REGULAR CITY COUNCIL MEETING

CITY OF EVANSTON, ILLINOIS
LORRAINE H. MORTON CIVIC CENTER
JAMES C. LYTLÉ COUNCIL CHAMBERS
Monday, September 16th, 2019

Present:

Alderman Fiske
Alderman Braithwaite
Alderman Wynne
Alderman Wilson

Alderman Rue Simmons
Alderman Suffredin
Alderman Revelle
Alderman Fleming

(8)

Absent:

Alderman Rainey (1)

Presiding: Mayor pro tem Eleanor Revelle

Devon Reid
City Clerk
Mayor’s Public Announcements

Mayor pro tem announcements:

● Presentation by ETHS student Aldric Martinez-Olson: The Global Climate Strike event at Fountain Square is scheduled for 3:00pm on Friday, Sept. 20.

● Hispanic Heritage Month – September 15, 2019 – October 15, 2019

City Manager’s Public Announcements

City Manager announcements:

● Robert Crown Update

City Clerk’s Communications

City Clerk had no announcements

Public Comment

Mike Vasilko  Stated that due to the upcoming departure of City Manager Wally Bobkiewicz, the City Council should consider changing the form of government to a strong-mayor form of government. Voiced his concerns over agenda item SP1 and SP5.

Larry Donoghue  Voiced his support for the Evanston dwelling unit pilot program.

Alex Cohen  Stated he would like to open a cannabis business in Evanston and would like the City Council to amend the requirements for cannabis businesses in Evanston.

Kenneth Proskie  Talked about the U2 Text Amendment. Provided information which compared Northwestern University to other Big Ten Universities.

Anita Gewurz  Gave a detailed explanation of the consequences a cannabis dispensary has had in a suburb located in Boston, Massachusetts.
where her family resides. Asked City Council to oppose the sale of recreational marijuana in Evanston.

Mark Rosati  
Opposed to allowing Northwestern to host commercial events at the Welsh-Ryan Arena.  

Yvi Russel  
Talked about the proposed NU ordinance text amendment. Said the increase of events would affect the predominantly residential neighborhood. Noise and traffic would become a nuisance to residents. Asked City Council to vote against the proposed text amendment.

Jackson Paller  
Shared his remarks on the proposed affordable housing dwelling unit pilot program. Suggested to have the AMI lowered to 50% to make Evanston more affordable for everyone.

John Kennedy  
Opposed to having a discussion of relocating the Civic Center. Stated there was previously a special “Civic Center Committee” which handled feedback and the finances for alternative solutions of the Civic Center. Asked City Council to hold this discussion until a new City Manager can be found, residents can have the opportunity to review documents relating to the maintenance of the building and decide if they want to relocate City Hall.

Mary Kim  
Wanted to introduce herself as the new pastor for the Salvation Army in Evanston.

Patrick Duncan  
Voiced his support for the Evanston coach house pilot program because he would like to see more homeowners offer affordable housing in Evanston.

Christina Brandt  
Opposed the Northwestern University U2 zoning text amendment. She attended a few Plan Commission meetings which she described as inadequate, inconsistent and at times disrespectful. Said it was evident during those meetings that members of the Plan Commission had not read the submitted material nor familiar with the city process for venues.

Sue Loellbach  
Spoke in support of the Evanston Development Cooperative Accessible Dwelling Unit Pilot Proposal.

Erv Chocal  
Talked about the sale of recreational marijuana in Evanston. Said there are detrimental effects that can affect users under the age of 25. Said daily use of the drug can cause permanent brain damage. Asked City Council to review the information provided to them over the sale of marijuana.

Ray Friedman  
Shared his concerns over the city budget and asked how the City
Council will prioritize the upcoming city budget.

Albert Gibbs
Shared his remarks on the Evanston housing, City Committees and studies being conducted.

Doreen Price
Objected to the 80% AMI for ADU’s (Accessible Dwelling Units). Said the greatest need for ADU’s are for people without homes. Wants lending money and grant money to be separated.

Madeline Ducre
Wants to know where the sensors regarding the City’s air-quality study are located. Said she is looking forward to the final study report in December.

Darleen Cannon
Believes it’s inappropriate to allocate affordable housing money towards a for-profit organization. Wants affordable housing units to be between 30%-60% AMI.

Carlis Sutton
Voiced his opposition to agenda items SP1 & SP5. Said the ADU at 80% is too high for affordable housing. Is concerned of individuals receiving grant money and believes those funds can be better utilized to help residents who require immediate assistance. Doesn’t support the relocation of City Hall until the City can budget its finances. Asked for a report showing the money raised for reparations.

