



City Council

City Council Chambers ♦ 524 West Stephenson Street, 3rd Floor ♦ Freeport, IL 61032

MINUTES

COUNCIL MEETING

MONDAY, AUGUST 1, 2016 AT 6:00 P.M.

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 Monday, August 1, 2016.

ROLL CALL

Present on roll call: Mayor Gitz and council members Tom Klemm, Peter McClanathan, Art Ross, Jodi Miller, Patrick Busker, Sally Brashaw, Michael Koester and Andrew Chesney (8).

Representing the City of Freeport was Michael Phillips, Esq. as Special Counsel.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Alderperson Miller.

APPROVAL OF AGENDA

Mayor Gitz stated he would like to move items 7 and 10 forward on the agenda due to some legal issues since Special Counsel Phillips will not be able to be with us for the entire meeting. Alderperson Brashaw moved for approval of the amended agenda, seconded by Alderperson McClanathan. Motion prevailed by voice vote without dissent.

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The minutes from the regular council meeting held of July 18, 2016 were presented for approval. Alderperson Koester moved for their approval, seconded by Alderperson Chesney. Motion prevailed by voice vote without dissent.

PUBLIC COMMENTS – AGENDA ITEMS

Larry Williams, Executive Director of Freeport Housing Authority spoke that the Freeport Housing Authority had been recognized with a National Award for the impact that the Conversations over Pizza (COPS) program had made in the community. He presented Police Chief, Todd Barkalow with an award for his outstanding commitment to this program and the community. He spoke of a young man of approximately twenty-five years of age who expressed that during these events it was the first time he had a positive dialog with police and was impressed that Chief Barkalow had even remembered his name from the last meeting. He spoke that images are very important so he thinks they need to see more of that. Chief Barkalow accepted the award on behalf of his department and gave the credit to them for the successful impact this made.

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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:

- A. Approval of Water & Sewer Bills Payable (Registers #597, 598, 599, 600) --- \$101,573.14
- B. Approval of Payroll for pay period ending July 23, 2016 --- \$406,390.25
- C. Approval of Finance Bills Payable (Registers #594, 596, 601, TBA) -- \$610,498.65

Aldersperson Busker moved for approval of the consent agenda, seconded by Aldersperson Ross.

The motion to approve the Consent Agenda prevailed by a roll call vote of;
Yeas: Miller, Busker, Brashaw, Koester, Chesney, Klemm, McClanathan, Ross
Nays: None
The consent agenda items were approved.

ORDINANCES -- SECOND READING

2ND READING OF ORDINANCE #2016-41:

An Ordinance Amending Chapter 1044 (Water Rates and Revenues) and Amending Chapter 1048 (Sewer Rates and Revenues) of the Codified Ordinances of the City of Freeport

Director Glendenning stated that the current published CPI index is at 4.8 % and he referred to sample billings provided. The consumer price index would apply to two areas; the monthly service charge which is the base rate to your water and sewer bill. He explained the water base rate is fluctuating based on the size of your meter and explained that the average 5/8 water meter typically has a \$3.60 base charge so when you apply the CPI to that it would move it to \$3.77. The base rate sewer \$5.15 would be moved to \$5.40. He explained the second portion is the per unit volume charge which is the actual usage per gallon explaining that the more water you use the more your bill will slightly go up by cents per gallon however, he stated as mentioned previously we have a digressive rate structure where the higher volumes there will be a significant drop; there will be a proportional increase to all bills. He explained that a typical increase you will see on a residential for 6,000 gallons is about \$1.86 per month. He then asked for any questions the council may have.

Special Counsel Phillips explained the amendments that he had made since the first reading were to clarify that the rate that is going to increase in September, 2016 and the second increase will be on May 1, 2017 and the changes were to try to implement the intent of the Council after consulting with Director Glendenning.

Aldersperson Brashaw questioned if the first increase would be at the 4.8%. Director Glendenning responded that the current rate is 4.8% so that is correct.

Aldersperson Brashaw then asked if you propose that the additional increase will also be at the rate of 4.8% for May 1, 2017. Director Glendenning responded that is correct and that we will review the previous year's average change in the index and then apply on May 1, 2017. Aldersperson Brashaw stated, not to exceed 5%. Director Glendenning replied yes.

Aldersperson Koester requested clarification whether once we get the increase on May 1, 2017 that it will increase every year on May 1st after that. Director Glendenning replied yes, on review of the Council and after the publication of the index is when we will move forward with each May 1st increase stating that it usually published no later than mid-March so that will give us a month to prepare prior to our fiscal year.

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Aldersperson Chesney questioned what the projected revenue would be in the first year with the project 4.5% increase. Director Glendenning responded in the entire year projection is looking like about \$275,000 for both water and sewer. Aldersperson Chesney then asked for clarification is that \$275,000 for the 4.8% plus the 5% anticipated or just the 4.8%. Director Glendenning responded that the 4.8% is all we are levying right now and explained the 5% is not to exceed at any given year and explained that if it was published at 5.3% then we would go with 5% and that would be it.

Aldersperson Chesney spoke that in a one year period the way this ordinance is structured it would be 4.8% up to another 5% so it could be raised 9.8% max. Director Glendenning replied no, this first year we are actually trying to capture what we have missed since the beginning of this year so the September 1st increase is basically for this calendar year that we should have done on May 1st and we are trying to capture some money now to get ourselves a little more solvent. The real trigger will start as of May 1, 2017 moving forward with a systematic increase every single year after that. Aldersperson Chesney spoke that you are calendar year and I am in 365 days and it could potentially go up just shy of 10%. Director Glendenning responded just this very 1st year and then after May 1, 2017 only once per year.

Aldersperson Klemm expressed his appreciation for the letter on the changes for rate increases and provided an explanation of what the increases would mean \$1.55 per month increase for the snowbirds, \$1.72 per month for a three person household and \$2.08 per month for a family of two adults and four children stating this is not a substantial amount of money to end users and to keep in mind that the increase is not on all fees only on the usage.

Aldersperson Ross asked how much each year will the water go up.

Mayor Gitz responded that will depend on the rate of inflation because it is not a set rate and explained if there is no inflation it will be left alone and if there is inflation it will go up by that amount not to exceed 5%.

Director Glendenning referred to the chart he had provided and spoke that over the past 10 years the inflation rate has averaged 5.3% and explained we will take the annual average and use that and it will not be greater than 5%.

