

CITY OF FREEPORT, ILLINOIS
MONDAY EVENING
CITY COUNCIL MEETING
AUGUST 15, 2005 AT 7:00PM
CITY COUNCIL CHAMBERS

QUORUM

At 7:0pm, a quorum being present, Mayor Gaulrapp called the meeting to order.

RECORD

Present were Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender. Absent were Aldermen Endress and Varner.

PLEDGE OF ALLEGIANCE

At this time, the Pledge of Allegiance was led by Alderwoman Toepfer.

APPROVAL OF THE AGENDA

Alderwoman Bender moved, seconded by Alderman Klemm to approve the agenda. The motion carried.

PUBLIC HEARING

Leslie Mastroianni gave a brief overview of the MARS Grant:

FUNDING AVAILABILITY

For 2005, the State's federal Community Development Assistance Program (CDAP) allocation is \$36,004,939. The Illinois Department of Commerce and Economic Opportunity accepts grant applications at various times throughout the year from non-entitlement communities for the competitive programs listed below. Each program component has a maximum funding level or grant ceiling. While grant ceilings establish the upper limits that may be requested, individual grants are invited only in amounts commensurate with requirements of the proposed project. Fund availability will be distributed as follows:

<u>Program Category</u>	<u>Funding Level</u>	<u>Grant Ceiling</u>
General Economic Development	\$8,000,000	\$750,000
Competitive Public Facilities Construction and Competitive Design Engineering	16,824,791	400,000 200,000
Competitive Planning Assistance	400,000	25,000
Competitive Housing Rehabilitation	7,000,000	400,000
<i>Housing Rehabilitation for Physically Disabled Persons (MARS)</i>	<i>750,000</i>	<i>100,000</i>
Emergency Set-Aside for Public Facilities	650,000	100,000
State Reserve for Technical Assistance	378,511	Na
Targeted Area Community Revitalization Concept	1,200,000	Na
State Reserve for Technical Assistance	360,049	Na
State Administration	820,098	Na
TOTAL	\$36,004,939	

RANGE OF ACTIVITIES WHICH MAY BE UNDERTAKEN

The City of Freeport has identified eleven eligible households for this MARS assistance. The Freeport RAMP staff has been instrumental in providing outreach and intake and the Northwestern Illinois Community Action Agency has provided the expertise of their housing inspection staff. Eligibility for the program is based on two primary criteria:

1. The household’s annual income must be at or below 80% of Stephenson County’s median income, and
2. A member of the household must have a physician documented disability.

This is not a rehabilitation or renovation program. This program is designed to provide financial assistance to address barriers to accessibility for persons with mobility impairments. Eligible retrofits include the construction of ramps at entrances to the dwelling, widening doorways, modifying bathrooms for accessibility, lowering light switches, or removing tripping hazards. No more than 20% of the funds allocated to a home can be spent on non-barrier removing activities. Unlike other components of the CDAP funding pool, there is no cost share required. The funds for the necessary modifications will be provided on behalf of the homeowner in grant form – these are not loans to the homeowner.

LMI BENEFIT

All projects funded through the CDAP MARS Component must benefit 100 percent low-to-moderate income (LMI) persons.

Income guidelines for Stephenson County are:

1 person household	2 person household	3 person household	4 person household	5 person household	6 person household	7 person household	8 person household
\$32,050	\$36,600	\$41,200	\$45,750	\$49,400	\$53,100	\$56,750	\$60,400

Income eligibility is based on 80% of the County’s median income adjusted for household size.

PLANS FOR MINIMIZING DISPLACEMENT

The proposed project will not displace any residents.

CDAP RECORDS

The CDAP Grant Application is a public document and will be on file at the Freeport City Hall with the Community development Director.

SECOND PUBLIC HEARING

As a condition of the grant program, a public hearing will be held after the project work is completed, to obtain citizen comments regarding the overall project performance.

COMMUNITY DEVELOPMENT NEEDS

The work that will be completed through this project fits nicely with the City of Freeport’s commitment to providing safe and accessible housing to its residents. This commitment is evidenced by the City’s priority of providing quality infrastructure, such as streets and utilities, safe neighborhoods through the Community Policing Initiative, and attention to the City’s affordable housing stock.

