



City Council

City Council Chambers ♦ 524 West Stephenson Street ♦ Freeport, IL 61032

MINUTES REGULAR MEETING Monday, January 5, 2015

CALL TO ORDER

The regular meeting of the Freeport, Illinois, City Council was called to order in council chambers by Mayor James L. Gitz with a quorum being present at 6:00 p.m. on January 5, 2015.

ROLL CALL

Present on roll call: Mayor Gitz and council members Tom Klemm, Shawn Boldt, Ronnie Bush, Jennie DeVine, Dennis Endress, Sally Brashaw, Michael Koester and Andrew Crutchfield (8). Corporation Counsel Sarah Griffin was present.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Alderperson Crutchfield.

APPROVAL OF AGENDA

Mayor Gitz requested prior to approval of the agenda to provide an introduction of a new police officer after the agenda item for the minutes. Alderperson Koester moved for approval of the agenda with the amendment, seconded by Alderperson Brashaw. Motion prevailed by voice vote without dissent.

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Alderperson Koester moved for approval of December 15, 2014, seconded by Alderperson DeVine. Motion prevailed by voice vote without dissent.

INTRODUCTION OF OFFICER IN POLICE DEPARTMENT

Deputy Chief Jim Drehoble introduced a new recruit to the police department who will be sworn in this week. Charles Highley III was present and will begin training through the Illinois Police Academy in Springfield with the next session for twelve weeks of training. Mayor Gitz welcomed Mr. Highley. He explained that this new hire does not increase the employee manpower counts.

PUBLIC COMMENTS – AGENDA ITEMS

There was no one signed on the sheet for public comments this evening.

CONSENT AGENDA

The following items were presented on the Consent Agenda in the council packet and Mayor Gitz read the listed items into the record: [Consent Agenda PDF](#)

A. Approval to receive and place on file:

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- 1) Illinois Environmental Protection Agency – Notice for Application for Permit to Manage Waste (LPC-PA16)
 - 2) Illinois Environmental Protection Agency Facility Number 1770200 Evaluation of Community Water Supply (paper copies provided on council desks last meeting)
 - 3) Fire Department Report of Activities for November 2014
- B. Approval of Motor Fuel Tax Fund Register # MFT-0053 and 54 --- \$10,869.05
 - C. Approval of Water and Sewer Bills Payable (Registers #267 & 269) --- \$176,595.51
 - D. Approval of Payroll for pay period ending December 13, 2014 – 442,951.65
 - E. Approval of Payroll for pay period ending December 27, 2014 --- \$407,138.82
 - F. Approval of Finance Bills Payable (Registers #266, 268, 270, 271, 272) --- \$510,052.36

Alderpersion Koester moved for approval of the consent agenda as presented, seconded by Alderpersion DeVine. The motion prevailed by a roll call vote of;

Yeas: Klemm, Boldt, Bush, DeVine, Endress, Brashaw, Koester, and Crutchfield (8)

Nays: none

The Consent Agenda items were approved.

BOND ORDINANCES SUMMARY

Director Haggard presented a cover memorandum for the first five ordinances of 2015 to abate the 2014 real estate tax levy for the repayment of the General Obligation bonds:

- Series 2006 for: Downtown TIF, Library, Sewer, Storm Sewer
- Series 2013 for: Downtown TIF, Library, Sewer, Storm Sewer
- Series 2013A for: Fire Capital Improvements (Central Fire Station)
- Series 2014A: Sewer
- Series 2014B: Sewer

Director Haggard stated she attached a letter addressed to Corporation Counsel for each of the ordinances attesting to the fact the City's revenues are sufficient to repay the principal and interest of the bonds due up to and including January 1, 2016. She explained that she broke out the payment for each of the individual bonds and by abating them they will not be placed on property tax levy.

ORDINANCES - FIRST READING

1st READING OF ORDINANCE # 2015-01:

AN ORDINANCE TO ABATE THE 2014 REAL ESTATE TAX LEVY FOR THE REPAYMENT OF THE GENERAL OBLIGATION BONDS, SERIES 2006

In addition to the bond abatement ordinance was the following letter from Director Haggard to Corporation Counsel Sarah Griffin dated January 5, 2015 stating; "Please issue tax levy abatement for the Series 2006 General Obligation Bond in the amount of \$448,300. This amount represents the principal and interest payments due as follows:

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Due Date	Principal	Interest	Total
Jul-15	\$ -	\$ 194,150.00	\$ 194,150.00
Jan-16	60,000.00	194,150.00	254,150.00
Total	\$ 60,000.00	\$ 388,300.00	\$ 448,300.00

The City of Freeport has such funds sufficient to repay the principal and interest on the bond due to and including January 1, 2016. Please issue an abatement to the Stephenson County Clerk and Recorder.”

