundaries of the State of Illinois have the right to file an appeal challenging the assessed value of parcels of real property with the State of Illinois Property Tax Appeal Board ("PTAB"); and

WHEREAS, an appeal before PTAB may seek a reduction in the assessed value of parcels of the real estate; and

WHEREAS, a reduction granted by PTAB in the assessed value of parcels of real estate located within the corporate boundaries of the City of Calumet City ("City") will lead to the issuance of a real property tax refund from the current collections of the City; and

WHEREAS, the City has the right to intervene in the proceedings before PTAB in order to protect its revenue interest in the assessed value of the real estate parcel(s); and

WHEREAS, the time period during which a taxing district may intervene is sixty (60) days from the date of notice from the local board of review that an appeal has been filed by an owner or manager of a parcel(s) of real property;

WHEREAS, the Corporate Authorities of Calumet City have determined that it is necessary, desirable, advantageous and in the public interest to defend the City's real property tax base by intervening in the PTAB appeals filed on the following parcel numbers within the boundaries of Calumet City (copies of appeals are attached herein as Exhibit A):

NOW, THEREFORE, BE IT ORDAINED by the Mayor and City Council of Calumet City, Cook County, Illinois by and through its home rule powers as follows:

Section 1. The City hereby incorporates all of the recitals above into this Resolution as if fully set forth herein.

Section 2. The City authorizes Dominick L. Lanzito and the firm of Peterson, Johnson and Murray LLC to act as it's legal representative and to:

- a. File a Request to Intervene in the appeal proceeding of PTAB Docket Numbers:
 - i. 2022-29295
 - ii. 2022-30352
 - iii. 2022-29113
 - iv. 2022-29924
- b. Represent the City's interests in such proceedings.
- c. Intervene at the attorney's discretion in any additional PTAB appeals filed within this calendar year of 2023.

Section 3. Where the conditions imposed by any provisions of this Resolution are more restrictive than comparable provisions imposed elsewhere in any other local law, ordinance, resolution, rule or regulation, the regulations of this Resolution will govern.

Section 4. This Resolution shall be in full force and effect from and after its passage, approval and publication in pamphlet form as provided by law.

ADOPTED this 24th day of August, 2023, pursuant to a roll call as follows:

	Yes	No	Absent	Present
Gardner	X			
Navarrete	X			
Patton	X			
Smith	X			
Tillman	X			
Williams	X			
Wilson	X			
(Mayor Jones)				

APPROVED by the Mayor on August 24, 2023.


 Thaddeus Jones
 MAYOR

ATTEST:

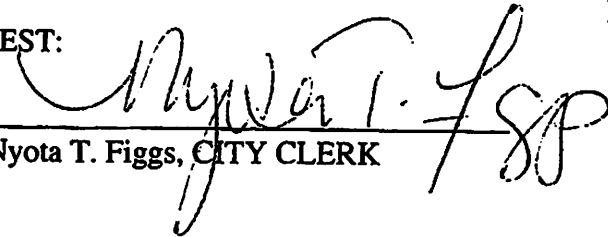

 Dr. Nyota T. Figgs, CITY CLERK

EXHIBIT A

DocuSign Envelope ID: CC385C40-38C0-415B-9DC1-5898063B2345

Docket No. 2022-29295



RESIDENTIAL APPEAL
State of Illinois – Property Tax Appeal Board (PTAB)

Assessment Year 2022

See page 5 for instructions; also, information on how to complete this form can be found at www.ptab.illinois.gov

Section I

HEARING OPTIONS – If neither box is checked, your appeal may be decided based on the evidence submitted. PLEASE CHECK ONE:
 I would like the PTAB to determine the correct assessment based on the evidence submitted. (This may expedite resolution of the appeal.)
 I would like to present my case in person at a hearing. (Note: Location, date, and time will be determined by the PTAB.)

Section II

Appellant (Taxpayer or Owner) Information

Last Name Ponnezhan
First Name Augustine

Address Line 1 c/o Elliott & Associates Attorneys
Address Line 2 1430 Lee Street
City Des Plaines
State IL ZIP 60018
Telephone 847-298-8300
Email Address PTABGroup@elliottlaw.com

Attorney for Appellant

Last Name Elliott
First Name Joanne
Firm Name Elliott & Associates, P.C.
Address Line 1 1430 Lee Street
Address Line 2 _____
City Des Plaines
State IL ZIP 60018
Telephone 847-298-8300
Email Address PTABGroup@elliottlaw.com

1a Petition is hereby made to appeal for property located in Cook County from:

a) The final, written decision of the County Board of Review dated 4/24/2023 or transmittal date of _____ (Cook County only).