Aldersperson Ross then asked if this was for the new infrastructure. Director Glendenning responded no and went on to explain the base fee is going up by 4.8% and those are the things like insurance, wages, prevailing wage that we pay to all of our service contractors to come in and those are the base fees. He then spoke of the usage fee that gets that same index applied to it is per gallon and that takes care of things like electricity, chemicals and things that are directly associated with operations. Aldersperson Ross stated so this is basically for operations. Director Glendenning replied this is not for capital improvement at this point in time. The capital improvement is the \$30 we have been discussing. Aldersperson Ross spoke of receiving more than one phone call and residents from the Arcade were wondering if their water pressure would go up and he felt now he could better explain to them.

Aldersperson Miller spoke that it doesn't seem like much to add \$2 a month right now but 10 years down the line we could be looking at a \$20 raise per month if it stays in that track. Director Glendenning responded that is correct.

Aldersperson Miller asked what is that going to do to businesses for their water bills. Director Glendenning responded if you look at the base monthly rate it is based on meter size and explained that they are already on an escalated base rate based on how big their meter is. Part of that is a meter charge. He provided an example of

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one large industrial customer having a 6 inch meter and they may use 3 million gallons per month and their replacement meter costs the commission \$4,000 to replace. He stated a lot of our money gets tied up in just maintaining meters and doing preventative maintenance on that. He stated this is accelerated depreciation on utilities because of the higher usage and the more used. He explained large industry users do get a break with the digressive rate structure, immediately they are paying 17% less than a resident for water the first day because they go over 900 cubic feet. Because of this, on the first day, they are already paying 17% less for water than you are as a resident. Alderperson Miller questioned what is that saying to the business that is using 3 million gallons a month and what will that do to their bill. Director Glendenning explained that will be 4.8% increase to their base and usage rate. Alderperson Miller requested a rough estimate on what it would increase. Director Glendenning spoke of using the highest one which is a six inch meter that is currently paying a base rate of \$109 per month for water and that would go to \$114 per month. The sanitary would stay the same but their usage rate that a 3 million gallon user a month could see their bill go up \$900 to \$1,000 more a month.

Alderperson Chesney spoke if the historical trend is 5.3% is what the CPI index has gone up and we capped it with 5% that would be a 50% increase over a ten year period. Director Glendenning replied of the base rate yes, which is only a portion of the water rate with our capital improvement. Alderperson Chesney spoke that within that \$275,000 initial infusion of revenue the residents of Freeport won't see anything other than this is simply maintenance and there will be no construction tied to this increase. Director Glendenning replied this won't be capital replacement as a depreciated item and this will be general day to day maintenance and upkeep of what we have. He spoke of the one graph that he had provided that showed that we have been fighting 42% of inflation in the past ten years so reverting back to what you were saying then years would be 50% we would be even with the board and would probably be much better off if we had raised rates in the last ten years.

Alderperson Chesney spoke of going back to constituents and talk about some efficiencies and economies that your department has made outside of the green energy capital improvements is there anything that we can point to that perhaps we've done better this year than in previous years as a take away in exchange for the increase.

Director Glendenning spoke that right now the exchange for that would obviously be the planning of efficiencies as we are missing the mark of getting done what we really need to get done and everything gets pushed until it becomes a capital item and he explained that he would have to say no other than proper planning of where we need to move as to what we are doing for efficiencies.

Alderperson Klemm spoke of understanding the concern with what could happen here as far as increases. He spoke of cautioning the alderman that if we are not willing to put in 4.8% or 5% a year what we are going to do when it comes to replace everything. He spoke of putting a clause in there where it is reviewed every year and make sure we are on target and it isn't out of control. He spoke of Director Glendenning referencing how much money we have lost by not being able to do some of the maintenance. He spoke of feeling that this is one of the things that will help with that maintenance. He explained to keep in mind that this CPI was in until 2006 he believes and it was mentioned that it was dropped when one of the first service fees was initiated he believes prior to Big 4. He spoke that this was a reduction done before to try to help people out and now we are looking at reinstating it.

Director Glendenning provided examples of efficiencies implemented by the Commission. He explained through the Big 4 they made improvements of an additional well, boosters and other things. He stated that because of these items our operations and maintenance costs increased \$202,000 just for the additional capital equipment that was put in with the Big 4. Because of this he had to start cutting other things that we already didn't have in order to try maintain the new and let more of the old go. He spoke that of the potential \$275,000 that three-

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fourths of that was eaten up two years ago when he started all of the systems up on the Big 4 and we are not even fully operational with all of it yet.

Aldersperson McClanathan stated it is not a question of whether or not we should pay it is what is the layer of the cap. He spoke of wanting to clear up two things that earlier it was stated that the ten year average was 5.3% and then later said 42%. He asked is the 5.3% ten year average accurate. Director Glendenning responded that the inflation rate is accurate at 5.3% and the 42% over the last 8 to 9 years is just basically the difference between our expenses that we saw directly. He spoke that he could add numerous things to that we didn't do that would equate to the 5.3%.

Aldersperson McClanathan spoke of putting the \$30 down the road and that we are not talking about the big replacement program at this time and we are talking about operations/maintenance and that it had been indicated that we have been deferring maintenance until it becomes a capital improvement and it had been explained that it costs us three times as much when it comes to capital improvement versus regular maintenance. He stated the question would be with the increase tying to CPI are you going to see maintenance prolonging significantly the life of the assets that we have therefore putting off that capital replacement portion of it or is there more to it than that. Director Glendenning replied absolutely and we are facing \$158 million of actual replacement out there and that all that remains in addition to that it is even more important now that we do the maintenance on that at the level that it should be. He spoke of all of the things that need constant maintenance explaining that one of the biggest things is how our hydrants look and before we can even sandblast to get them ready that that is a huge expense. He explained that a lot of what has been let go has to with the mechanical equipment and being short staffed to accomplish all of this so some of it will be eaten up by additional staffing to get this all done.

Aldersperson McClanathan stated the the question is where to peg it at and spoke of understanding why it is at the 5% cap but if you are saying the 4.8% gets you about \$275,000 if we were to it at a 3% cap that would be around \$225,000. He questioned how bad the lower cap outside of 5% would affect things and spoke of wanting to get it as close to real CPI. Director Glendenning replied that it won't be anything you see up front and that we will just be doing less and it will prolong. He stated with more money they are going to fix more and that is all there is to it. Aldersperson McClanathan said he realizes the bigger discussion is coming later but they are just all trying to balance that with saying over ten years if we keep up with the current average it will be about a 50% increase for certain portions of your water bill and trying to find the balance in there. He spoke of wanting to know what his colleagues felt the cap should be at this point.