There being no further questions, the public hearing was closed.

FIRE DEPARTMENT PROMOTIONS

Fire Chief, Kevin Countryman acknowledged the following firemen for promotions:

Steve Mooney	Deputy Chief
Robin Gorsline	Captain
Brian Bruce	Lieutenant
Jim Blackbourn	Lieutenant

Vision 2020 Presentation

Community Development Director, Shelly Griswold gave a brief overview of Resolution #R-2005-48, Resolution to recognize "Community Vision 2020" and adopt their summary processes.

APPROVAL OF MINUTES

The Journal of the Minutes of the special meeting held on August 1, 2005 was presented for approval. Alderwoman Bender moved, seconded by Alderman Klemm to approve the minutes. The motion carried.

CONSENT AGENDA

Approval to Receive and Place on File:

- A. Approval to Receive and Place on File:
 - 1. Fire Department Activities for July 2005
 - 2. Police Department Activities for July 2005
 - 3. Treasurer's Report for the period ending July 31, 2005
 - 4. Treasurer's Monthly Investment Report for the period ending July 31, 2005
- B. Approval of Water & Sewer Disbursements for July 2005 - \$34,335.90
- C. Approval of Bills Payable for July & August 2005 - \$316,094.54
- D. Approval of Payroll for period ending August 6, 2005 - \$318,152.65

Alderwoman Bender moved, seconded by Alderwoman O'Neill for approval of the consent agenda. The motion carried.

2nd READING

ORDINANCE #2005-42

AN ORDINANCE AMENDING CHAPTER 240 (POLICE DEPARTMENT) OF THE CODIFIED ORDINANCES OF THE CITY OF FREEPORT, ILLINOIS

This ordinance was laid over from the meeting of August 1, 2005, when it was moved by Alderman Klemm, seconded by Alderwoman Bender for approval. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The ordinance was approved.

1ST READING

ORDINANCE #2005-43

AN ORDINANCE CREATING CHAPTER 871 (ADULT-ORIENTED BUSINESSES) OF THE CODIFIED ORDINANCES OF THE CITY OF FREEPORT

Alderman Klemm, Community Development Chair stated that the committee held a meeting on July 11, 2005. The committee voted unanimously to approve this ordinance and Alderman Klemm so moved, seconded by Alderwoman Bender. Alderman Wright stated that background material is available for review in the City's Clerk's Office. This ordinance was automatically laid over to the next regular meeting.

1ST READING

ORDINANCE #2005-44

AN ORDINANCE AMENDING CHAPTER 608 (ALCOHOLIC LIQUOR) OF THE CODIFIED ORDINANCES OF THE CITY OF FREEPORT, ILLINOIS

Alderman Klemm, Community Development Chair stated that the committee held a meeting on August 8, 2005. The committee voted unanimously to approve this ordinance and Alderman Klemm so moved, seconded by Alderwoman Toepfer. Alderman Wright requested that the council review this ordinance. He stated that he would bring evidence to support that the change in hours would have a negative effect in some neighborhoods. This ordinance was automatically laid over to the next regular meeting.

1ST READING

ORDINANCE #2005-45

AN ORDINANCE AMENDING CHAPTER 210 (ANNEXATION) OF THE CODIFIED ORDINANCES OF THE CITY OF FREEPORT

Alderman Klemm, Community Development Chair stated that the committee held a meeting on August 8, 2005. The committee voted unanimously to approve this ordinance and Alderman Klemm, seconded by Alderwoman Toepfer. The ordinance was automatically laid over to the next regular meeting.

1ST READING

ORDINANCE #2005-46

AN ORDINANCE AMENDING CHAPTER 1048 (SEWER RATES AND REVENUES) OF THE CODIFIED ORDINANCES OF THE CITY OF FREEPORT, ILLINOIS

This ordinance was referred back to committee because it was not properly on the council floor.

REAPPOINTMENT

Effective immediately, Mayor Gaulrapp hereby appoints Kendall Witte to the Zoning Board of Appeals. This appointment shall expire on May 30, 2010.

Alderman Klemm moved, seconded by Alderwoman Bender for approval of this reappointment. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The reappointment was accepted.

