

**MONDAY  
JANUARY 5, 2026**

**City of North Chicago  
1850 Lewis Avenue, North Chicago, IL 60064**

Following City Council Meeting



**COMMITTEE OF THE WHOLE**

**6:48 p.m.**

Mayor Leon Rockingham, Jr., called the meeting to order.

**ROLL CALL:**

Present: Jackson, Coleman, Evans, Allen, Murphy, Brooks

Absent: Wray

**I. DISCUSSION OF RESOLUTION DISSOLVING HONORARY STREET SIGNS:**

Chief of Staff Greg Jackson asked that it be tabled to get the proper language for the resolution. He gave an overview statement that it was to dissolve honorary street signs and honor citizens with plaques and resolutions. The current signs would be maintained by the person and/or the family.

**Alderman Allen moved, seconded by Alderman Evans that Committee of the Whole Committee Meeting stand adjourned.**

**MOTION CARRIED BY VOICE VOTE**

The meeting adjourned at 6:16 p.m.

**PUBLIC WORKS  
COMMITTEE MEETING**

**MONDAY, JANUARY 5, 2026  
6:16 p.m.**

Alderman Evans called the meeting to order.

**ROLL CALL:**

Present: Jackson, Coleman, Evans, Allen, Murphy, Brooks

Absent: Wray

**I. DISCUSSION OF AGREEMENT BETWEEN AMM ENTERPRISES AND THE CITY OF NORTH CHICAGO FOR INTERIM PUBLIC WORKS DIRECTOR SERVICES:**

There was no discussion

**II. DISCUSSION OF NEW 2026 SALT CONTRACT WITH MORTON SALT IN THE AMOUNT UP TO \$96,000:**

Interim Director Bob Miller explained that it was a joint bid with Lake County. The bid was **\$87.39/ton**, 975 tons were reserved and must purchase at least 80%.

**Alderman Allen moved, seconded by Alderman Jackson that Public Works Committee Meeting stand adjourned.**

**ROLL CALL:**

Ayes: Jackson, Coleman, Evans, Allen, Murphy, Brooks

Nays: None

Absent: Wray

**MOTION CARRIED**

The meeting adjourned at 6:18 p.m.

**FINANCE/AUDIT  
COMMITTEE MEETING**

**MONDAY, JANUARY 5, 2026  
6:18 p.m.**

Alderman Allen called the meeting to order.

**ROLL CALL:**

Present: Jackson, Coleman, Evans, Allen, Murphy, Brooks

Absent: Wray

**I. DISCUSSION OF PROPOSED ORDINANCE FOR SENIOR CITIZEN LONG-TIME HOMEOWNER PROPERTY TAX REBATE PROGRAM:**

Chief of Staff Greg Jackson explained that the purpose was to keep the elderly long-time homeowners in their home by reducing some of the property tax burden. Property values have risen and did not want to displace those that have been in the community for a long time due to taxes. No income requirement proposed, 25% of property tax from the City, funded through budget allocation, average rebate of about \$500, approximately \$330,000 in the first year of the program. There is proposed economic growth.

Alderman Murphy questioned the application process and if they would have to reapply. Mr. Jackson explained that they would have to apply annually to verify that the homeowner still resided at that address. Alderman Murphy stated concern of raising taxes on the other residents. Mr. Jackson explained there would be an annual resolution to decide how much would be allotted. It would be introduced with the budget for discussion.

Alderman Allen said that he spoke to several seniors who did not currently pay much in taxes and they thought it would be free money. Mr. Jackson explained the rebate was based on the owed tax bill and not automatic \$500.

Alderman Coleman asked for comparison if 20-year homeowners could be added. Mr. Jackson explained that it would be difficult to maintain and the current proposed policy would use the Senior Homestead information provided by the County. He would get the information.

**II. DISCUSSION OF PROPOSED COMMUNITY GRANT PROGRAM:**

Chief of Staff Greg Jackson explained the main concern was donations. The program would facilitate how the City would give donations. The donation pool would not come from individual aldermen budget. Must be 501(c)(3) certified and he listed several examples of the types of grant options and would not be automatic annually. He asked for the Council to review.