Mayor Gitz spoke of having two issues on our system with one being maintenance and the other is cap. He spoke of needing to spend somewhere in the vicinity of \$4 million dollars on an annual basis just to bring the system where it needs to be over thirty years. The second is the operations of the system and spoke of the inflation today meaning our dollars today buy over 60% of what it did ten years ago. That means that every single day we are falling behind in just the basic maintenance in the water and sewer system. He spoke of appreciating that no one wants to pay a single penny let alone 50 cents more per month but he stated that what he finds disconcerting is that people pay a whole lot more money for the cell phones in most cases than they do for water and sewer and if we don't maintain the system we are in a very deep hole. He spoke of what happened in January having a major line break and that the school shut down, businesses were shut down, restaurants were shut down and spoke that fortunately due to the location we were able to bypass the original line and make repairs at the time. He spoke that the one thing we ought to be in agreement on is the needs of the system and more particularly the Water and Sewer Director is not asking for an increase in the amount of money that we need he is asking that we stay even with the rate of inflation and it doesn't get more basic than that. He spoke that we can fight over an extra 25 cents and we can play games about percentage increase over ten years. He spoke that we know that the maintenance is

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a better investment than to place on capital by a ratio of something like three to one. He spoke that the money that we spend on maintenance saves our consumers money in the long run. He spoke of his hope that as we go forward that we take this simple basic step and that we understand what we are doing while we are doing and what we get out of it and at least take the baby step of not losing to inflation because every year the cost of pipe increases, the nuts and bolts in the system increase along with the chemicals and components in the system increasing so we are losing that value. He spoke of the need to take care of what we have just the same as each of us has an automobile and we take care of that by changing the oil and do the basic things so we can prolong the life of it and in a very real sense this is no different than that.

Aldersperson Klemm spoke that there are a few of us here who owns businesses, people who own vehicles, and realtors who take care of apartment buildings and if you don't do the maintenance things that is what will kill you. He spoke of the rebuilding of one of the wells and the maintenance on that is \$60,000. He spoke of that being the first one and of having others that need to be done. He stated that he would support however it will come out but it needs to be done. He spoke of the need to replenish funds to take care of some old equipment. He spoke of wanting to have a review of this every x number of years.

Mayor Gitz brought to the council's attention the first sentence on this ordinance where it indicates "upon the approval of City Council" and hopefully this will give you some feeling of accountability that you have some say so over what is coming through each year so you have to approve the water inflation index that is applied and you also have to approve the same for the sewer.

Aldersperson Koester spoke of his appreciation for the good information. He stated he has been talking with his constituents and he agrees with much of it. He explained that water rate has not been adjusted in the past ten years and that Director Glendenning is asked to do more with less. He stated Director Glendenning has had to make cuts and do less because we didn't do this. He spoke of looking at this as securing the future because if we don't make arrangements to be able to keep up with maintaining our system then he asked in a few years how many more failures are we going to have if we don't maintain it. He spoke that if you want to look at some other numbers to put a cap on it then let's do it but let's talk to Director Glendenning and make sure if we decrease the cap that there will be sufficient funds to keep this system up or we will talking in the near future about putting a lot more money into it if we don't make sure they have enough money to maintain it.

Aldersperson Ross questioned Director Glendenning if this will help with your manpower. Director Glendenning responded yes.

Aldersperson Ross asked Director Glendenning prior to him coming in did he see any maintenance records of what has been done around the City. Director Glendenning responded no, because they are not there. We take care of the absolute bare necessities and explained there are work orders but it is very obvious of what was left go and what was priority. Aldersperson Ross posed the question of was there any maintenance done. Director Glendenning responded there were some to keep the basic things going but a lot of it has run to the point of failure instead of preventative maintenance.

Aldersperson Chesney spoke that he thinks everyone is in agreement that there needs to be a plan in place. He spoke that his first concern is that historically when you put a fee in place it is not typically reversed so whatever fee the threshold is set at he doesn't see that changing. He spoke that the threshold that is being presented to the City is going to create about a 15% increase in sixteen months and that may not be a lot to some but that is certainly going to be felt by many especially in the business community. He spoke of going back to the constituents and that what wasn't talked about was labor of the maintenance is 70 – 80% of the overall budget. Director Glendenning responded it was probably 50 – 60% approximately half. Aldersperson Chesney explained

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that what they are talking about is when the efficiencies come in to play so if we are giving you additional revenue and the revenue is not tied to the bolts and the fasteners but rather tied to the efficiency of your department and we come back and say what are we going to do smarter, better, faster and more efficient and we say but we don't really have a plan for that then this is pretty much revenue without a plan other than saying you hope down the road that things get better. He spoke of the reluctance to this and stated that this wasn't under your guidance but the Big 4 was an absolute disaster, an embarrassment to the City and because we missed the mark we are not able to fully engage into the water tower it was brought up for years where we blindly went down a path without a plan and the plan was flawed and that cost the City of Freeport millions and millions of dollars. He spoke of not having any general issues of giving some revenue but it has to be in exchange for a plan and he spoke that he didn't see a plan outside of you saying we need it.

Aldersperson Klemm spoke that a couple of things Aldersperson Chesney mentioned were somewhat correct with the first one being that the Big 4 was a complete disaster and it cost us millions of dollars and then he explained that is not true. There is a lot of equipment in place that needs to be in place and to keep in mind that when the Big 4 project was started the hydraulic mapping was not available. Some of the things that were brought up and anticipated were correct showed up as being false when the hydraulic mapping came on and made it a whole new thing. He stated that the City Engineer, Tom and Curt have spent a lot of time on getting that information and that has really been our savior. He spoke of knowing that Carl Sandberg had low water pressure but we didn't know if they had a fire there and we had to do everything else there then no one else in town had water until we had hydraulic mapping. He spoke of wanting to clarify that the water bill has not gone up and that the increases have been for the Big 4 and things of that nature. He complimented Director Glendenning on providing a good presentation of what needs to be done and the question about personnel brought up the problem of not being able to hire anyone due to the hiring freeze and he spoke of the two or three people that are going to be leaving in the next couple of years. He stated his major concern is putting it in and keeping an eye on it and having conversation and that he believes there are other things that are going to be done for efficiencies with Finance and billing and there are a lot of things that can help us here in the Water and Sewer area. He spoke of feeling that the CPI adjustment is legitimate and he doesn't feel it is a fact of being too much and if someone wants to make a motion to determine it differently he spoke of being fine with that and that in the short run it would give a real boost to funds coming in so a little more could be done sooner.