APPOINTMENT

Effective immediately, Mayor Gaulrapp hereby appoints Bobbi Yount to the City of Freeport Human Relations Commission. Ms. Yount will replace James Medendorp Jr. who has resigned from the position. This term will expire on December 31, 2005.

Alderwoman Bender moved, seconded by Alderman Klemm for approval of this appointment. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The appointment was accepted.

APPOINTMENT

Effective immediately, Mayor Gaulrapp hereby appoints Char Dewey to the Historic Preservation Commission. Ms. Dewey will be replacing Todd Weegans who has resigned from the Commission.

Alderwoman Bender moved, seconded Alderman Klemm for approval of this appointment. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, Klemm, and Bender voted yea.

Aldermen O'Neill and Wright voted nay. There were four yeas and two nays. The chair voted yea. The appointment was accepted.

APPOINTMENT

Effective immediately, Mayor Gaulrapp hereby appoints Donald Kraft to the Zoning Board of Appeals Committee. This appointment shall be effective until April 30, 2010.

Alderman Klemm moved, seconded by Alderwoman Bender for approval of this appointment. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The appointment was accepted.

There was leave granted to consider the following appointments in one vote:

APPOINTMENT

Effective immediately, Mayor Gaulrapp hereby appoints Christopher Schneiderman to the Water & Sewer Commission. This appointment shall be effective until November 30, 2008.

Effective immediately, Mayor Gaulrapp hereby appoints Barbara Plowman to the Housing Authority Board. Ms. Plowman is a resident appointment. This appointment will expire on October 31, 2008.

Alderman Klemm moved, seconded by Alderwoman Bender for approval of the above appointments. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The appointments were accepted.

RESOLUTION #R-2005-48

RESOLUTION TO RECOGNIZE "COMMUNITY VISION 2020" AND ADOPT THEIR SUMMARY PROCESS

WHEREAS, Community Vision 2020 is a community-based organization seeking an integrated community vision for the City of Freeport; and

WHEREAS, Community Vision 2020 has organized in order to collaborate and coordinate with both the public at large and the taxing bodies of our community to develop and implement plans for our mutual success; and

WHEREAS, the City believes the vision statement of Community Vision 2020 to be an appropriate vision for the City of Freeport.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, ILLINOIS that the Mayor and the City of Freeport give their support to the efforts of Community Vision 2020.

BE IT FURTHER RESOLVED that the Mayor and the City of Freeport adopt the Community Vision 2020 Planning Process, as outlined in the Community Vision 2020 Community Planning Process document, as attached hereto as Exhibit A, and incorporated herein by reference.

BE IT FURTHER RESOLVED that the Mayor and the City of Freeport and resolve to do as follows:

1. Authorize the City's representatives to represent our organization and its functions and hold such representatives accountable for communication between the City and the Community Vision 2020 Planning Committee with regard to activities which have a community-wide impact.
2. Commit to duly consider requests from Community Vision 2020 Planning Committee and implementing them when possible and appropriate.
3. Accept the assistance and support of the Community Vision 2020 Planning Committee as an asset to our own planning process.

4. Accept responsibility for developing, adopting, implementing and regularly reviewing segments of the Summary document that represent outputs from the City, for which we are identified as a lead entity.

5. Endorse the plan in its entirety as representative of the planning efforts of the other organizations and entities named therein.

6. Delegate responsibility for maintaining and amending the Summary document to the Community Vision 2020 Planning Committee, with the understanding that changes to the document itself may be made only through the Community Vision 2020 Planning Committee.

BE IT FURTHER RESOLVED this Resolution is expressly adopted pursuant to the Home Rule authority of the City of Freeport under Section 6(a) of Article VII of the Illinois Constitution of 1970, and all Resolutions or motions in conflict with this Resolution are repealed insofar as they conflict.

Alderman Klemm, Community Development Chair, stated that the committee held a meeting on August 8, 2005. The committee voted unanimously to adopt this resolution and Alderman Klemm so moved, seconded by Alderwoman Toepfer. Alderman Wright stated that he fully supports Vision 2020, but he would like to see more diversification on the committee. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The resolution was adopted.