OR

b) The favorable decision of the Property Tax Appeal Board (PTAB) dated _____
 Rollover Direct Appeal

32

1b Is this an owner-occupied residence? Yes No

2a Parcel Number See Addendum Township Thomton
Address of property Various addresses on Astor, Harbor, etc.

2b If appellant is other than an owner, give name and address of owner. Name _____
Address Line 1 _____ Address Line 2 _____
City _____ State _____ ZIP _____

2c Assessment(s) of the property for the assessment year by parcel number: Multi-Parcel Appeal
(Use the "Addendum to Petition" form for multiple parcels found at www.ptab.illinois.gov along with special instructions if 50 parcels or more.)

1. Board of Review or *NOTE: These amounts are totals for all PINs listed on the addendum.*
Assessor Assessment: Land 94,140 Impr./Building 658,649 Total 750,789
2. Appellant Assessment Request: Land 94,140 Impr./Building 413,612 Total 507,752

ALWAYS complete lines 1 and 2 above for the assessment year being appealed. Line #1 information is available from the Supervisor of Assessments/County Assessor or the Board of Review offices, or may be on the Notice itself.

2d This appeal is based on the following evidence (you must check all applicable boxes):

- Recent sale – complete Section IV
- Comparable sales – complete Section V
- Contention of law – submit legal brief
- Assessment equity – complete Section V
- Recent construction – complete Section VI
- Recent appraisal (enclose complete copy(s) of the appraisal)

Evidence:

- I certify this completed form along with enclosed evidence completes my appeal filing **OR**
- I hereby request an extension of time to submit my evidence. Days requested: _____

2e Date 6/1/2023 | 11:13 AM CDT

Signature Joanne Elliott (H)
4856466025334AA, Attorney or Appellant only



Property Tax Appeal Board

Addendum to Petition

This Addendum is to be used in appeals where multiple parcels are consolidated into a single petition. The assessed values and the relief requested for each individual parcel must be separately listed. Aggregating assessments is not appropriate. If additional space is required, use Addendum to Petition Additional Pages.

Property ID No. (P.I.N.)	29-01-418-043-0000	102 E LUCE	Docket No.	
Board of Review	Land 3,384	Impr. 16,006	Total	19,390
Appellant's Claim	Land 3,384	Impr. 9,644	Total	13,028
Property ID No. (P.I.N.)	29-01-420-033-0000	1669 HANSON	Docket No.	
Board of Review	Land 3,000	Impr. 18,902	Total	21,902
Appellant's Claim	Land 3,000	Impr. 11,780	Total	14,780
Property ID No. (P.I.N.)	29-01-421-036-0000	1660 S. HANSON	Docket No.	
Board of Review	Land 2,880	Impr. 19,388	Total	22,268
Appellant's Claim	Land 2,880	Impr. 12,155	Total	15,035
Property ID No. (P.I.N.)	29-01-421-046-0000	1728 S HANSON	Docket No.	
Board of Review	Land 2,976	Impr. 20,755	Total	23,731
Appellant's Claim	Land 2,976	Impr. 13,080	Total	16,056
Property ID No. (P.I.N.)	29-01-421-047-0000	1724 S HANSON	Docket No.	
Board of Review	Land 2,976	Impr. 21,545	Total	24,521
Appellant's Claim	Land 2,976	Impr. 13,631	Total	16,607
Property ID No. (P.I.N.)	29-01-421-048-0000	1720 S. HANSON	Docket No.	
Board of Review	Land 2,976	Impr. 21,546	Total	24,522
Appellant's Claim	Land 2,976	Impr. 13,631	Total	16,607
Property ID No. (P.I.N.)	29-01-421-049-0000	1716 S. HANSON	Docket No.	
Board of Review	Land 2,976	Impr. 21,546	Total	24,522
Appellant's Claim	Land 2,976	Impr. 13,631	Total	16,607

PTAB15F (Rev. 08/08)