Aldersperson Busker stated when we first started talking about this he believed in getting something done but after talking to many constituents he is concerned with starting this now as opposed to next year when this comes out rather than starting in September and doing in May we just start in May. He spoke that a little more public education might make this simpler for people to understand.

Aldersperson Klemm spoke of thinking two things would happen; first you are going to lose the initial flow coming in and secondly you will be in the middle of things going on with the whole water supply and thirdly you will be right in the middle of election time so this will be kicked around until the cows come home.

Aldersperson McClanathan made a motion to amend the cap to 3 ½% and he spoke that this gets us off this path of eight years of just leaving it flat and just losing ground.

Mayor Gitz requested that he modify the motion to put this amended ordinance on the floor in its second reading and then we can amend this ordinance as it is presently constituted.

Aldersperson Klemm moved to adopt the ordinance as amended to include the sewer language as embodied in the ordinance. This motion was seconded by Aldersperson Miller.

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Mayor Gitz explained that we are taking what was distributed and we are adopting it and that motion is on the floor. He then explained Alderperson McClanathan requested to amend the language in section 1044.01 in the last line where it says 5% and substitutes 3.5% and also is section 1048.01 to do the same.

Alderperson McClanathan stated that he would include this year as well for the 3.5% cap.

Mayor Gitz stated there has been a motion made by Alderperson McClanathan to amend the cap to 3.5%. This motion was seconded by Alderperson Chesney.

Alderperson Koester spoke of his concerns of taking what Director Glendenning advised us is needed and now we are changing that to once again slow down his progress and spoke of the need to have more faith in our department heads.

Alderperson Ross questioned with the drop to 3.5% what will you be able to do. Director Glendenning responded that his view point is there is a reason our residential rates are 38% below the median average in the State of Illinois and there is a reason our commercial industrial rates are greater than 50% under the median average in the State of Illinois. He spoke that we are a half a billion dollar utility and we have zero reserves in the water and sewer account and the only reserves we have are to pay our interest and principal on bonds and loans. We ride with less than \$500,000 in our account during the year and on a half a billion dollar utility which is a tenth of a percent. He spoke that we have no money on hand for things that are going on let alone to build a reserve to fit this size of utility. Alderperson Ross asked if we go to the 3.5% will you have to come back and ask for more. Director Glendenning replied that it is what it is and you won't see it and it will just be that much less that we will be doing. He spoke that we are already holding back.

Alderperson Miller spoke of hating to argue over cents and wondered if there was any happy medium that Director Glendenning would be comfortable with. Director Glendenning responded that he relies on the Consumer Price Index and spoke of having brought parts in that had 150 to 200% inflation let alone 5% so the catch up that he is trying to do over the past decade is also an issue with accepting the lower and spoke that not even keep him up with the current inflation rate so how does he keep up with the past ten years. He spoke of not turning down \$200,000 to \$300,000 but explained that he could lose that in one incident and still have no reserves.

Alderperson Chesney spoke that while not related to the base fee the capital improvement did go up from \$6.00 in 2010 to \$16.00 and while he agrees with Alderperson Miller that it may be cents the 5% increase threshold is tied to the CPI index as it relates to the underground utilities and 60% of the maintenance is labor which is not going up 5%. He spoke that this would not be the same dollars year to year and that while utility might be 5% the overall labor is not going up at that rate so we know that to be true and he spoke that his preference is 3.5% is a nice balance and for not having a very distinct plan for what it is going to look like it is still going to be a significant increase in over seventeen months at 10% on top of the \$10.00 it has gone up over the last six years. He spoke that it is going up and it is going to start being felt really quickly.

Alderperson Koester stated that we keep hearing about the capital improvement increase goes to special projects and yes it has gone up and that has been spent on special projects and does nothing to help on operation and maintenance and ongoing program he has now. He spoke that cutting another 1.5% off the 5% will tie up things as the money is just not there. He spoke that looking at capital improvement and relating to what we are trying to do now does not relate as he doesn't get that money to do what needs to get done and giving him 3.5% is not going to be enough.

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Aldersperson McClanathan spoke that Director Glendenning knows that I understand and appreciate his numbers and if he had a \$150 million dollars to give him on capital he would do it now and save money on it but obviously we don't. He spoke of dealing with 0% for eight years and now it is not a question of doing an increase it is at what percent do we increase and we are not going to catch up Director Glendenning to what he needs in the short term. He spoke of Director Glendenning putting the work in on this and recognized that he has already gone to some Neighborhood Watch meetings to make presentations. He spoke that we are not too far down the road to dealing with some significant aspects as it relates to capital improvement and that will have to happen in some form. He spoke that reason he suggest 3.5% to recognize the need is there but to try to find the appropriate balance with our constituents. He spoke that is why he made the motion for 3.5% to provide a little more stability as we go into these next phases.

Mayor Gitz spoke that the discussion is in order and that he has been liberal with this and that the only discussion is 3.5% versus 5%. He asked the council to comment on that and ask questions on that and deal with the amendment and go on to the main bill.

Aldersperson Klemm asked Director Glendenning if the cost was reduced will you be able to make adjustments to personnel and when was the last time you raised the amount of your personnel. Director Glendenning responded that the personnel got reduced eight to nine years ago and has not been adjusted since. He explained that yes, there will be some adjustments made but not at the level that he was expecting and explained that it is not just personnel that at each level it is parts and pieces of equipment and things to keep them busy to do such an order. He explained that he had some very skilled people looking to retire and he has asked them to hold back because he does not have enough money to do all the things that he would do get someone in there and train with them.

Aldersperson Miller asked if this gets every reviewed every year we can discuss it then. Mayor Gitz reviewed the language stating that on September 1, 2016 and then on the following May 1st of each subsequent year and upon the approval of the Freeport City Council. The Council by the language as presented even without amendment can decide they don't want to do the recommended rate of inflation and the Council has that power under the existing ordinance as proposed. Aldersperson Miller questioned so this will be reviewed next May 1st. Mayor Gitz responded yes, in May of every year. Aldersperson Miller questioned that with this language of 3.5% it would be a total the first year of 7%. Mayor Gitz explained that is only in the first year and explained that he doesn't know what the inflation rate will be for the following year.

