

City of Geneseo, Henry County, Illinois
City Council
August 8, 2017
6:00 P.M.

Pledge of Allegiance

Roll Call

The City Council of the City of Geneseo met in a City Council meeting on Tuesday August 8, 2017 at the Council Chambers, 115 South Oakwood Avenue. Mayor Kathy Carroll-Duda called the meeting to order at 6:00pm. Aldermen Jason Robinson, Kent Anderson, Bob Wachtel, Martin Rothschild, Paula Simosky, Sue Garlick and Brenda Johnson were present. James Roodhouse was absent. Others in attendance included, Administrator Lisa Kotter, City Clerk Loree K Phlypo, City Attorney Margaret Kostopolous, Director of Electrical Operations Lewis Opsal, IT Manager Garrett Griswold, HR Generalist Brandon Maeglin, Inspector Rick Mills Residents David Stouer, Gary Joyner, Kevin Reed, Glenda Kemnitz and Mike Duda. There was a quorum.

City Engineering Report

Morgan Mays from Missman reported that the First Street Sewer Project Phase 1 & 2 are completed and Phase 3, paving should be completed this week and the entire project should be done on August 25. The turn lane project is underway and the sanitary sewer is complete, the entire project is about 30% completed with a mid-September completion date for the project. The subdivision has also started and the water main crossing is underway with the boring completed. The water main is being installed with an early September completion date. Work on the permitting process for the well project is underway.

Presentation of GFOA Award to City of Geneseo

Mayor Carroll-Duda reported that the GFOA Award is the highest recognition in government accounting a municipality can receive. City Finance Director Wiesemeyer isn't here tonight due to her baby being born yesterday, but we are very proud of the work that she has done.

Public Comment

Residents sited concerns over how the City would decide to resolve the Tax Levy mistake. Other residents expressed concerns over the design of Richmond Hill Park and the inclusion of how this will affect the neighborhoods that back up to the park with water runoff, noise, lights, safety and privacy.

Consent Agenda:

- a. City Council Minutes 07/11/17
- b. Committee of the Whole Minutes 07/25/17

Motion by Robinson, second by Johnson to approve Consent Agenda.

Voice Vote. 7 Ayes. 0 Nays. 1 Absent.

Motion Carried.

Mayor Carroll-Duda reported that she wanted to respond to the July 25 Public Comments, the City met with the Treasurer and Deputy Treasurer and they told the City that without access to the software the City cannot write checks to everyone to reimburse for the tax levy overage. The Truth in Taxation hearing stated that the rate was 22.64% which was correct because this is based on the aggregate levy which does not include debt service. With the debt service, the rate was 59%. The City was guided by bond counsel and a Financial Advisor and relied on them to tell us what we needed to abate and we weren't advised to abate the \$320,050.

Alderman James Roodhouse joined the meeting at 6:28PM.

Consideration of a proposal from Hitchcock Design Group for the Richmond Hill Park Design Services

Administrator Kotter reported that the City went out for RFP's and received 11 proposals, Mayor Carroll-Duda, Lisa and Public Works Director Chad VanDeWoestyne met with 9 of the firms at the park and toured the facility. A representative from the school board, park district, Lisa and Chad met with 5 firms which each made a presentation. Once it was narrowed down to 2 firms the Mayor, Lisa and Alderman Rothschild met with each and at this point discussed their fees. Hitchcock Design Firm and Studio Bloom were the 2 firms. Hitchcock Design Firm was chosen out of Naperville. Steve Connor from Hitchcock Design Firm is here to make a presentation on the firm and their process. The City considered using the original topography maps from 1970 but the topography has changed so they won't work.

Steve Connor from Hitchcock Design Firm gave an overview of the company and what other small communities that they have provided service to include green spaces, concession spaces, support buildings and amenities such as permeable paving for drainage.

Phase I: Program and Analysis Phase which will include community meetings, a stakeholder workshop to understand the current uses of the park space.