Aldersperson Koester moved for approval of the ordinance #2015-01 as presented, seconded by Aldersperson Klemm. The ordinance was automatically laid over the next meeting.

1st READING OF ORDINANCE # 2015-02:

AN ORDINANCE TO ABATE THE 2014 REAL ESTATE TAX LEVY FOR THE REPAYMENT OF THE GENERAL OBLIGATION BONDS, SERIES 2013

In addition to the bond abatement ordinance was the following letter from Director Haggard to Corporation Counsel Sarah Griffin dated January 5, 2015 stating; “Please issue a tax levy abatement for the Series 2013 General Obligation Bond in the amount of \$362,400. This amount represents the principal and interest payments due as follows:

Due Date	Principal	Interest	Total
Jul-15	\$ -	\$ 6,200.00	\$ 6,200.00
Jan-16	350,000.00	6,200.00	356,200.00
Total	\$ 350,000.00	\$ 12,400.00	\$ 362,400.00

The City of Freeport has such funds sufficient to repay the principal and interest on the bond due to and including January 1, 2016. Please issue an abatement to the Stephenson County Clerk and Recorder.”

Aldersperson Endress moved for approval of the ordinance #2015-02 as presented, seconded by Aldersperson DeVine. The ordinance was automatically laid over the next meeting.

1st READING OF ORDINANCE # 2015-03:

AN ORDINANCE TO ABATE THE 2014 REAL ESTATE TAX LEVY FOR THE REPAYMENT OF THE GENERAL OBLIGATION BONDS, SERIES 2013A

In addition to the bond abatement ordinance was the following letter from Director Haggard to Corporation Counsel Sarah Griffin dated January 5, 2015 stating; Please issue a tax levy abatement for the Series 2013A General Obligation Bond in the amount of \$87,945. This amount represents the principal and interest payments due as follows:

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Due Date	Principal	Interest	Total
Jul-15	\$ -	\$ 11,473.00	\$ 11,473.00
Jan-16	65,000.00	11,472.00	76,472.00
Total	\$ 65,000.00	\$ 22,945.00	\$ 87,945.00

The City of Freeport has such funds sufficient to repay the principal and interest on the bond due to and including January 1, 2016. Please issue an abatement to the Stephenson County Clerk and Recorder. Alderperson Brashaw moved for approval of the ordinance #2015-03 as presented, seconded by Alderperson Klemm. The ordinance was automatically laid over the next meeting.

1st READING OF ORDINANCE # 2015-04:

AN ORDINANCE TO ABATE THE 2014 REAL ESTATE TAX LEVY FOR THE REPAYMENT OF THE GENERAL OBLIGATION BONDS, SERIES 2014A

In addition to the bond abatement ordinance was the following letter from Director Haggard to Corporation Counsel Sarah Griffin dated January 5, 2015 stating; "Please issue a tax levy abatement for the Series 2014A General Obligation Bond in the amount of \$780,975. This amount represents the principal and interest payments due as follows:

Due Date	Principal	Interest	Total
Jun-15	\$ -	\$ 85,487.50	\$ 85,487.50
Dec-15	610,000.00	85,487.50	695,487.50
Total	\$ 610,000.00	\$ 170,975.00	\$ 780,975.00

The City of Freeport has such funds sufficient to repay the principal and interest on the bond due to and including December 31, 2015. Please issue an abatement to the Stephenson County Clerk and Recorder."

Alderperson Koester moved for approval of the ordinance #2015-04 as presented, seconded by Alderperson Klemm. The ordinance was automatically laid over the next meeting.

1st READING OF ORDINANCE # 2015-05:

AN ORDINANCE TO ABATE THE 2014 REAL ESTATE TAX LEVY FOR THE REPAYMENT OF THE GENERAL OBLIGATION BONDS, SERIES 2014B

In addition to the bond abatement ordinance was the following letter from Director Haggard to Corporation Counsel Sarah Griffin dated January 5, 2015 stating; "Please issue a tax levy abatement for the Series 2014B General Obligation Bond in the amount of \$240,382.50. This amount represents the principal and interest payments due as follows:

Due Date	Principal	Interest	Total
Jun-15	\$ -	\$ 100,191.25	\$ 100,191.25
Dec-15	40,000.00	100,191.25	140,191.25
Total	\$ 40,000.00	\$ 200,382.50	\$ 240,382.50

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The City of Freeport has such funds sufficient to repay the principal and interest on the bond due to and including December 31, 2015. Please issue an abatement to the Stephenson County Clerk and Recorder.”