Mayor Gitz called for the vote for the amendment to the overall ordinance. Aldersperson Klemm asked if we are setting the overall rate with this vote of 3.5% vs 5%. Mayor Gitz replied correct. We are setting the rate of maximum and that is the only thing in this vote and then we will go back to. Aldersperson Klemm asked if an aye vote means you are in favor of the 3.5%. Mayor Gitz responded correct.

The motion to amend the cap to 3.5% failed by a roll call vote of;
Yeas: Miller, Chesney, McClanathan (3)
Nays: Busker, Brashaw, Koester, Klemm, Ross (5)

Mayor Gitz spoke that there is a motion for approval of the amended ordinance and that motion was seconded so now we come back to the ordinance as proposed pursuant to our agreement in the Committee of the Whole that includes the sewer rates and the language of 5% would remain in.

Yeas: Brashaw, Koester, Klemm, McClanathan*, Ross (5)
Nays: Miller, Busker, Chesney (3)
Ordinance 2016-41 was adopted.

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*Aldersperson McClanathan asked for point of order during roll call and asked if procedurally a failure of an ordinance obviously doesn't pass at this point precludes any options at this point correct? Mayor Gitz responded he was not sure what the question was. Aldersperson McClanathan spoke that obviously it would immediately fail and questioned what would be the options if this fails at this time moving forward in regard to this issue. Mayor Gitz replied that to be honest he didn't know. Aldersperson McClanathan asked subject to annual review correct? Mayor Gitz responded correct.

ORDINANCE #2016-45:

An Ordinance Adding Chapter 1032 to be Entitled "Multi-Use Paths", to the Codified Ordinances of the City of Freeport, Illinois

Mayor Gitz stated he would like to have a discussion on this while Attorney Phillips is present due to some legal issues. He provided a brief overview that at the Committee of the Whole it was agreed to bring this forward and explained there have been some adjustments made in red on the color version by the City Engineer and those adjustments were made very late last week and they came to our attention on Thursday. He stated Attorney Phillips was unable to do a legal review on Thursday and Friday so consequently the version before the Council is without the benefit of some of the legal issues being adjusted. He spoke of section 1032.04 responsibilities for repairs and maintenance and spoke that he believes there are some clarifications and changes that might need to be made there. He spoke that likewise in the following section 1032.05 there were changes to be made. Our City Engineer could not be with us tonight as he had long ago scheduled a vacation for this time. He spoke that the point he wanted to make to the Council at this time is that we are about to go to construction on the multi-use path between Park and McKinley and it is a strong desire of the staff and himself to have a version of this ordinance placed very quickly. He spoke that we would clean up as many issues as we can between now and next week and we may very well ask you to approve this ordinance this week if we get everyone's questions answered this coming week. He spoke that he would like to ask that we at least put this on 1st reading tonight and he spoke that he knows from talking to several alderspersons that there are a number of different questions and issues some of it with legal language and some with policy. He spoke that he had asked Attorney Phillips to handle most of the discussion in the absence of the City Engineer.

Aldersperson Brashaw spoke that her number one concern was in 1032.01 and read from that section and explained her concern was motorized wheelchairs and motorized snow removal equipment and need to be concerned about ADA compliance.

Mayor Gitz spoke that he thinks the question is the wisdom of including non-motorized language in the definition in light of ADA requirements and in light of the functionality of this path. For example if you have a wheelchair not allowed on this path then the alternative is to travel on the street.

Special Counsel Phillips spoke that obviously on the Federal Law we have the requirement to make our services and facilities reasonably accessible and he spoke that on his copy he had the word wheelchair right next to non-motorized and that the first thing he thought of was some people are required to use motorized wheelchairs and that comes up later when you also have prohibition on gliding or coasting and that wheelchairs sometimes coast and are not always pushed. He spoke that when City Engineer Gallagher returns they will sit down and review to make sure the ordinance is complete. He spoke that one of his main concerns was being reasonably accessible and that it doesn't just refer to wheelchairs but blind people and hearing impaired.

Aldersperson Brashaw posed the question of liability in regards to the owners to keep the path clear and the liability of the owners if a tree branch would fall. Attorney Phillips responded that section 1032.17 talks about the duty of the owners to keep the paths clear of solid waste which you could interpret as dog droppings and that is

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one of the questions to be addressed. The fundamental issue in this ordinance is what are you requiring the homeowner to do. He spoke that a multi-use path is not a sidewalk and you don't treat it as a sidewalk so we can't use the laws and ordinances that you have for sidewalks to apply to this. He spoke of the reference to 1032.99 talking about the sidewalk ordinance and that is entirely different ordinance and he spoke that he felt that we should take out the 1026 references and replace them with appropriate citations in 1032 and not treat the multi-use path as a sidewalk. He spoke of it stating that it is a safe alternative to a sidewalk.

Aldersperson Brashaw spoke of being in full support of this bike path and a good part of this is in her ward and that is why she is asking so many questions. She spoke for the listening audience that it looked like the City will take full responsibility for the removal of the ice and snow on the path only and that the constituents must remove the ice and snow from their own driveways. She questioned the mayor whether it was correct that the City or someone they hired would be removing the ice and snow from the path.

Mayor Gitz responded we will either perform or have some type of intergovernmental agreement with the park district who already maintains the path.

Aldersperson Brashaw posed the question if people like snowbirds who go south for the winter and do not remove the snow from their driveways and according to this they do not have to take responsibility for the entire driveway they just must keep that path clear which means not driving over the snow to the driveway and incorporating back over from the path after it has been cleared correct? Mayor Gitz responded yes and in terms of common sense the path is going to cross driveways and we are going to put in cement at the driveway and not asphalt and if we are clearing the path for that entire stretch it doesn't make sense that we would lift the blade and brushes and only do up to the driveway itself and that we would take the whole section going through.

Aldersperson Koester spoke of making point when we were talking about the description of the path and talking about wheelchairs going through that there are other mobility devices out there like scooters that he felt needed to be included in that.

Aldersperson Koester made a motion to move this forward, seconded by Aldersperson Busker.