RESOLUTION #R-2005-49

RESOLUTION OF SUPPORT FOR MOBILITY AND ACCESSIBILITY REHABILITATION SUPPLEMENT (MARS) CDAP GRANT

WHEREAS, the City of Freeport, is applying to the State of Illinois for a Community Development Assistance Program (CDAP) Mobility and Accessibility Rehabilitation Supplement (MARS) grant;

WHEREAS, it is necessary that an application be made and agreements be entered into with the State of Illinois; and

WHEREAS, receipt of CDAP grant assistance is essential to allow the City of Freeport to undertake the project to fund the rehabilitation of housing units for occupancy by persons with disabilities.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, ILLINOIS as follows:

Section 1. The foregoing recitals shall be and are hereby incorporated in this Section 1 as if said recitals were fully set forth.

Section 2. That the City of Freeport apply for a grant under the terms and conditions of the State of Illinois and shall enter into and agree to the understandings and assurances contained in said application.

Section 3. That the Mayor and City Clerk on behalf of the City of Freeport execute such documents and all other documents necessary for the carrying out of said application.

Section 4. That the Mayor and City Clerk are authorized to provide such additional information as may be required to accomplish the obtaining of such grant.

Section 5. If any section, paragraph, clause or provisions of the Resolution shall be held invalid, said invalidity shall not affect any other provision of this Resolution.

Section 6. This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

Alderman Klemm, Community Development Chair, stated that the committee held a meeting on August 8, 2005. The committee voted unanimously to adopt this resolution and Alderman Klemm so moved, seconded by Alderwoman Toepfer. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The resolution was adopted.

RESOLUTION #R-2005-50

RESOLUTION TO AMEND A TAX FINANCING DISTRICT FUND EXPENDITURE PLAN

WHEREAS, on September 4, 1994, the City Council of the City of Freeport approved Ordinances 94-64, 94-65, and 94-66, pursuant to 65 ILCS 5/74.4-1 creating a Tax Increment Redevelopment Area (TIF) and designating a Downtown Area TIF Redevelopment Plan and Project, and whereas since 2000, yearly Tax Increment Financing District Fund Expenditure Plans were approved by this Council; and

WHEREAS, under such plan incremental increases in taxes due to redevelopment are accumulated in a special fund for use in accordance with the goals and objectives of that plan; and

WHEREAS, the City Council's Community Development Committee and the City Council's Finance Committee have reviewed and recommended the attached amendment to the "Tax Increment Financing District Fund Expenditure Plan" in order that such special fund be allocated for expenditure in accordance with the State law and in accordance with the City Redevelopment Plan; and

WHEREAS, this City Council finds that its approval of the amended "Tax Increment Financing District Fund Expenditure Plan" is in the best interests of all citizens in this community.

NOW, THEREFORE BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF FREEPORT, ILLINOIS that the document attached hereto and made a part hereof as Exhibit A, captioned the "Tax Increment Financing District Fund Expenditure Plan", is hereby adopted and approved; and the Mayor, the Finance Director, and any other City employee or official as may be deemed appropriate, are hereby authorized to implement this "Tax Increment Financing District Fund Expenditure Plan" and any other documents as may be necessary or appropriate so as to effectuate the intent of this Resolution.

BE IT FURTHER RESOLVED that all resolutions or parts of resolutions in conflict with this Resolution are repealed insofar as they conflict.

BE IT FURTHER RESOLVED that this Resolution is passed under the Home Rule Authority of the City of Freeport as provided in Section 6 of Article VII of the Illinois Constitution of 1970.

Alderman Klemm, Community Development Chair, stated that the committee held a meeting on August 8, 2005. The committee voted unanimously to adopt this resolution and Alderman Klemm so moved, seconded Alderman Boldt. On the roll call of yeas nays, Aldermen Toepfer, Boldt, O'Neill, and Klemm voted yea. Aldermen Wright and Bender voted nay. There were four yeas and two nays. The chair voted yea. The resolution was adopted.