Alderpersion Endress moved for approval of the ordinance #2015-05 as presented, seconded by Alderpersion Klemm. The ordinance was automatically laid over the next meeting.

1st READING OF ORDINANCE # 2015-06:

AN ORDINANCE AMENDING CHAPTER 876 (RESIDENTIAL RENTAL PROPERTY REGULATIONS) OF THE CODIFIED ORDINANCES OF THE CITY OF FREEPORT

Community Development Director Jim Brown presented the ordinance by stating this ordinance is to bring about a change in the registration cycle. When the Rental Property Regulations began there was a June 2, 2014 deadline to register. The current ordinance as written states a registration date of January 1st each year and we ask at this time to extend it out to June 1 to allow for a full year’s time between registrations. Director Brown stated this timing of June 1st goes better for holiday schedules and snow birds who may also be landlords. Deputy Chief of Police Drehoble agreed that this timing will go better for people out of town this time of year and would be fairer to allow for a one year period.

Director Brown placed a memorandum in the packet which stated:

“The Residential Rental Property Registration Program was originally approved by Council in November 2013. A subsequent amendment to the approving ordinance changed the deadline for the original registration to June 2, 2014. However, the current regulations still require registration annually by January 1. Staff feels it prudent to amend the regulations to change the registration cycle from January 1 to June 1. Reasons for this proposed amendment are:

- The original registration cycle started in June, and it would be fair to landlords to remain on 12-month period instead of limiting the first registration period from June 2 - December 31, 2014.
- Due to the holiday season, requiring registration by January 1 places undue burdens on both landlords and City staff, i.e. travel, staff vacations, payment of fees.

“While this amendment would change only the registration cycle, staff is currently examining the fee structure and anticipates further discussion at a future Committee of the Whole meeting. Even though we have completed the initial registration, we believe it is important to provide sufficient funding to continue part-time staff resources for problem resolution and administration. Staff is also examining ways to build on the successes of the program and strengthen certain aspects of it, particularly landlord training and the crime-free component. However, the immediate need is the date change.”

Alderpersion Brashaw asked about whether the annual registration would be necessary if there were not changes in a property. Mayor Gitz stated that it was approved on an annual registration fee and it was approved with these dates and our immediate issue is as it stands right now that people have to register in January. We would like to defer that discussion on an annual cycle to June. That gives the administration

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time to discuss the other issues. Alderperson Klemm stated the way he understands it you would be taking it from calendar year to fiscal year, or somewhat close to that. Mayor Gitz agreed.

Alderperson Klemm moved to place the ordinance on the floor for approval, seconded by Alderperson Bush.

Alderperson Crutchfield made a motion for suspension of the rules for immediate consideration, seconded by Alderperson Bush. The motion prevailed by a roll call vote of;

Yeas: Klemm, Boldt, Bush, DeVine, Endress, Brashaw, Koester, and Crutchfield (8)

Nays: none

The motion for passage of Ordinance 2015-06 prevailed by a roll call vote of;

Yeas: Klemm, Boldt, Bush, DeVine, Endress, Brashaw, Koester, and Crutchfield (8)

Nays: none

Ordinance 2015-06 was passed.

1st READING OF ORDINANCE # 2015-07:

AN ORDINANCE AMENDING CHAPTER 1460 (FLOOD MANAGEMENT AREAS), SECTION 1460.04 “BASE FLOOD ELEVATION DATA” OF THE CODIFIED ORDINANCES OF THE CITY OF FREEPORT

Director Brown provided the following summary by stating that Freeport participates in National Flood Insurance Program and we have flood insurance rate maps (FIRMS) that are periodically updated. He stated we recently underwent a two year process to update the maps using public input, comment on preliminary maps, FEMA approval. They have set a date of the 16th of March for those maps to take effect. He stated by being a participant in the program what it means is that land owners may get flood insurance and the other half of that bargain is that the community has to adhere to national and state standards and one of those is making sure our maps are up to date. He stated our current maps are from 2011. This will update those panels to March 16, 2015. He stated the significant areas are down by Yellow Creek and Route 26 where there is an enlargement. Director Brown stated that before his time in starting here the preliminary maps were put on display and since that time there has not been any significant changes made to those maps. Mayor Gitz stated this is pursuant to state regulations.