Mayor Gitz explained that a motion was made to move Ordinance 2016-45 forward and if we can work out the language on this to your satisfaction. He asked if there be any objection putting this on special approval agenda for Committee of the Whole to move this forward due to the timing issue. He explained the other way is to wait to the next regular council meeting with an understanding that this ordinance needs to be approved in order for the multi-path to proceed and we would like to have that path done by the time school commences on August 29th.

Aldersperson Klemm made a motion to post this as part of a special meeting before Committee of the Whole, seconded by Aldersperson Busker. Motion prevailed by voice vote without dissent.

ACCEPTANCE OF THE FOLLOWING APPOINTMENTS/REAPPOINTMENTS

- An appointment of Ryan Shirley to the Planning Commission effective immediately through October 31, 2017
- An appointment of Jeannie Brinkmeier to the Historic Preservation Commission effective immediately through February 28, 2019
- An reappointment of Carol Morrisett to the Historic Preservation Commission effective immediately through February 28, 2019

Aldersperson Chesney made the recommendation to approve all three appointments considered at once.

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Aldersperson Brashaw made a motion to approve the above stated appointments, seconded by Aldersperson McClanathan. Motion prevailed by a roll call vote of;
Yeas: Miller, Busker, Brashaw, Koester, Chesney, Klemm, McClanathan, Ross (8)
Nays: None

COMMUNICATIONS TO COUNCIL

Airport Manager/FBO Contract Compliance Review and approval the Airport Commission recommendation in the base service fee for Darrell Janssen d/b/a/ Freeport Flite Center for contract period of August 19, 2015 to August 18, 2016

Airport Commission Chair Shelly Dunham provided the following information to the Council:

"In accordance with Article II, Section 15 of the Freeport Municipal Airport Fixed Base Operator Lease and Airport Management Contract between the City of Freeport and Darrell Janssen, d/b/a Freeport Flite Center, the Airport Commission conducted a contract compliance review covering the period of August 19, 2015 to August 18, 2016. Section 15 states that an "annual increase in the amount of up to five percent (5%) of the base service fees shall be paid to the Company, conditioned upon the Company receiving satisfactory contract compliance reviews. The actual amount of the increase shall be recommended by the Airport Commission and based upon such contract compliance review, and approved by the City.

Darrell O. Janssen d/b/a Freeport Flite Center received an overall contract compliance rating of 4.1 (exceeds contract requirements). Some highlights from the compliance review include:

- Darrell maintained repair and service operations despite considerable obstacles following the wind damage to the maintenance hangar. He has had to move service operations twice over the past year to accommodate demolition and reconstruction.
- Again, despite difficulties, including ongoing issues with the jet fuel truck and delays in the installation of the automated fuel island, Darrell worked diligently to ensure the needs of the public were met.
- Both by personal observation while at the airport and through several conversations with individuals out and about in Freeport, all dealings with the FBO have been professional, efficient and effective and the customer service rendered has been exemplary.
- This year, Darrell has coordinated the construction of the automated fuel island, the demolition of the former maintenance hangar, the construction of the new maintenance hangar, and the preliminary preparatory work for the airport runway rehabilitation project.
- Again, despite difficulties with snow plows, trucks, mowers, and other equipment (perhaps owing to the fact that the airport tends to operate on "hand-me-down" equipment from other City departments, Darrell has done a fine job keeping the equipment in working order as best he can.
- Darrell is required to host three public events per year. During this year, he doubled that number; there were six.

Based on the contract compliance review, the Airport Commission respectfully recommends a five percent (5%) increase in the base service fee for Darrell O. Janssen d/b/a Freeport Flite Center for the contract period of August 19, 2015 to August 18, 2016." The memorandum provided a 2015 base fee as being \$70,021.20 for the year.

Aldersperson Chesney spoke to Ms. Dunham and stated her contributions and everything she has done for the City will make you greatly missed. He asked for some historical points of references and what has it been for the past five years has it been 5% each year and spoke that the follow up to his question was the vote on the commission a unanimous vote.

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Airport Commission Chair Dunham stated she did not have all of the history and that last year was a brand new contract and in 2014 it was 5% increase and the vote was unanimous.

Airport Manager Janssen spoke that it was changed further back than that and was compensation for based aircraft and procedures that were done at the airport and the 5% came about as an incentive for him to do a better job to get the 5%.

Aldersperson Miller spoke while he was sure that there were multiple things that had come up she also knows there are issues that come up with water and sewer, police, fire and street department and that the thing that she struggles with is a 5% increase to a contractor when we don't give a 5% increase to our employees.

Jon Staben explained this question came up with the commission at 5% and that percentage wise but we are talking about \$3,500 total but still there is the perception of 5% and he spoke that they had gone around and around what would justify that. He spoke of Mr. Janssen staying with us in a reduction in the size of his workspace in spite of the fact that it states that the City will provide a workspace for him to conduct his business and in spite of that he lost half of that. He spoke of Mr. Blum giving up the large hangar so he could work, he's lost money and yet he continues to market Freeport. He spoke in the last week of having a group of 28 fairly wealthy aircraft owners, the Beechnuts, which came to Freeport to practice. Not to Rockford and not to Dubuque but to Freeport because they are treated well. He spoke of an emergency landing last Monday with a vintage pre-World War II bomber and Darrell was at the airport because he knew it was Oshkosh week and he was there to provide services. He spoke of Darrell getting the bomber into the new maintenance hangar to make it work. The airport commission felt that the \$3,500 in spite of it being 5% that he has invested that and is entitled to it.

Aldersperson Miller spoke that he is sure his job is well above 5% but she struggles just spending well over an hour debating over cents and she struggles with not paying our own employees and a contractor gets 5% and explained it is not about his ability.

Aldersperson Chesney questioned Mr. Staben asking when you rationalize the 5% and the performance review came in at 3.6% in 2015 and 4.1%. He questioned what is the rationale of what is acceptable if we go off the scoring system that was produced by someone but not by this Council. He asked to be walked through the thought process on that when we see a 3.6 and a 4.1 but we give out a max increase.

Mr. Staben replied that the rating from 0 – 5 was set up by someone who had no relationship to a 5% increase to his knowledge and never has. He spoke that they were looking at performance and that they were very pleased with his performance. He explained did he get a 5 rating, no he didn't, he got an effective rating but we looked at the dollar amount of \$3,500 and spoke that the 5% was not the definitive criteria it was a matter of that 5% relating to \$3,500 and he lost \$2,000 on the open house that he provided the food for. He spoke that he has lost money to promote the airport and we look at that and say 5% is a percentage that relates to specific dollars and he has invested those dollars out of his pocket to make the airport a better place. He spoke that one of the selling factors on the money is he has invested his money to make the airport better.