Phase II: This is the Schematic Design phase and this is when ideas are brought back to the City actual cost estimates, a peak use study will be conducted on parking which is a key issue.

Phase III: This is the Master Plan Stage; a phasing plan will be put together as well as looking at grant funding. It will then be divided out by vision, cost, and a timeline. This needs to be attainable not just a good design.

The OSLAD grant is the main State Grant Program and due to the State budget problems, it was just released for 2014, 2015 through 2017 have not opened yet. There are small grants out there but usually the main one is the OSLAD.

Administrator Kotter reported that for the beginning phase which would get the park design and 3D work done the cost is \$18,000 with the School District contributing \$2,500, so the City's portion would be \$15,500.

Motion by Rothschild, second by Wachtel to hire Hitchcock Design Group for the Preliminary Design Phase for Richmond Hill Park in an amount not to exceed \$18,000 with a contribution from the School District in the amount of \$2,500. Funds to come from Fund 60 Public Works funds if funds from other accounts remain at year end and if not from the Capital Fund fund balance.

ROLL CALL VOTE:

AYES: 8 Simosky, Rothschild, Wachtel, Johnson, Roodhouse, Anderson, Robinson, Garlick
NAYS: 0
ABSTAIN: 0
ABSENT: 0

Motion Carried

Chief Piotrowski joined the meeting at 6:45PM.

Consideration to approve Resolution R-17-09 A Resolution Authorizing the City of Geneseo's Tax Levy for the 2017 payable in 2018 Tax Extension Cycle to include the amount of \$320,050 for the Omission of the Abatement of the 2007 Bonds for the 2016 Payable 2017 Tax Extension.

Administrator Kotter reported that the handout has one addition, the last whereas before the "Now Therefore" which reads; "Whereas, the City Council finds and declares that it is necessary and appropriate to request a prior year adjustment to its 2017 tax levy by an amount equal to the 2016 Pledged Taxes, and commit the 2016 Pledged Revenues to pay the principal and interest on the Bonds." The levy money must be used for debt payments and the extra money that the Electric Department will have due to having an extra debt service payment available will go back to the General fund. The prior year adjustment is the fairest way to correct the mistake, because if refunds were issued and someone didn't pay their taxes it would be really hard to collect that money back. The Prior Year Adjustment request will be filed with the County by the deadline end of December 2017. Thoughts expressed included feeling that the letters the City received were inappropriate and that most of the residents have balanced the issue out and know that the City had best intentions in mind. Administrator Kotter noted that the dollar amount in Section II should read \$320,050 not \$320,250.

Motion by Simosky, second by Roodhouse to adopt Resolution R-17-09 A Resolution Authorizing the City of Geneseo's Tax Levy for 2017 Payable in 2018 Tax Extension Cycle to include the amount of \$320,050 for the Omission of the abatement of the 2007 Bonds for the 2016 Payable 2017 Tax Extension.

ROLL CALL VOTE:

AYES: 8 Rothschild, Simosky, Wachtel, Johnson, Roodhouse, Anderson, Robinson, Garlick
NAYS: 0
ABSTAIN: 0
ABSENT: 0

Motion Carried

Consideration to adopt Ordinance O-17-20 An Ordinance Amending Title III of the City of Geneseo Code of Ordinances Administrative Procedure to Determine Eligibility for Benefits Under the Illinois Public Safety Employee Benefits Act.

Administrator Kotter reported that by adopting this Ordinance it would allow in the event it was needed facts to be presented by the City and be a part of the record for a case.

Motion by Wachtel, second by Roodhouse to adopt Ordinance O-17-20 An Ordinance Amending Title III of the City of Geneseo Code of Ordinances: Administrative Procedure to Determine Eligibility for Benefits Under the Illinois Public Safety Employee Benefits Act.