Harris Miller
Asked City Council to oppose agenda item SP5. Inquired about the cost to repair the elevators inside City Hall and commission new city directories. Said residents opposed the construction of a new City Hall through a referendum. Suggested the city upgrade the Civic Center to keep city services in one location. Lastly, he asked that there be a moratorium on projects, studies and spending until a new City Manager can be found.

Mary Rosinski
Wanted a long-term financial plan to be developed to help reduce the $60 million dollar debt she believes is affecting the city. She believes residents are being charged through taxes and fees for the reckless spending of the city. Expressed her concerns over the arbitrary process of the Planning Commission and the way they apply their standards.
Special Order of Business

(SP1) Evanston Development Cooperative Accessible Dwelling Unit Pilot Proposal

The Housing and Homelessness Commission and staff recommend approval of a loan of up to $220,000 from the Affordable Housing Fund to an Evanston homeowner to finance the building of an Accessory Dwelling Unit (ADU)/coach house by Evanston Development Cooperative (EDC). The homeowner will rent the ADU at 80% AMI for 20 years to households from the City’s centralized waitlist managed by Community Partners for Affordable Housing. This pilot project will inform the development of programs to construct and finance ADUs for residents, community members, private investors and future financial partners with the goal of integrating additional affordable housing, particularly in single family neighborhoods. Funding is from the City’s Affordable Housing Fund, 250.21.5465.65535, Rehab Loans. This line item has a budgeted amount of $500,000 for 2019. The Affordable Housing Fund has a cash balance of approximately $900,000.

For Action
Failed 7-1-0
Ald. Revelle abstained

(SP2) Affordable Housing Work Plan Progress Update

City Council accepted and placed on file the affordable housing work plan progress update.

For Action: Accept and Place on File
Passed 8-0

(SP3) Zoning, Regulation, and Licensing of Cannabis Businesses for Adult Use

Staff requests direction regarding the zoning, regulation and licensing of cannabis businesses for adult use in the City of Evanston.

Motion to amend text language in Section 2A to read “specifying which Cannabis Businesses will be allowed in the City”
Passed 8-0

Motion to amend text language in Section 2C to read “Cannabis Businesses shall be classified as special uses”
Passed 8-0
For Discussion

(SP4) Resolution 88-R-19, Regarding the Zoning, Regulation, and Licensing of Cannabis Businesses for Adult Use

City Council adopted Resolution 88-R-19 “Regarding the Zoning, Regulation, and Licensing of Cannabis Businesses for Adult Use” to provide direction to the Plan Commission and Notice to the Public and Cannabis Businesses of future consideration and a public hearing on future zoning regulations for adult use cannabis businesses seeking to locate in Evanston, taxation, and personnel.

For Action
Passed 8-0 as amended

(SP5) Lorraine H. Morton Civic Center Discussion

Staff recommends City Council move forward with a space planning study for City Hall functions in lieu of moving forward with the planning and design of the Civic Center HVAC, Electrical and Security Improvements project. Staff also recommends moving forward with a site identification study to determine potential options for new space (this study would need to lag the space planning study by several months in order to incorporate findings from the space planning). Staff also seeks direction from City Council on whether a space planning study should be limited to only City Hall functions or if it makes sense to look at other buildings/functions where City buildings are in need of significant capital investment. Additionally, staff recommends evaluating options for the repurposing of the current facility is conducted separately from the process of moving forward on a new Civic Center. Staff will return at a future meeting to discuss the options available to the City Council regarding the existing facility.

For Discussion
Call of the Wards

Ward 1: No Report

Ward 2: Welcomed back the Evanston residents who took a trip to Alabama. Invited everyone to attend Evanston's 19th Annual Mashup.

Ward 3: No Report

Ward 4: No Report

Ward 5: Welcomed back the Evanston residents who took a trip to Alabama. Wished everyone a happy Hispanic Heritage Month.

Ward 6: Expressed his condolences over the passing of 6th Ward resident Kathy Miller.

Ward 7: No Report

Ward 8: No Report

Ward 9: Ward meeting on 9/18/2019 starting at 7:00 p.m. at the Levy Center. There will be 3 budget community meetings. The first meeting will be on 09/17/2019 starting at 6:00 p.m. at the Joseph E. Hill Education Center. The second meeting will be held on 09/19/2019 from 1-3 p.m. at Evanston Public Library. The last meeting will be on 09/21/2019 at the Levy Center

Adjournment

Mayor Pro tem Eleanor Revelle called a voice vote to adjourn the City Council meeting, and by unanimous vote the meeting was adjourned. Ald. Wilson led City Council into Executive Session pursuant to 5 ILCS 120/2a to discuss an agenda item regarding Personnel. This agenda item is a permitted subject to be considered in Executive Session and is an enumerated exception under the Open Meetings Act with the exception being 5 ILCS 120/2a(c1). A roll call vote was taken and by a unanimous vote (8-0) City Council recessed into Executive Session.