Airport Commission Chair Dunham spoke that the way the contract is written is that he has to get at least a satisfactory rating which is a 3 in order to earn up to 5% so it doesn't say if it is a 3 he gets 3% and if he gets a 4 it is 4% and spoke that some of the things they rate him on are yes or no which makes it hard to get an across the board 5 rating. She spoke that the contract clearly doesn't say that you should give the raise according to the score; it says the threshold is satisfactory and if you meet the threshold you get up to 5.

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Aldersperson Chesney asked the mayor to explain the rationale on this and spoke of men and women who work for the City and have to purchase their own clothes and take losses and asked to be walked through the rationale of giving a contractor 5% when an employee is fighting for 1% or 2%.

Mayor Gitz replied that in being asked to explain the rationale he spoke that this decision is up to the Council. He explained that most of the men and women that work for the City of Freeport we provide their clothing allowance and stated in the contract they would like to just reimburse but they say no they want the full amount and we do provide a lot of equipment and we do provide uniforms and a lot of things for people that work for the City. He explained the distinguishing factor for this contract is that he is not aware of another situation in the City where we have contracted for an outside contractor to come in and run a facility and we provide him with a base fee and everything else that happens after that is up to him. He spoke that we want him to promote the airport and yes he does that. He spoke that we want him to provide maintenance functions and he does that with these funds. He explained that we want him to reasonable staffing for the airport and he does that with these funds. He explained that all of that risk that is on the operation of the airport falls on the contractor so when he gets \$3,500 additional in his contract as has been indicated in testimony here that doesn't take into account that he has had gains and losses in the events that he has been asked to sponsor so he spoke of this being significantly different when dealing with the airport. He spoke that this should be looked at in a different way than when you look at an employee and that he is not getting a 5% increase in his salary but a 5% increase in his operation. He spoke that in this case the airport commission has taken into account the substantial obstacles he has faced and he has succeeded in all the things he has been asked to do in his contract.

Mr. Staben spoke that you were talking about the water bill and the CPI of 5% and spoke that we are asking you to give him 5% to buy materials, buy the parts and fix the equipment. All of these costs have gone up just like the City's.

Aldersperson Koester spoke of having an opportunity to go to a number of the events and in talking to pilots outside of the area he heard nothing but positive things about the airport and what Mr. Janssen does at the airport and he spoke that he is in favor of this 5% increase.

Aldersperson Koester made a motion to approve the airport recommendation, seconded by Aldersperson McClanathan. Motion prevailed by a roll call vote of;
Yeas: Busker, Brashaw, Koester, Klemm, McClanathan (5)
Nays: Ross, Miller, Chesney (3)
Recommendation is approved.

ORDINANCES -- FIRST READING

1ST READING OF ORDINANCE #2016-43:

An Ordinance to Approve the Transfer of a 1990 International Bus to the Malcolm Eaton Enterprises

Community Development Director Alex Mills explained the City is the sole owner of a 1990 bus whose sole purpose has been for the used by Malcom Eaton Enterprises and the City has nothing to do with. He explained that this goes back to the late 1980's and this is surplus property that the City has no need for and Malcolm Eaton does have a need for. He explained that one thing that was discovered today was the bus is worth a little more than \$500 so he thought Council could amend this on its face to say greater than \$500 in the 3rd whereas clause and to strike clause 6 which is estimating values under \$500. He stated the intention of this ordinance is to transfer this surplus bus to a non-profit organization.

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Aldersperson Brashaw questioned that if citizens have a tax advantage to donating vehicles would the City have that advantage when donating a vehicle. Mayor Gitz replied that there is no tax write-off for the City as we are a not-for-profit. He further stated there is no benefit to the City to carry a title to a vehicle that is of marginal use and having some type of title responsibility to it is a liability to the City not an asset. He spoke that it was decided to do it this way as the value of the bus after 25 years is minimal.

Aldersperson Busker made a motion to approve Ordinance 2016-43 having the amendment needed to the value, seconded by Aldersperson Brashaw.

Aldersperson McClanathan posed the question; do we really need to make a change to the evaluation. Mayor Gitz responded frankly let's say it is worth \$600 vs \$500 does it really make a difference and spoke that what we know is we don't have a bus that is worth \$5,000.

Aldersperson Chesney made a motion to suspend the rules, seconded by Aldersperson Miller.

Aldersperson Klemm spoke in support of transferring the bus to Malcolm Eaton and noted there is not much value left on the bus.

The motion for suspension of the rules for passage this evening prevailed by a roll call vote of:

Yeas: Miller, Busker, Brashaw, Koester, Chesney, Klemm, McClanathan, Ross (8)

Nays: None (0)

Motion passed unanimously.

Upon no more discussion, the passage of the ordinance prevailed by a roll call vote of:

Yeas: Miller, Busker, Brashaw, Koester, Chesney, Klemm, McClanathan, Ross (8)

Nays: None (0)

Ordinance #2016-43 was passed.

1ST READING OF ORDINANCE #2016-44:

An Ordinance to Approve the Editing and Inclusion of Certain Ordinances as Parts of the Various Component Codes of the Codified Ordinances of the City of Freeport, Illinois

Special Counsel Phillips explained that this is a housekeeping ordinance and the codification company for the City requires us to pass an ordinance authorizing them to codify the ordinance that the Council has passed.

Aldersperson Klemm made a motion to move this forward, seconded by Aldersperson Koester.

Aldersperson Chesney made a motion to suspend the rules, seconded by Aldersperson Busker. The motion for suspension of the rules for passage this evening prevailed by a roll call vote of:

Yeas: Miller, Busker, Brashaw, Koester, Chesney, Klemm, McClanathan, Ross (8)

Nays: None (0)

Aldersperson Miller questioned that we had discussed last year about looking at someone other American Legal Publishing thinking we could find someone less expensive. Mayor Gitz replied that this is just a housekeeping issue and does not prevent us looking at someone else in the future.

Upon no more discussion, the passage of the ordinance prevailed by a roll call vote of:

Yeas: Miller, Busker, Brashaw, Koester, Chesney, Klemm, McClanathan, Ross (8)

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Nays: None (0)

Ordinance #2016-44 was passed.