ROLL CALL VOTE:

AYES: 8 Rothschild,Simosky,Wachtel,Johnson,Roodhouse,Anderson,Robinson,Garlick
NAYS: 0
ABSTAIN: 0
ABSENT: 0
Motion Carried

Consideration to adopt Ordinance O-17-21 An Ordinance Approving an Abrogation, Release and Vacation of Certain Easements.

Administrator Kotter reported that this releases any hold the City has just like an easement release.

Motion by Johnson, second by Robinson to adopt Ordinance O-17-21 An Ordinance Approving the Abrogation, Release and Vacation of Certain Easements for Dr. John Loucks at the Northwest corner of Ogden and Chicago Streets.

ROLL CALL VOTE:

AYES: 8 Rothschild,Simosky,Wachtel,Johnson,Roodhouse,Anderson,Robinson,Garlick
NAYS: 0
ABSTAIN: 0
ABSENT: 0
Motion Carried

Consideration to approve Resolution R-17-07 A Resolution Authorizing the Sale of Personal Property.

City Administrator Kotter reported that this is a combination of all department's items. The mode of disposal is included on the Exhibit. Mayor Carroll-Duda requested that page numbers be added to the Exhibit pages since there are two pages. Items from the Civil Defense building were added and have little to no value. Mayor Carroll-Duda asked why her and the Clerk are mentioned in the resolution, Clerk Phlypo stated that it is probably because she signs the titles on behalf of the City when a vehicle is sold and in the event, she isn't there the Mayor can sign the titles.

Motion by Roodhouse, second by Rothschild to adopt Resolution R-17-07 Authorizing the Sale of Personal Property-Surplus vehicles and items at the Civil Defense Building.

ROLL CALL VOTE:

AYES: 8 Rothschild,Simosky,Wachtel,Johnson,Roodhouse,Robinson,Anderson,Garlick
NAYS: 0
ABSTAIN: 0
ABSENT: 0
Motion Carried

Consideration to approve Resolution R-17-08 A Resolution Adopting an Investment Policy.

Administrator Kotter reported that this investment policy has been reviewed by the Auditors, Ancel Glink and Central Bank. The City has over \$250,000 in pledged securities to cover anything over the FDIC covered funds. Adoption date needs to be updated on final copy in Section 19.

Motion by Rothschild, second by Anderson to adopt Resolution R-17-08 Approval of the City of Geneseo Investment Policy.

ROLL CALL VOTE:

AYES: 8 Rothschild,Simosky,Wachtel,Johnson,Roodhouse,Anderson,Robinson,Garlick
NAYS: 0
ABSTAIN: 0
ABSENT: 0
Motion Carried

Consideration to approve Resolution R-17-10 A Resolution Approving Carry-Over Expenses from Fiscal Year 2016-2017 to 2017-2018.

Administrator Kotter reported that the Wastewater Treatment Plant Roof process began in fiscal year 2016-2017 and is now ready to move forward in fiscal year 2017-2018 so we will need to carry-over the funds which were budgeted in last year's budget. The down payment will be made once it is approved.

Motion by Wachtel, second by Garlick to approve Resolution R-17-10 to allow a carryover of funds from FY 2017 to FY 2018 in the amount of \$49,739 from the Structures and Improvements Account #35-5-620-550-3310 and up to \$50,261 Capital Assets Account #35-5-690-800-1223 for the purposes of a Wastewater Treatment Plant Roof.

ROLL CALL VOTE:

AYES: 8 Rothschild,Simosky,Wachtel,Johnson,Roodhouse,Anderson,Robinson,Garlick
NAYS: 0

ABSTAIN: 0
ABSENT: 0
Motion Carried

Consideration to approve Maple Leaf Subdivision Letter of Credit Requirements.

Administrator Kotter reported that during the construction phase a letter of credit is required from a bank or surety bond for the developer. The letter in the packet shows \$500,000 but the Mayor and Administrator are requesting \$600,000, which Kotter received a verbal “ok” for. Contracts have been awarded and work started last Thursday. Aldermen requested an updated letter of credit to reflect the \$600,000.