Property ID No. (P.I.N.)	29-01-421-050-0000	1712 HANSON	Docket No.	
Board of Review	Land 2,976	Impr. 21,546	Total	24,522
Appellant's Claim	Land 2,976	Impr. 13,631	Total	16,607
Property ID No. (P.I.N.)	29-01-421-051-0000	1706 HANSON	Docket No.	
Board of Review	Land 2,976	Impr. 21,546	Total	24,522
Appellant's Claim	Land 2,976	Impr. 13,631	Total	16,607
Property ID No. (P.I.N.)	29-01-421-052-0000	1701 HANSON	Docket No.	
Board of Review	Land 2,976	Impr. 21,547	Total	24,523
Appellant's Claim	Land 2,976	Impr. 13,632	Total	16,608
Property ID No. (P.I.N.)	29-01-422-029-0000	730 YATES	Docket No.	
Board of Review	Land 3,000	Impr. 22,323	Total	25,323
Appellant's Claim	Land 3,000	Impr. 14,166	Total	17,166
Property ID No. (P.I.N.)	29-01-423-017-0000	1604 S ASTOR	Docket No.	
Board of Review	Land 4,000	Impr. 19,093	Total	23,093
Appellant's Claim	Land 4,000	Impr. 11,611	Total	15,611
Property ID No. (P.I.N.)	29-01-423-018-0000	1600 S ASTOR	Docket No.	
Board of Review	Land 3,000	Impr. 20,462	Total	23,462
Appellant's Claim	Land 3,000	Impr. 12,373	Total	15,373
Property ID No. (P.I.N.)	29-01-423-019-0000	1608 S ASTOR	Docket No.	
Board of Review	Land 3,000	Impr. 20,431	Total	23,431
Appellant's Claim	Land 3,000	Impr. 12,373	Total	15,373
Property ID No. (P.I.N.)	29-01-423-020-0000	1605 S ASTOR	Docket No.	
Board of Review	Land 3,000	Impr. 20,431	Total	23,431
Appellant's Claim	Land 3,000	Impr. 12,351	Total	15,351
Property ID No. (P.I.N.)	29-01-423-021-0000	1616 S ASTOR	Docket No.	
Board of Review	Land 3,000	Impr. 20,463	Total	23,463
Appellant's Claim	Land 3,000	Impr. 12,351	Total	15,351

Property ID No. (P.I.N.)	<u>29-01-423-022-0000</u>	<u>1626 S ASTOR</u>	Docket No.	
Board of Review	Land <u>3,000</u>	Impr. <u>20,463</u>	Total	<u>23,463</u>
Appellant's Claim	Land <u>3,000</u>	Impr. <u>12,351</u>	Total	<u>15,351</u>
Property ID No. (P.I.N.)	<u>29-01-423-023-0000</u>	<u>1624 ASTOR</u>	Docket No.	
Board of Review	Land <u>3,000</u>	Impr. <u>20,463</u>	Total	<u>23,463</u>
Appellant's Claim	Land <u>3,000</u>	Impr. <u>12,351</u>	Total	<u>15,351</u>
Property ID No. (P.I.N.)	<u>29-01-423-024-0000</u>	<u>1628 ASTOR</u>	Docket No.	
Board of Review	Land <u>3,000</u>	Impr. <u>20,463</u>	Total	<u>23,463</u>
Appellant's Claim	Land <u>3,000</u>	Impr. <u>12,351</u>	Total	<u>15,351</u>
Property ID No. (P.I.N.)	<u>29-01-423-025-0000</u>	<u>1632 S ASTOR</u>	Docket No.	
Board of Review	Land <u>3,000</u>	Impr. <u>20,415</u>	Total	<u>23,415</u>
Appellant's Claim	Land <u>3,000</u>	Impr. <u>12,835</u>	Total	<u>15,835</u>
Property ID No. (P.I.N.)	<u>29-01-424-001-0000</u>	<u>1631 N ASTOR</u>	Docket No.	
Board of Review	Land <u>1,485</u>	Impr. <u>21,784</u>	Total	<u>23,269</u>
Appellant's Claim	Land <u>1,485</u>	Impr. <u>14,247</u>	Total	<u>15,732</u>
Property ID No. (P.I.N.)	<u>29-01-424-002-0000</u>	<u>1627 N ASTOR</u>	Docket No.	
Board of Review	Land <u>1,681</u>	Impr. <u>20,112</u>	Total	<u>21,793</u>
Appellant's Claim	Land <u>1,681</u>	Impr. <u>13,518</u>	Total	<u>15,199</u>
Property ID No. (P.I.N.)	<u>29-01-424-003-0000</u>	<u>1629 N ASTOR</u>	Docket No.	
Board of Review	Land <u>2,111</u>	Impr. <u>19,733</u>	Total	<u>21,844</u>
Appellant's Claim	Land <u>2,111</u>	Impr. <u>13,124</u>	Total	<u>15,235</u>
Property ID No. (P.I.N.)	<u>29-01-424-004-0000</u>	<u>1621 N. ASTOR</u>	Docket No.	
Board of Review	Land <u>2,880</u>	Impr. <u>20,033</u>	Total	<u>22,913</u>
Appellant's Claim	Land <u>2,880</u>	Impr. <u>13,100</u>	Total	<u>15,980</u>
Property ID No. (P.I.N.)	<u>29-01-424-005-0000</u>	<u>1617 N ASTOR</u>	Docket No.	
Board of Review	Land <u>3,000</u>	Impr. <u>19,922</u>	Total	<u>22,922</u>
Appellant's Claim	Land <u>3,000</u>	Impr. <u>12,986</u>	Total	<u>15,986</u>