COMMITTEE REPORTS

PUBLIC WORKS

Alderwoman O'Neill, Chair, stated that bids were received and opened on August 9, 2005, for leaf machines. Two bids were received from Bonnell for two leaf machines totaling \$37,000 and

four boxes totaling \$17,400 and from Standard for leaf machines totaling \$34,120 and four boxes totaling \$13,728. Public Works Director, Craig LeBaron and Street Superintendent, Tom Dole recommended that leaf machines and boxes proposed by Bonnell Equipment in the amount \$54,400 be approved. The committee voted unanimously to concur and Alderwoman O'Neill so moved, seconded by Alderman Wright. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The motion carried.

Bids were received and opened on August 9, 2005, for a 5-Yard Plow Truck. Bids were received from Todd Edmunds, Trucks Inc.; Scott Blumeyer, Bonnell Ind.; Jim Miller, Standard Equipment; Brad Meisner, Kunes Country Ford & Chevy, and J & J Truck Bodies and Trailers.

Trucks Inc was the only bid that was properly executed. The bid was in the amount of \$87,800, which included the Bonnell Dump Body, Plow and Stainless Steel Spreader. Public Works Director, Craig LeBaron and Street Superintendent, Tom Dole recommended this bid be accepted. The committee voted unanimously to concur and Alderwoman O'Neill so moved, seconded by Alderman Wright. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The motion carried.

Bids were received and opened on August 15, 2005, for the City of Freeport 2005 Motor Fuel Tax Maintenance Program. One bid was received from Civil Constructors in the amount of \$461,794. The bid was .55% above the approved engineer's estimate. The committee voted unanimously to approve this bid and Alderwoman O'Neill so moved, seconded by Alderman Wright. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The motion carried.

Bids were opened in Springfield on August 5, 2005 for the LAPP Program for 2005, which consists of resurfacing of Adams Avenue from Main Street to Jackson Street, Walnut from Empire to Roosevelt and Greenfield from Stephenson to Winchester. The only bid submitted was from Civil Constructors, Inc., in the amount of \$267,988.30. This bid is 7.6% under the engineer's estimate. The committee voted unanimously to concur with the State of Illinois and Alderwoman O'Neill so moved, seconded by Alderman Wright. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The motion carried.

FINANCE

Alderman Boldt, Chair, stated that bids were received for Janitorial Services for the City Hall Building. Bids were received from Service Master in the amount of \$1,279, First Rate Cleaning in the amount of \$1,695, Bush Janitorial in the amount of \$1,700, Malcolm Eaton in the amount of \$1,800, and Crystal Image Cleaning in the amount of \$1,950.

Finance Director, Craig Joesten and Human Resource Manager, Andrea Gordon recommended that the bid be approved subject to the following conditions: background

checks done on all janitorial employees working in the City Hall Building-at the expense of the city, fingerprinting on all janitorial employees working in City Hall Building-at the expense of the city, pictures taken of all janitorial employees working in City Hall Building to be used for name tags-at the expense of the city, subsequent changes of janitorial employees from the original listing will necessitate janitorial company incurring costs of the above conditions.

The committee voted unanimously to approve the low bid from Service Master with the listed conditions and Alderman Boldt so moved, seconded by Alderman Klemm. On the roll call of yeas and nays, Aldermen Toepfer, Boldt, O'Neill, Wright, Klemm, and Bender voted yea. The motion carried.

DEPARTMENT HEAD REPORTS

Police Chief, Jerry Whitmore announced that Corp John Chamberlain will be retiring after 25 years of service.

Community Development Director, Shelly Griswold stated that she would be working on a chronic nuisance ordinance. She also announced that there would be customer service training for employees at City Hall.

Water & Sewer Director, Alice Ohrtmann reported that there was a large rainfall and Homer Street reported no sanitary sewer backups.

MAYOR'S REPORT

- o Will be having a meeting with United Water
- o Tour of Slaughter House in Mommoth, IL
- o Meeting with Rubloff on possible development
- o Openings on the Zoning and Planning Commission
- o Vision 2020
- o Congrats to John Chamberlain on retirement

PUBLIC COMMENTS

Lee Butler spoke in support of a boat ramp at Tutty's Crossing.

As there was no other business to be transacted by the City Council, the meeting was adjourned at 8:15 p.m.

LATACIA M. ISHMON, CMC