Alderperson Brashaw asked about people living in the flood plain and whether they have insurance. Director Brown stated he would hope so but they may not. Discussion was held as to the improvements that can be made on property. Alderperson Brashaw read from the definition of substantial improvement. These means that any “substantial improvements” to these buildings (more than 50% or more of total value of building) will trigger flood mitigation measures, i.e. “flood proofing.” Flood proofing means any combination of structural or nonstructural additions, changes, or adjustments to structures which reduce or eliminate flood damage to real estate, property and their contents. She asked in order to someone to expand a building by more than 20% or do repairs would we look that over as the City to determine whether it is that or do they go to their bank to get an assessment of that, in other words who mitigates and who decides what flood proofing measures have to be taken. Director Brown stated there is a permit application that goes to the State, they will review your situation and determine if you actually have to apply for the permit. If they do they issue a permit. We have local jurisdiction as well and we approve it.

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Director Brown stated just to clarify if we have someone who is expanding the building that is normally something expanding the footprint or something that will trigger that permit, whether there is internal renovations going on, repairing a roof, sometimes that may not go towards the 50%. That 50% is a guideline. The issue is the repairs that you are making is that going to increase your liability for a flood insurance claim or is it somehow going to affect the water around you so that is the determining guideline. He stated on the east side we had a few cases where they did not have to flood proof their building to do repairs to the roof and other areas.

Alderperson Brashaw stated she has had a few people ask about the Sonic building and whether it is re-habitable. She asked whether she would send them to Director Brown first. He stated yes. Director Brown stated there is still an opportunity for property owners to request a modification – if they feel they should not be in the flood plain but are they can submit a letter of modification and it has to be backed up with technical data.

Director Brown provided the following summary in his memorandum; “FEMA recently updated Stephenson County’s Flood Insurance Rate Maps (FIRMs). These new FIRMs for Freeport and Stephenson County will take effect March 16, 2015. When FEMA revises a community's FIRM, the community is required to amend its floodplain management regulations. Therefore, the City needs to amend its floodplain regulations (Chapter 1460 of the Municipal Code) to reflect the new Study and FIRMs.

“The National Flood Insurance Program (NFIP) was created in 1968. This landmark program, still in effect, had several far-reaching consequences, including setting national standards for regulating new development in floodplains and establishing an insurance program as an alternative to disaster relief. The NFIP is based on a mutual agreement between the federal government and a community: the federal government guarantees flood insurance is made available in the community and the community agrees to ensure development in floodplains meets certain criteria.

“The City of Freeport participates in the NFIP. As such, the City had adopted Chapter 1460 (Flood Management Areas) of the Municipal Code. This chapter serves as the City’s regulations on floodplain management; it conforms to state and federal guidelines.

“As part of the NFIP, the Federal Emergency Management Agency (FEMA) prepares flood maps and develops flood hazard data. These flood maps are known as FIRMs—Flood Insurance Rate Maps—and they are periodically updated according to certain procedures. The FIRM is the basis for floodplain management, mitigation, and insurance activities for the National Flood Insurance Program.

“Following is a summary of events leading up to the adoption of new flood data;

- Circa 2012-13 FEMA tasked the Illinois State Water Survey with performing a flood study of the Pecatonica River from the Wisconsin border to its confluence with the Rock River and a flood study of Yellow Creek within the environs of the City of Freeport. The intent of the studies was to

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update the FIRMs for Freeport and Stephenson County. The City provided model data and survey data for Yellow Creek to allow for a more detailed modeling effort.

- September 2013. The flood studies—collectively known as the Flood Insurance Study--were concluded prior to September 2013. The models and results were submitted to the Illinois Department of Water Resources/Office of Water Resources (IDNR/OWR). The IDNR/OWR concurred with the studies and an update of the FIRMs, and draft maps were prepared for Freeport and other affected communities in Stephenson County.
- December 2013. The City was provided with revised FIRMs, the Flood Insurance Study, and a list of Preliminary Summary of Map Actions. The City was requested to perform a thorough review of the documents prior to an open house scheduled for February 2014. Digital copies of the document were posted on a FEMA website.
- February 25, 2014. Again on behalf of FEMA, the Illinois State Water Survey held an open house meeting in Freeport to present the revised FIRMs and the revised Flood Insurance Study (FIS). A 30-day comment period followed the open house.
- April 1, 2014. Start of the 90-day appeal period for modifications to the FIRMs. Modification requests were to be supported by technical data.
- September, 2014. FEMA announces promulgation of the new Flood Insurance Study and FIRMs. Both the Study and the FIRMs are to take effect March 16, 2015.
- March 16, 2015. New Flood Insurance Study and new FIRMs to take effect.

“In order to remain in the NFIP, the City must update its flood management ordinance (Chapter 1460) to reflect the date of the updated Flood Insurance Study. The new FIRMs increase the floodway/floodplain area along Yellow Creek in and near the City’s jurisdiction and planning area. Few significant changes were made to the floodway/floodplain of the Pecatonica River in Freeport. The attached maps highlight the most significant changes, which are found along Yellow Creek near Route 26.