Property ID No. (P.I.N.)	<u>29-01-424-008-0000</u>	<u>16165 Pointe</u>	Docket No.	_____
Board of Review	Land <u>3,258</u>	Impr. <u>19,718</u>	Total	<u>22,976</u>
Appellant's Claim	Land <u>3,258</u>	Impr. <u>12,766</u>	Total	<u>16,024</u>
Property ID No. (P.I.N.)	<u>29-01-424-009-0000</u>	<u>16085 Pointe</u>	Docket No.	_____
Board of Review	Land <u>2,720</u>	Impr. <u>19,132</u>	Total	<u>21,852</u>
Appellant's Claim	Land <u>2,720</u>	Impr. <u>13,059</u>	Total	<u>15,779</u>
Property ID No. (P.I.N.)	<u>29-01-424-011-0000</u>	<u>270 e Yates</u>	Docket No.	_____
Board of Review	Land <u>3,000</u>	Impr. <u>20,953</u>	Total	<u>23,953</u>
Appellant's Claim	Land <u>3,000</u>	Impr. <u>13,210</u>	Total	<u>16,210</u>
Property ID No. (P.I.N.)	<u>29-01-424-012-0000</u>	<u>244 e Yates</u>	Docket No.	_____
Board of Review	Land <u>3,000</u>	Impr. <u>20,955</u>	Total	<u>23,955</u>
Appellant's Claim	Land <u>3,000</u>	Impr. <u>13,212</u>	Total	<u>16,212</u>
Property ID No. (P.I.N.)	<u>29-01-424-013-0000</u>	<u>250 e Yates</u>	Docket No.	_____
Board of Review	Land <u>3,318</u>	Impr. <u>20,661</u>	Total	<u>23,979</u>
Appellant's Claim	Land <u>3,318</u>	Impr. <u>12,911</u>	Total	<u>16,229</u>
Property ID No. (P.I.N.)	<u>29-12-203-046-0000</u>	<u>1653 STATE ST</u>	Docket No.	_____
Board of Review	Land <u>3,286</u>	Impr. <u>22,156</u>	Total	<u>25,442</u>
Appellant's Claim	Land <u>3,286</u>	Impr. <u>13,983</u>	Total	<u>17,269</u>
Property ID No. (P.I.N.)	<u>29-12-203-047-0000</u>	<u>1643 STATE ST</u>	Docket No.	_____
Board of Review	Land <u>3,305</u>	Impr. <u>22,156</u>	Total	<u>25,461</u>
Appellant's Claim	Land <u>3,305</u>	Impr. <u>13,957</u>	Total	<u>17,262</u>
Property ID No. (P.I.N.)	_____	_____	Docket No.	_____
Board of Review	Land _____	Impr. _____	Total	<u>0</u>
Appellant's Claim	Land _____	Impr. _____	Total	<u>0</u>
Property ID No. (P.I.N.)	_____	_____	Docket No.	_____
Board of Review	Land _____	Impr. _____	Total	<u>0</u>
Appellant's Claim	Land _____	Impr. _____	Total	<u>0</u>



INDUSTRIAL APPEAL

State of Illinois - Property Tax Appeal Board (PTAB)

Assessment Year 2022

See page 5 for instructions; also, information on how to complete this form can be found at www.ptab.illinois.gov

Section I

HEARING OPTIONS - If neither box is checked, your appeal may be decided based on the evidence submitted. PLEASE CHECK ONE:

I would like the PTAB to determine the correct assessment based on the evidence submitted. (This may expedite resolution of the appeal.)

I would like to present my case in person at a hearing. (Note: Location, date, and time will be determined by the PTAB.)

Section II

Appellant (Taxpayer or Owner) Information

Last Name GELITA USA, Inc.
First Name _____

Address Line 1 2445 Port Neal Road
Address Line 2 _____
City Sergeant Bluff
State IA ZIP 51054
Telephone 712-943-1660
Email Address rob.mayberry@gelita.com

Attorney for Appellant

Last Name Worsek
First Name Richard D.
Firm Name Worsek & Vihon
Address Line 1 180 North LaSalle Street
Address Line 2 Suite 3010
City Chicago
State IL ZIP 60601
Telephone 312-368-0091
Email Address rworsek@wvproptax.com

- 1a Petition is hereby made to appeal for property located in Cook County from:
- a) The final, written decision of the County Board of Review dated _____ or
transmittal date of 5/11/2023 (*Cook County only*).
- OR**
- b) The favorable decision of the Property Tax Appeal Board (PTAB) dated _____.