Alderman Coleman asked if the Council would still have the authority to deny a donation. Mr. Jackson said it would all be decided by Council. Attorney David Silverman explained more details of the process. Alderman Allen asked if the current process was legal; Attorney Silverman said it was legal, but the control of spending needed to be tightened.

Mayor Rockingham, Jr. stated that the thought of the program was to eliminate individual budget donations. They would also be required to give itemization of the money spent. Alderman Murphy said the current spending for donations was haphazard and the City needed more information. She said it was taxpayer dollars in the aldermanic budget. She was in support of replacing the current methods

with the new policy and if the other process remained, she would not be in favor.

Alderman Brooks asked if it was general funds; Mr. Jackson agreed. Alderman Jackson asked how the committee was to be established and who would be on it. Mr. Jackson explained that it would be a mixed of individuals made of (Comptroller Office and community individuals). Alderman Evans clarified the process; Mr. Jackson added that if there is not proof of how the monies were spent, they would be ineligible for future City grants.

Alderman Jackson asked how many other communities have like programs. Mr. Jackson said many and he would provide a list. Alderman Coleman asked if the program applied to all elected officials. Mr. Jackson said that would be determined by Council. He also noted that the Mayor, City Clerk and Treasurer do not have a vote.

**Alderman Evans moved, seconded by Alderman Coleman that the Finance/Audit Committee Meeting stand adjourned.**

**ROLL CALL:**

Ayes: Jackson, Coleman, Evans, Allen, Murphy, Brooks

Nays: None

Absent: Wray

**MOTION CARRIED**

The meeting adjourned at 7:19 p.m.

**ECONOMIC DEVELOPMENT/PLANNING/ZONING  
COMMITTEE MEETING**

**MONDAY, JANUARY 5, 2026  
7:19 p.m.**

Alderman Brooks called Economic Development/Planning/Zoning the meeting to order.

**ROLL CALL:**

Present: Jackson, Allen, Wray, Murphy, Brooks

Absent: Coleman, Evans

**I. DISCUSSION FOR AUTHORIZATION AND APPROVAL TO ENTER INTO A PROFESSIONAL SERVICES AGREEMENT WITH DEVELOPMENT PLANNING PARTNERS FOR THE SHERIDAN CROSSING MARKET STUDY IN AN AMOUNT NOT TO EXCEED \$59,500:**

Economic Development and Community Development Director Taylor Wegrzyn explained there were 9 proposals submitted. After opening bids, the selection committee reviewed and Development Planning Partners stood out the most; had the best balance of deliverables and understanding of uniqueness of Sheridan Crossing. He gave examples of other projects they've worked on. The cost varied but chose this group because the proposal was more useful for the City of North Chicago without add-on costs.

Alderman Evans questioned what happened to previous proposals. Mr. Wegrzyn explained that the uses have changed, market demand is also different. The Comprehensive Plan also had a different vision. Mayor Rockingham gave a brief history of several studies done pre-covid. Moving forward Jack Fregil is still involved with Sheridan Crossing.

Alderman Coleman said that there needed to be lenient and in agreeance with doing a study because it is agreed that there needed to be development at Sheridan Crossing.

**II. DISCUSSION OF YEAR IN REVIEW:**

Mr. Wegrzyn gave overview

- Nearly 4,000 inspections (40% increase from 2024)
- 550 building permits (\$288k)
- 18% compliance for business license
- 54% increase of violations issued (1,053 total) (\$206,386 penalties)

He showed a map of current violations, grass cut violations and building permits. He commended the ECD staff. Alderman Allen and Evans also commended the staff. Alderman Murphy expressed gratitude for setting a standard in North Chicago. Alderman Jackson commended both ECD and Public Works. Alderman Coleman thanked the alderman for doing their job in holding ECD accountable. Mr. Wegrzyn thanked the Elected Officials for their support.

**Alderman Murphy moved, seconded by Alderman Jackson that Economic Development / Planning / Zoning Committee Meeting stand adjourned.**

**MOTION CARRIED BY VOICE VOTE**

The meeting adjourned at 7:45 p.m.