“Of particular note is the increase in the Special Flood Hazard Area (floodplain) along both sides of Route 26. The former Sonic building and the building including Logan’s restaurant are now in a Special Flood Hazard Area, i.e. the floodplain. These means that any “substantial improvements” to these buildings (more than 50% or more of total value of building) will trigger flood mitigation measures, i.e. “flood proofing.” Flood proofing means any combination of structural or nonstructural additions, changes, or adjustments to structures which reduce or eliminate flood damage to real estate, property and their contents.

“To the north of town, near the intersection of Rte. 26 and US Rte. 20, there were no significant changes to the floodway that would affect current buildings or future development.

“Substantial improvement” is defined as follows (§1460.02):

Substantial Improvement- Any reconstruction, rehabilitation, addition or improvement of a structure taking place during a ten (10) year period in which the cumulative percentage of improvements:

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Equals or exceeds fifty percent (50%) of the market value of the structure before the improvement or repair is started, or
Increases the floor area by more than twenty percent (20%).

“Substantial improvement” is considered to occur when the first alteration of any wall, ceiling, floor or other structural part of the building commences, whether or not that alteration affects the external dimensions of the structure. This term includes structures which have incurred repetitive loss or substantial damage, regardless of the actual repair work done.

Aldersperson Klemm moved to place the ordinance on the floor for approval, seconded by Aldersperson Endress. The ordinance was automatically laid over the next meeting.

RESOLUTION

RESOLUTION #R-2015-01:

RESOLUTION TO AUTHORIZE AN AGREEMENT FOR LANDFILL GENERAL ENGINEERING BETWEEN THE CITY OF FREEPORT AND FEHR GRAHAM

City Engineer Shaun Gallagher provided a written memorandum and stated as discussed at the Committee of the Whole in December this contract is for calendar year 2015. It outlines the numerous activities that are required by our current permits with the Illinois Environmental Protection Agency (IEPA) for Landfills #2/3 and #4. The value of this contract is for \$206,672.00. He stated what was asked for this year was to be able to self-perform some of the duties and work. There are duties within the GIS department and the engineering department that can be handled in house, however with the schedules it may be a bit up in the air so we need to maintain the ability to self-perform some of this work.

City Engineer Gallagher stated one of the things that was not discussed at the Committee of the Whole is that we cannot self-perform the actual laboratory testing, we could but we would need a third agency to sign off on it, so historically that is why Fehr Graham is performing that service. Other agencies can do that for us but we can't sign the documents. He referred to a hand out provided at the Committee of the Whole with a three year breakout and included in the packet. He stated the testing fees are about a third of the contract. The testing fees are something that we are not going to get away from other than pushing forward to try to reduce the testing part of the actual contract permitting with IEPA.

City Engineer Gallagher stated we are planning to pay for this through the current transportation agreement, however we are planning to include anything that is TIF eligible, we do have the groundwater management zone that we are doing the water study for so that is a TIF eligible expense so we will cost shift that expense.

City Engineer Gallagher's memorandum stated this year he asked that the sampling items be expanded to show the current lab fees, so that Council has a better understanding of those items. Any activities included in this contract that are not performed or deferred to next year's contract, will not be charged to the City of Freeport.

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City Engineer Gallagher's memorandum stated he indicated last year, the outline of services provided in these contracts has been reducing in cost and scope, as various permit requirements are being completed. This year he requested a three-year summary of past, present, and future spending within this annual contract. This proposal covers the required groundwater, leachate and gas monitoring at each landfill, along with continued inspection and annual reporting. This past year it was elected to shift the operating permit renewal that will require extensive modeling to 2015, in order to delay this expense. We also requested a lowering of our lab fees, as we utilize the same laboratory for analysis within the Water & Sewer Commission. Due to the longstanding history of this project, City Engineer Gallagher requested that Joel Zirkle of Fehr Graham be present at our Committee of the Whole meeting in order to answer Council questions.

The supporting documentation provided by Fehr Graham stated that they will provide various consulting activities required by the current permits for Landfill #2/3 and Freeport Landfill #4 for calendar year 2015. The Fehr-Graham proposal outlines the activities that will be undertaken in 2015. These activities are statutorily required because of closed landfill and on page 3 it includes the following based on the amount of testing that needs to be performed at the two sites;

Freeport Landfill #2/3

Monitoring Well Sampling (Labor and Equipment) --- \$33,100.00
Monitoring Well Sampling (Analytical) --- \$44,400.00
Leachate Sampling (Labor and Equipment) --- \$1,950.00
Leachate Sampling Analytical --- \$1,477.00
Leachate Recovery System Maintenance --- \$5,640.00
Annual Report of The Effectiveness Of Corrective Measures --- \$6,000.00
*Annual Reporting for FMLF #2/3 --- \$00.00
Inspection and Mowing --- \$5,100.00
Monitoring Well Elevation Survey --- \$2,325.00
Sub-Total: \$99,992.00