2a Parcel Number See Addendum Township Thomton
Address of property 10 Wentworth Avenue, Calumet City, IL 60409

2b If appellant is other than an owner, give name and address of owner. Name _____
Address Line 1 _____ Address Line 2 _____
City _____ State _____ ZIP _____

2c Assessment(s) of the property for the assessment year by parcel number: Multi-Parcel Appeal
(Use the "Addendum to Petition" form for multiple parcels found at www.ptab.illinois.gov along with special instructions if 50 parcels or more.)

NOTE: These amounts are totals for all PINs listed on the addendum.

1. Board of Review or Assessor Assessment: Land 256.031 Impr./Building 270.133 Total 526.164
2. Appellant Assessment Request: Land 256.031 Impr./Building 91.069 Total 347.100

ALWAYS complete lines 1 and 2 above for the assessment year being appealed. Line #1 information is available from the Supervisor of Assessments/County Assessor or the Board of Review offices, or may be on the Notice itself.

2d This appeal is based on the following evidence (you must check all applicable boxes):

- Recent sale - complete Section IV
- Comparable sales - complete Section V
- Contention of law - submit legal brief
- Assessment equity - complete Section V
- Recent construction - complete Section VI
- Recent appraisal (enclose complete copy(s) of the appraisal)

Evidence:

- I certify this completed form along with enclosed evidence completes my appeal filing **OR**
- I hereby request an extension of time to submit my evidence. Days requested: _____

2e Date 6/8/2023 | 12:53 PM CDT

DocuSigned by:
Richard D. Worsek
7426D5D924E7473 Attorney or Appellant only



Property Tax Appeal Board

Addendum to Petition

This Addendum is to be used in appeals where multiple parcels are consolidated into a single petition. The assessed values and the relief requested for each individual parcel must be separately listed. Aggregating assessments is not appropriate. If additional space is required, use Addendum to Petition Additional Pages.

Property ID No. (P.I.N.) <u>30-08-102-001-0000</u>		Docket No. _____	
Board of Review	Land <u>216,196</u>	Impr. <u>250,981</u>	Total <u>467,177</u>
Appellant's Claim	Land <u>216,196</u>	Impr. <u>81,862</u>	Total <u>298,158</u>
Property ID No. (P.I.N.) <u>30-08-201-001-0000</u>		Docket No. _____	
Board of Review	Land <u>39,835</u>	Impr. <u>19,152</u>	Total <u>58,987</u>
Appellant's Claim	Land <u>39,835</u>	Impr. <u>9,107</u>	Total <u>48,942</u>
Property ID No. (P.I.N.) _____		Docket No. _____	
Board of Review	Land _____	Impr. _____	Total <u>0</u>
Appellant's Claim	Land _____	Impr. _____	Total <u>0</u>
Property ID No. (P.I.N.) _____		Docket No. _____	
Board of Review	Land _____	Impr. _____	Total <u>0</u>
Appellant's Claim	Land _____	Impr. _____	Total <u>0</u>
Property ID No. (P.I.N.) _____		Docket No. _____	
Board of Review	Land _____	Impr. _____	Total <u>0</u>
Appellant's Claim	Land _____	Impr. _____	Total <u>0</u>
Property ID No. (P.I.N.) _____		Docket No. _____	
Board of Review	Land _____	Impr. _____	Total <u>0</u>
Appellant's Claim	Land _____	Impr. _____	Total <u>0</u>

PTAB15F (Rev. 08/08)



COMMERCIAL APPEAL

State of Illinois – Property Tax Appeal Board (PTAB)

Assessment Year 2022

See page 5 for instructions; also, information on how to complete this form can be found at www.ptab.illinois.gov

Section I

HEARING OPTIONS – If neither box is checked, your appeal may be decided based on the evidence submitted. PLEASE CHECK ONE:	
<input type="checkbox"/>	I would like the PTAB to determine the correct assessment based on the evidence submitted. (This may expedite resolution of the appeal.)
<input checked="" type="checkbox"/>	I would like to present my case in person at a hearing. (Note: Location, date, and time will be determined by the PTAB.)

Section II

Appellant (Taxpayer or Owner) Information

Last Name Home Depot Store 1909
 First Name WB RE Holdings LLC
 Address Line 1 2455 Paces Ferry Rd., NW
 Address Line 2 _____
 City Atlanta
 State GA ZIP 30339
 Telephone 312-832-0123
 Email Address cds@stevepearlman.com

Attorney for Appellant

Last Name Sarris
 First Name Chris D.
 Firm Name Steven B. Pearlman & Associates
 Address Line 1 350 West Hubbard Street
 Address Line 2 Suite 630
 City Chicago
 State IL ZIP 60654
 Telephone 312-832-0123
 Email Address cds@stevepearlman.com

1a Petition is hereby made to appeal for property located in Cook County from:

a) The final, written decision of the County Board of Review dated 04/24/2023 or transmittal date of _____ (Cook County only).