Motion by Robinson, second by Simosky to require a letter of Credit from Mel Foster for the Maple Leaf Farms subdivision in the amount of \$600,000 during construction.

ROLL CALL VOTE:

AYES: 8 Rothschild, Simosky, Wachtel, Johnson, Roodhouse, Anderson, Robinson, Garlick
NAYS: 0
ABSTAIN: 0
ABSENT: 0

Motion Carried

Lionstone Development Agreement Addendum #1 – Clarification of TIF Name and Expiration Date

Administrator Kotter reported that Exhibit B of the Lionstone Development Agreement lists the TIF name to be “Downtown District” that expires in 2031 and it should read Route 82 Commercial TIF which will end in 2035.

Motion by Johnson, second by Simosky to approve addendum #1 to the Lionstone Development Agreement which had an incorrect TID name and expiration date in Exhibit B.

ROLL CALL VOTE:

AYES: 8 Rothschild, Simosky, Wachtel, Johnson, Roodhouse, Anderson, Robinson, Garlick
NAYS: 0
ABSTAIN: 0
ABSENT: 0

Motion Carried

Payment of City and Utility Bills

Additional bill list handed out. Administrator Kotter reported that the City will be contributing \$1,200 towards the Gaga Ball Pit which will be sent directly to the company that it was purchased from. The Girl Scouts invested \$1,270 in the pit. Alderman inquired as to what happens to the Clerk’s old computer since she got a new one, IT Director Griswald stated that it depends on what shape it is in.

Motion by Wachtel, second by Rothschild to approve payment of City and Utility bills.

ROLL CALL VOTE:

AYES: 8 Rothschild, Simosky, Wachtel, Johnson, Roodhouse, Anderson, Robinson, Garlick
NAYS: 0
ABSTAIN: 0
ABSENT: 0

Motion Carried

Public Comment

City Council is pleased with the events that have been held in the City over the last month, Disc Golf Tournament, National Night Out and Representative Dan Swanson recently commented to City Elected Officials on how clean the City is. Residents echoed the sentiment of being proud to live in Geneseo and it is not because they must it is by choice.

Executive Session

RE: Employee Performance

RE: Retiree Healthcare

RE: IBEW Negotiations

Motion by Wachtel, second by Robinson to enter into Executive Session under Pursuant to personnel matter pursuant to: 5ILCS 120/2(c)(1) The appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body or legal counsel for the public body, including hearing testimony on a complaint lodged against an employee of the public body or against legal counsel for the public body to determine its validity

Pursuant to Litigation Matters pursuant to: 5ILCS 120/2(c)(11) Litigation, when an action against, affecting or on behalf of the particular public body has been filed and is pending before a court or administrative tribunal, or when the public body finds that an action is probable or imminent, in which case the basis for the finding shall be recorded and entered into the minutes of the closed meeting.

Pursuant to Collective Negotiating matters pursuant to: 5ILCS 120/2(c)(2) Collective Negotiating matters between the public body and its employees or their representatives, or deliberations concerning salary schedules for one or more classes of employees at 7:27 pm.

Voice Vote. 8 Ayes. 0 Nays.

Motion Carried

Return to Open Meeting

Motion by Wachtel, second by Roodhouse to return to open meeting at 9:31 pm.

ROLL CALL VOTE:

AYES: 8 Rothschild, Simosky, Wachtel, Johnson, Roodhouse, Anderson, Robinson, Garlick

NAYS: 0

ABSTAIN: 0

ABSENT: 0

Motion Carried

Motion by Wachtel, second by Robinson to adjourn the meeting at 9:32PM.

Voice Vote. 8 Ayes. 0 Nays.

Motion Carried.

Respectfully submitted,

Loree K Phlypo
City Clerk