Freeport Landfill #4

Monitoring Well Sampling (Labor and Equipment) --- \$17,750.00
Monitor Well Sampling (Analytical) --- \$20,300.00
Leachate Sampling (Labor and Equipment) --- \$3,200.00
Leachate Sampling (Analytical) --- \$3,230.00
Gas Monitoring --- \$7,200.00
Inspection and Mowing --- \$4,750.00
Monitoring Well Elevation Survey --- \$1,150.00
Annual Reporting for FMLF #4 --- \$7,100.00
Assessment Monitoring Report --- \$5,000.00
Establish New Background Values for FMLF #4 --- \$5,000.00
Operating Permit Renewal \$32,000.00
Sub-Total: \$106,680.00

Total: \$206,672.00

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In the proposal, Mr. Zirkle noted the IEPA may have new requirements that are not detailed in this proposal, which will have to be addressed. Items that are not included in this proposal include:

- Leachate recovery system cleaning and repair oversight for FMLF #4. This work will be completed on a time and material basis as requested.
- Construction oversight and associated IEPA reporting for the FMLF #4 leachate collection system by-pass line. This work, if requested would be completed on a time and material basis.
- Repairs to leachate recovery system at FMLF #2/3
- Additional sampling that IEPA may require during the year.

Aldersperson Klemm moved for approval of the resolution as presented, seconded by Aldersperson Koester.

Mayor Gitz stated he discussed with the TIF counsel all the eligible expenses with the TIF. Because of the pressure on the general revenue fund, we do intend to review each of these expenditures in terms of TIF eligibility and if it is eligible we will assign it to the TIF because it within the TIF. If there are any questions on that opinion he will share it.

The motion to approve the resolution as presented prevailed by a roll call vote of;
Yeas: Klemm, Boldt, Bush, DeVine, Endress, Brashaw, Koester and Crutchfield (8)
Nays: none
Resolution #2015-01 was adopted

OTHER

REPORTS OF DEPARTMENT HEADS

Police

Action Item – Approve purchase and Waiver of Bidding Requirements for Police Pursuit K-9 Vehicle

Included in the packet was a memorandum from Police Chief Todd Barkalow and it was summarized by Deputy Chief Jim Drehoble. It stated the department recently became aware of a used 2009 Ford Expedition K-9 squad. This squad is currently for sale at the Autoland car lot located in Roscoe, IL. This black/white SUV is a 4x4 with 49,000 miles on it. It currently has a K-9 kennel insert, LED emergency red/blue lights w/control panel, a rear mounted yellow directional bar w/control panel (these accessories are worth \$5,700). This vehicle listed for \$20,104.00, D/C Drehoble negotiated a bottom price for the K-9 squad of \$18,756 which includes title and fees. A comparable 2015 4x4 Ford Expedition purchased through the Illinois Procurement Bulletin (State Bid) is listed at approximately \$28,000. By agreeing to purchase this quality used vehicle it would save over \$9,000, not to mention the additional equipment already on it, would equate to a total savings of almost \$15,000.

The memo went on to explain that the Ford Expedition was test driven back to Freeport. City mechanic, Nick Taylor, put the vehicle on the hoist and inspected it. It is the mechanic's opinion that this vehicle has not been involved in a major wreck and it is in good operating order. D/C Drehoble contacted the

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previous owner, East Moline police department, and spoke to Fleet Supervisor Sergeant Luke Blaser. Sgt. Blaser confirmed that this vehicle was the same vehicle EMPD traded in June of 2014. Sgt. Baser stated that their K-9 officer retired in June 2014 and they retired the canine as well. The vehicle is in good working order. Sergeant Blaser sent the maintenance recorders for the Expedition (see attached). Of course there are a few things the vehicle will need: new tires, a FPD mobile computer, and police radio. By purchasing this well maintained and documented vehicle, it will save the citizens a substantial amount of money.

Chief Barkalow concluded the memorandum by stating after consulting with Finance Director Haggard, the department could seize this opportunity to purchase this vehicle out of the Capital Fund then reimburse that fund with money that has been raised through fundraising efforts. Chief Barkalow requested council permission to purchase this vehicle for the future use of our K-9 unit, or in a worst case scenario, this vehicle could be used for general use by the police department.