OR

b) The favorable decision of the Property Tax Appeal Board (PTAB) dated _____.

2a Parcel Number See Addendum Township Thornton
Address of property 1550 Torrence Avenue-Regency Ct, Calumet City

2b If appellant is other than an owner, give name and address of owner. Name _____
Address Line 1 _____ Address Line 2 _____
City _____ State _____ ZIP _____

2c Assessment(s) of the property for the assessment year by parcel number: Multi-Parcel Appeal
(Use the "Addendum to Petition" form for multiple parcels found at www.ptab.illinois.gov along with special instructions if 50 parcels or more.)

NOTE: These amounts are totals for all PINs listed on the addendum.

1. Board of Review or Assessor Assessment: Land 987,273 Impr./Building 667,624 Total 1,654,897

2. Appellant Assessment Request: Land 987,273 Impr./Building 375,227 Total 1,362,500

ALWAYS complete lines 1 and 2 above for the assessment year being appealed. Line #1 information is available from the Supervisor of Assessments/County Assessor or the Board of Review offices, or may be on the Notice itself.

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- Recent sale – complete Section IV
- Comparable sales – complete Section V
- Contention of law – submit legal brief
- Assessment equity – complete Section V
- Recent construction – complete Section VI
- Recent appraisal (enclose complete copy(s) of the appraisal)

Evidence:

- I certify this completed form along with enclosed evidence completes my appeal filing **OR**
- I hereby request an extension of time to submit my evidence. Days requested: _____

2e Date 5/27/2023 | 10:02 AM CDT

Signature

DocuSigned by:

 CSBE01B189A54C9 Attorney or Appellant only



Property Tax Appeal Board

Addendum to Petition

This Addendum is to be used in appeals where multiple parcels are consolidated into a single petition. The assessed values and the relief requested for each individual parcel must be separately listed. Aggregating assessments is not appropriate. If additional space is required, use Addendum to Petition Additional Pages.

Property ID No. (P.I.N.) <u>29-24-400-081-0000</u>		Docket No. _____	
Board of Review	Land <u>416685</u>	Impr. <u>17008</u>	Total <u>433,693</u>
Appellant's Claim	Land <u>416685</u>	Impr. <u>3342</u>	Total <u>420,027</u>
Property ID No. (P.I.N.) <u>29-24-401-021-0000</u>		Docket No. _____	
Board of Review	Land <u>570588</u>	Impr. <u>650616</u>	Total <u>1,221,204</u>
Appellant's Claim	Land <u>570588</u>	Impr. <u>371885</u>	Total <u>942,473</u>
Property ID No. (P.I.N.) _____		Docket No. _____	
Board of Review	Land _____	Impr. _____	Total <u>0</u>
Appellant's Claim	Land _____	Impr. _____	Total <u>0</u>
Property ID No. (P.I.N.) _____		Docket No. _____	
Board of Review	Land _____	Impr. _____	Total <u>0</u>
Appellant's Claim	Land _____	Impr. _____	Total <u>0</u>
Property ID No. (P.I.N.) _____		Docket No. _____	
Board of Review	Land _____	Impr. _____	Total <u>0</u>
Appellant's Claim	Land _____	Impr. _____	Total <u>0</u>
Property ID No. (P.I.N.) _____		Docket No. _____	
Board of Review	Land _____	Impr. _____	Total <u>0</u>
Appellant's Claim	Land _____	Impr. _____	Total <u>0</u>

PTAB15F (Rev. 08/08)



COMMERCIAL APPEAL

State of Illinois – Property Tax Appeal Board (PTAB)

Assessment Year 2022

See page 5 for instructions; also, information on how to complete this form can be found at www.ptab.illinois.gov

Section I

HEARING OPTIONS – If neither box is checked, your appeal may be decided based on the evidence submitted. PLEASE CHECK ONE:

I would like the PTAB to determine the correct assessment based on the evidence submitted. (This may expedite resolution of the appeal.)

I would like to present my case in person at a hearing. (Note: Location, date, and time will be determined by the PTAB.)

Section II

Appellant (Taxpayer or Owner) Information

Last Name J.C. Penney Company, Inc.
First Name _____

Address Line 1 PO Box 1001
Address Line 2 _____
City Dallas
State TX ZIP 75301
Telephone 972-431-9805
Email Address rkandyll@jcp.com

Attorney for Appellant

Last Name Griffin
First Name Kevin
Firm Name Eugene L. Griffin & Associates, Ltd.
Address Line 1 29 North Wacker Drive
Address Line 2 Suite 850
City Chicago
State IL ZIP 60606
Telephone 312-855-5012
Email Address kggriffin@griffinlaw.com

1a Petition is hereby made to appeal for property located in Cook County from:

a) The final, written decision of the County Board of Review dated _____ or
transmittal date of 05/11/2023 (*Cook County only*).

OR

b) The favorable decision of the Property Tax Appeal Board (PTAB) dated _____.

2a Parcel Number 30-19-100-129-0000 Township Thomton
Address of property 200 River Oaks Drive, Calumet City, Illinois

2b If appellant is other than an owner, give name and address of owner. Name _____
Address Line 1 _____ Address Line 2 _____
City _____ State _____ ZIP _____

2c Assessment(s) of the property for the assessment year by parcel number: Multi-Parcel Appeal
(Use the "Addendum to Petition" form for multiple parcels found at www.ptab.illinois.gov along with special instructions if 50 parcels or more.)

1. Board of Review or

Assessor Assessment: Land 720,678 Impr./Building 294,997 Total 1,015,675

2. Appellant Assessment Request: Land 462,500 Impr./Building 87,500 Total 550,000

ALWAYS complete lines 1 and 2 above for the assessment year being appealed. Line #1 information is available from the Supervisor of Assessments/County Assessor or the Board of Review offices, or may be on the Notice itself.

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- Recent sale – complete Section IV
- Comparable sales – complete Section V
- Contention of law – submit legal brief
- Assessment equity – complete Section V
- Recent construction – complete Section VI
- Recent appraisal (enclose complete copy(s) of the appraisal)

Evidence:

- I certify this completed form along with enclosed evidence completes my appeal filing **OR**
- I hereby request an extension of time to submit my evidence. Days requested: _____

2e Date 6/8/2023 | 3:13 PM CDT

DocuSigned by:
Kevin Griffin
503C5DAE1E774F0 Attorney or Appellant only

amount of \$3,655.00 payable from Account #01099-52696. This amount represents 95% of 1% of gross rental or lease charges collected from April 16, 2023 through July 15, 2023 for the sole purpose of promoting tourism, in accordance with Ordinance #02-21, and the imposition of the Hotel Accommodations Tax.

#4: Payment to MEP Infrastructure Solutions Inc.

Approve payment to MEP Infrastructure Solutions Inc. (MEPIS) Invoice #4884 Project 23.130, for the Conceptual Ideas for the Water Park and Hotel, in the amount of \$6,000.00 and direct City Treasurer to remit payment from account #01099-52600.

#5: Payment to Farnsworth

Approve payment to Farnsworth (Inv #244615) for Project #023MUN0222, in the amount of \$44,456.64 and direct City Treasurer Tarka to remit payment from account 01099 52600.

#6: Payment to Mike Harle Installations

Approve the installation of flooring materials by Mike Harle Installations in the amount not to exceed \$18,596.00. Authorize the City Treasurer to remit payment to Mike Harle Installations in the amount not to exceed \$18,596.00 to be charged to account 01060-52345.

#7: Payment to Jack Laurie Group

Approve the purchase of flooring materials in the amount not to exceed \$8,275.00. Authorize the City Treasurer to remit payment to Jack Laurie Group in the amount not to exceed \$8,275.00 to be charged to account 01060-52345.

#8: Payment to Farnsworth Group

Approve payment to Farnsworth Group (Invoice #243866) Project #0220324.00, for the Calumet City RTP River Oaks Trail project, in the amount of \$11,330.00 and direct City Treasurer to remit payment from account #01099-52747.

#9: Payment to James Sims

Approve buyback for James Sims due to their termination of position with the City of Calumet City; authorize the City Treasurer to remit payment in the amount listed and charge account #01023-52069.

#10: Payment to Richard Chambers

Approve buyback for Richard Chambers due to their termination of position with the City of Calumet City; authorize the City Treasurer to remit payment in the amount listed and charge account #01085-51102.

#11: Payment to Sheryl Tillman

Approve buyback for Sheryl Tillman for their remaining vacation time from calendar year 2022; authorize the City Treasurer to remit payment in the amount listed and charge account #01069-51171.

#12: Payment to Megan Wilson

Approve buyback for Megan Wilson for their remaining vacation time from calendar year 2022; authorize the City Treasurer to remit payment in the amount listed and charge account #01028-51133.