Aldersperson Boldt asked where the funds are coming from the pay for this vehicle. Deputy Chief Drehoble stated the funds would be coming out of budget and we are under budget in certain line items and we will cover the cost of it. Aldersperson Boldt asked if that would be the capital equipment fund. Deputy Chief Drehoble stated that is correct. Finance Director Haggard stated each fund has a budget and there is certain earmarked for capital and there are other line items within the budget such as training that might be under budget so you can move that within the fund. If you were to move it side to side it gets more complicated. Director Haggard stated the police department does have adequate funding to at least front load the vehicle capital. Her understanding is that they are going to pursue grants and other funding.

Aldersperson Klemm made a motion to waive the bidding requirements and to approve purchase of a four wheel drive vehicle per the specifications needed for \$18,756 for a police pursuit K-9 (canine) vehicle, seconded by Aldersperson Bush. The motion prevailed by a roll call vote of;

Yeas: Klemm, Boldt, Bush, DeVine, Endress, Brashaw, Koester and Crutchfield (8)

Nays: none

Community Development

Director Brown stated we are participating in a grant with the US Department of Agriculture and it is now coming to a close and the majority of this has been the development of a food enterprise center. This is a food incubator place that would have a certified kitchen, where someone who is interested in starting their own business that involves process and sale of foods they can go in and rent space. There is a community meeting to discuss this and they are talking about using the Stephen's Market as a location. There are two meetings scheduled at the Freeport Public Library on January 14, 2015, at 3:00 pm and January 20, 2015, at 5:30 pm. Persons interested in learning more about the food enterprise center should those meetings. Director Brown stated the certified kitchen would be available for rent at an affordable price; it is an incubator testing place for them to come. Mayor Gitz explained that the Illinois Extension office and Vandewalle and Associates has been working on this grant. It does not mean that we automatically move to that phase, it will require people who are far more familiar with it than our grantees to pull the trigger on it but this is to see if there is enough interest out there to launch this. Discussion was held on the prototype in Sterling Illinois and whether it is operational and Mayor Gitz stated he will find out. There

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is also an operational kitchen in Madison that is available for viewing and council should let Mayor Gitz know of their interest.

Finance

Finance Director Cynthia Haggard stated she has received a copy of the final audit and will meet with Mayor Gitz. She will have a presentation of the audit at the council meeting on January 20, 2015 by the auditing firm. She is working on processing the 1099's and W-2's for the year end processing. The year to date numbers for December 31, 2014, will be reported to council at the January 20, 2015 council meeting.

Public Works

Director Dole stated that if the snow event expected for tonight comes out as predicted, he may need to call for a snow event by morning. He cautioned drivers to watch out for plow trucks while driving to work. The crews worked over the weekend to clear off another snow event that was pretty minimal. He just checked the overtime budget with Director Haggard and we have been spared of too much overtime. He stated we are doing really well, of course that can change. He provided an update on salt supply. He explained the crews use a sand-salt mixture and they recover a big portion of the sand laid out in November and they replenish it with salt to reuse it again.

Library

Freeport Public Library Director Carole Dickerson was present and had no report.

Fire

Fire Chief Scott Miller provided a report incident report over the holidays and was pleased to report that there were no structure fires or incidents of holiday decoration related fires. It was a fire safe holiday for Christmas and New Year's.

Police

Deputy Chief Drehoble stated that if Director Dole declares a snow emergency event, then the police department will be out issuing citations to vehicles parked in violation of the winter parking regulations. He asked motorists to follow the regulations so that the snow can be removed in a timely manner.

Water and Sewer

Water and Sewer Executive Director Tom Glendenning stated the news for the weekend and the evening is that they are a few very short steps away from receiving the award for \$8.0 million (just short) for water main work to go along with the Big 4 projects. He provided to each council member a six page Illinois Environmental Protection Agency recently distributed Categorical Exclusion (IEPA Loan Project Number L175271) which means that this project of just short of six miles of water main has very little environmental impact. He stated the project would be putting water main in for water main and it has no effect on surrounding areas. He stated this document will need to be put out for public comment or at least to the public as a project. This will be released to the public and to the press and then there will be a 10 day review period. Once that is done it will basically finish the score to the project. The final step will be the financial consideration and that will be discussed at the next Committee of the Whole meeting. He

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explained that the document is quite detailed and that is all the work that was done because of the hydraulic modeling and our breakage reports. Director Glendenning provided a large detailed map color coded and marked as Exhibit 1, Freeport Water & Sewer Phase B, Water System Improvements. It gives the areas that this project will impact. He stated he will discuss this further at the Committee of the Whole meeting next week. The projects consists of six miles of water mains, 75 valves, and a pressure reducing system that will not only have a capital impact but is going to have a huge impact on capacity capabilities for the City's water system.