- #13: Payment to Deanne Jaffrey** Approve buyback for Deanne Jaffrey for their remaining vacation time from calendar year 2022; authorize the City Treasurer to remit payment in the amount listed and charge account #01023-51210.
- #14: Payment to Lyons Electric Company** Approve cost payable to Lyons Electric Company for invoice 16101, in the amount of \$9,231.08. Please direct city treasurer to remit payment from account 04007-52449.
- #15: Payment to Calumet City Plumbing** Approve cost payable to Calumet City Plumbing for invoice 59015, in the amount of \$7,747.94. Please direct city treasurer to remit payment from account 03036-52349.
- #16: Payment to Calumet City Plumbing** Approve cost payable to Calumet City Plumbing for invoice 59017, in the amount of \$6,102.29. Please direct city treasurer to remit payment from account 03036-52101.
- #17: Payment to Calumet City Plumbing** Approve cost payable to Calumet City Plumbing for invoice 59174, in the amount of \$11,245.30. Please direct city treasurer to remit payment from account 03036-52349.
- #18: Payment to The Law Office of Theodore London & Associates** Approve payment to The Law Office of Theodore London & Associates (Inv# 7131), in the amount of \$6,475.00 and direct City Treasurer Tarka to remit payment from account 01025-52200.
- #19: Payment to Track 'n Trap** Approve payment to Track 'n Trap for invoice 1629; authorize Treasurer Tarka to remit payment in the amount of \$8,250.00 and charge account #01060-52487.
- #20: Payment to Calumet City Plumbing** Approve payment in the amount of \$405,475.20 to Calumet City Plumbing for the City's Lead Service Line Replacement Project remit payment from account #12607-55145 (Capital Project Fund-Lead Service Replacement Line).
- #21: Payment to Calumet City Plumbing** Approve payment to CDW Government for Barracuda E-Mail Protection; authorize the City Treasurer to remit payment in the amount of \$13,961.16 and charge account #01028- 52371.
- #22: Payment to Terry's Ford** Approve the purchase of three (3) Ford Police Interceptors for the PD from Terry's Ford in the amount of \$134,343.06; authorize the City Treasurer to remit payment to Terry's Ford in the amount of \$134,343.06 to be charged to account 01099-52738 (ARPA).
- #23: Payment to Idec v. Calumet City** Approve settlement agreement for Idec v. Calumet City; authorize the City Treasurer to remit payment listed in communication and charge account #.
- #24: Payment to City Clerk Nyota T. Figs** Approve reimbursement to City Clerk Nyota T. Figs for classes; direct the City Treasurer to remit payment to the City Clerk Nyota T. Figs in the amount of \$1,294.00 from the conference and travel

account # 01022-52300 (All documentation will be submitted to the Treasurer Office).

#25: Payment to Farnsworth

Approve payment to Farnsworth (Inv #2) for Project #0211942, in the amount of \$30,366.57 and direct City Treasurer Tarka to remit payment from account 01099 52736.

#26: Approve Payroll (\$993,187.32)

Approve Payroll (\$993,187.32)

#27: Approve Emergency Bill Listing (\$20,837.41)

Approve Emergency Bill Listing (\$20,837.41)

#28: Approve Bill Listing (\$733,520.94)

Approve Bill Listing (\$733,520.94)

Approve Financial Items

Alderman Smith seconded by Alderman Gardner motioned for the approval of Financial Matters number 1-28.

ROLL CALL

YEAS: 6

ALDERMEN: Navarrete, Tillman, Williams, Gardner, Patton, Smith

NAYS: 0

ALDERMEN: None

ABSENT: 1

ALDERMAN: Wilson

MOTION CARRIED

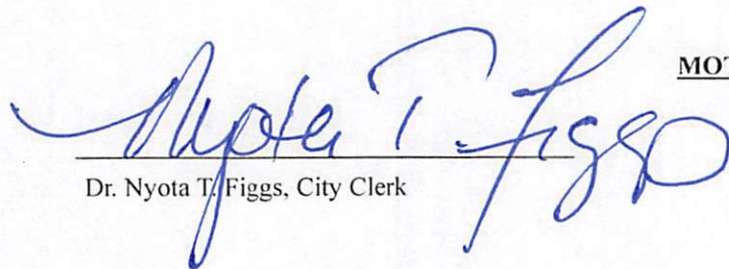
UNFINISHED BUSINESS

Ald. Navarrete

Alderman Navarrete reported on the alley grading process. Alderman Navarrete thanked CMAP.

ADJOURNMENT

Adjournment was at 7:10 p.m., on a motion by Alderman Gardner seconded by Alderman Patton.



Dr. Nyota T. Figgs, City Clerk

MOTION CARRIED