MAYOR'S REPORT

Mayor Gitz stated he has tasked the department heads to finish their year-end reporting to have a finalized report ready for the council meeting on the 20th of January or the first meeting in February. We will have a report department by department. He noted there is a conflict with the Committee of the Whole and we will schedule that for a fuller explanation of Water and Sewer project either on Tuesday, January 13, 2015 or another meeting. The meeting of the Committee of the Whole for Monday will be rescheduled.

NEW BUSINESS/COUNCIL ANNOUNCEMENTS

Council members were provided an opportunity to discuss matters of public concern or to make announcements for their wards.

- Alderperson Klemm asked if a snow event is called where someone would find this information. Director Dole stated he notices all radio, television, Journal Standard along with other local newspapers. It is also posted on the City of Freeport website. Chief Drehoble stated he can have it put on the Police Department Facebook page. Director Dole stated he also provides notice to all the council members. He noted the radio stations and a couple of the television stations are very good about posting and informing people of the snow event declaration for winter parking regulations. Mayor Gitz stated we do whatever we can to provide notice but nothing is fool-proof because some people don't listen to the radio, watch television or have a computer. It is everyone's interest to know when there is a snow emergency, so short of going door-to-door in noticing people, we will do the best we can to advance that cause.
- Alderperson Crutchfield noted for residents that if you have to shovel snow then there is probably going to be snow emergency then that is a pretty good indication.
- Alderperson Boldt noted that following odd-even parking aids the crews that are plowing the snow have a faster clean-up of streets. Alderperson Boldt asked about a logo for the City of Freeport's countywide public transit program and wondered if they will be placed on the other vehicles run by the Senior Center. Mayor Gitz stated that the issue of Senior Center vehicles as not been approached and he does not know if they will have the same logo. For the other public transportation vehicles, they are working on installing the logo with priority to the vehicles without a insignia This will be called Pretzel City Area Transit a service brought to you by the Stephenson County Senior Resource Center and the City of Freeport serving Stephenson County.
- Alderperson Brashaw asked residents to shovel their sidewalks in particular in areas near schools. The Nuisance Inspector will issue tickets and they have placed emphasis on school areas.

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- Alderperson Koester stated with this new year we have a lot of issues facing us such as the water main issues and City Hall. His hope is that we continue to move forward in a proper manner. He asked about an agreement historical value of the Carnegie Library that was signed by Mayor Gitz a while ago. Mayor Gitz noted he does remember signing it and it was discussed recently with Alderperson Klemm and a County Board member. There is no real issue to that. He has had direct discussion with the historic preservation agency. Those covenants say that we agree to maintain historic integrity of the building. That does not mean that it can't be touched. It means that if we are going to make modifications that we discuss those plans with the State Historic Agency and they sign off on it. They have been very clear that the repurposing of the building does not mean that you can't change the boiler system, change the wiring and do other things to update the building, in fact they encourage that. They do not want you to fill in window openings as you see in many of the school buildings. There would be a fairly substantial discussion of window replacement – if we keep the same windows but re-pane them or double pane them that is ok. If you want to talk about the design it has to be discussed and made clear. They understand in a repurposing of a building there will be modifications inside. This means you can't have partitions or extend it out but you need to do it with the original thought, design, and appearance of the building. He stated we are not talking about having an addition put on the building. That has been looked at and we do not think there is a conflict. He has discussed this with Gary Anderson and the Historic Preservation Agency. The next phase would be to bring plans to the council and to receive their input and approval then we would need to take that to the HPA for them to sign off on it.

Mayor Gitz stated there are a number of contracts for economic development, including NIDA, the action plan for Freeport Downtown Development and the Visitors Bureau. Staff and the Mayor have been discussing how to make all these pieces coordinate. He stated we need to know what our financial position is on this moving forward and what we want out of this. He would like the council to discuss what their goals are and the intent is to see the contracts mirror that design so we are not having duplication so we are having the agencies that are involved are carrying out our will and we have focused results for 2015 for what we are paying.

Alderperson Boldt asked to have a session for alderman input as what we have for goals and visions over the next couple of months and years. Last year we got side-tracked on so many issues the agendas that we had got moved off to the side. Mayor Gitz stated any number of aldermen can work on the agenda that way everyone gets what they want out of it.

PUBLIC COMMENTS AGENDA OR NON-AGENDA ITEMS

Tom Teich spoke about the snow shoeing event he will participate on Saturday for the Special Olympics. He spoke about the progress being made on the Okey Dokey and commended council members for doing a good job.

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Upon motion duly made and seconded, the meeting was adjourned at 6:55 p.m.

s/ Meg Zuravel

Meg Zuravel
City Clerk