OTHER

REPORTS OF DEPARTMENT HEADS

Police Department

Award of Bid of Police Department Vehicle Sealed Bids for three new black police pursuit vehicles to The Bocker Group in the amount of \$63,305.77

Chief Barkalow spoke that the bids were opened on July 27, 2016 and explained that there were (7) seven bids received his recommendation was acceptance of the low bid from the local dealer, The Bocker Group and by accepting this bid the money would still be available for wrapping of the vehicles, equipment in the squads and the latest technology in light bars and that brings the total to \$80,573.14.

Aldersperson Chesney explained that he felt it was important to note for the record that historically there were (4) four police cars and through compromise to a tight budget that Chief Barkalow had agreed to go down to (3) three cars and that it was the second year this has been done and he expressed his appreciation for that.

Aldersperson Koester made a motion to approve the bid to the Bocker Group in the amount of \$63,305.77, seconded by Aldersperson Klemm.

Aldersperson Miller questioned Chief Barkalow that he was asking for approval of roughly \$80,000. How much was budgeted. Chief Barkalow responded \$82,500.

Aldersperson Busker asked about going with the front wheel drive versus all-wheel drive and asked if the all-wheel drive is not necessary.

Chief Barkalow replied that this will probably be the last year for the Impala's and explained that the reason the Impala's were chosen because all of the equipment would shift to the new vehicles and provided discussion on the state bid process and vehicles. He spoke that the all-wheel drive would be a nice addition and is on the state bid vehicles.

Upon no more discussion, the passage of the recommendation prevailed by a roll call vote of:

Yeas: Miller, Busker, Brashaw, Koester, Chesney, Klemm, McClanathan, Ross (8)

Nays: None (0)

Aldersperson McClanathan spoke of the speed wagons on Greenfield lately and noted from City workers and constituents that due to construction work and heavy traffic on Laurel would like to see them placed in that area down the road put in that area. Chief Barkalow replied yes and spoke of the speed wagon being very popular and effective. He explained that in conjunction with the speed wagon they will be out doing some stationary radar as well.

Aldersperson Klemm expressed his thanks to Chief Barkalow for his follow up on placing officers on Stephenson Street after barricades ended up in someone's yard due to someone going through them. He noted that area becomes a race track.

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Aldersperson Chesney asked about a having a safe zone for exchange of items sold on social media similar to what Sterling, Illinois was doing. Chief Barkalow responded that they were looking at making a safe trade zone at the gazebo by the Police Department and right now they were waiting for a camera to be mounted before rolling this out to the public.

Fire

Fire Chief Scott Miller was present and had no report.

Water

Director Glendenning reported that on Wednesday, August 3 they would be taking delivery of \$250,000 of new high efficiency blowers at the Waste Water Plant. He explained that with the temporary passage of the State budget we have received the first round of \$406,000 grant money and as soon as he shows the efficiency levels we will receive that first grant along with an additional grant for \$126,000 from Illinois Clean Energy Foundation so we are well on our way with that program. He expects installation to start the first week in September and explained it is entirely too hot in that building at 140 to 150 degrees in that building in the past days while these blowers are running so we actually have to wait to cool down before we can attempt installation. He explained that efficiencies are on the horizon.

Mayor Gitz asked Director Glendenning if he could share anything in what he had been involved with on some issues with the detention pond and without getting into litigation. Director Glendenning replied the review of the property has been done by him and local agencies to include EPA and they will pursue construction permits and getting that back in order.

Aldersperson Koester stated on Lincoln Boulevard there seems to be a small stream flowing between Pine and West on the north side. Director Glendenning replied that he was not aware of that and that there are a lot of things going on with multiple areas of construction and flushing going on so it may be an issue so he will take note to look into it. Aldersperson Koester spoke of 1718 Cedar there is an indentation and was over sewer pipe and the resident said someone was going to take a look at it. Director Glendenning replied that he knows they are behind right now and that they had a couple of other collapses and sink holes so that is on their long list of things to do at the moment.

Aldersperson McClanathan expressed his thanks both personally and for the department for things being done on Sioux Drive as well as his ward and for the education at the Neighborhood Watch meetings. He thanked him for the work that department is doing across the City and spoke that he is receiving positive feedback.

Aldersperson Chesney spoke of it going without saying the items that need to be addressed on Sioux Drive. He stated his personal support to get this corrected as quickly as possible and he spoke that the feedback that he has gotten is not positive. He asked for an update. Director Glendenning responded that we need to be patient for the first 30 days for the process to work.

Finance

Finance Director Bernadelle explained that the audits will start on Monday, August 8. He spoke that they are doing a lot of clean ups and working on moving forward on making adjustment on appropriation not on amounts only on account numbers.

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Community Development

Community Development Director Mills distributed to the Council the July vacant property ordinance and will continue month going forward similar to the summary provided by Director Dole listing properties and actions that have taken place with them.

Aldersperson Chesney spoke of vacant properties and as of a few months ago there were three or four properties registered so we have a lot of work to do and he asked about the former Eagle properties on the major corridors. He asked what is the strategy of what we have, what are the issues and what is the room for improvement. Director Mills spoke of wanting to keep a balance between commercial and residential properties while there are many of both. He spoke of the plans and issues with the owner of records and in cases where owners are deceased they want to get those done first. Once those are out of the way they will broaden their scope to include Eagles and some vacant gas stations. He spoke that the biggest thing is to jump on this and keep the ball rolling. Aldersperson Chesney spoke that as it relates to the vacant building ordinance but more specifically the vacant properties what type of list has already been generated and clearly you can go through fairly quickly and with just a first glance get an idea of where people live, whose in there and he imagines commercial is a little easier than residential. He questioned if a list at all has been generated and if so have you rolled out the first phase of that list. Director Mills spoke that in the past before passing this ordinance he believes that there were lists made of properties and since that time, since 2014 he estimated there have been 50 – 60 demolitions and those lists have been reconciled with those. He spoke that what they would like to do is start on the ones that are smacking us in the face and as you look at this list there are a couple of corridor properties and things that are blatantly obvious on here so we need to get those things addressed and on the right path and be accountable and continue branching out. Aldersperson Chesney questioned that the list for vacant buildings was established around the time of the passed ordinance. Director Mills responded that he didn't recall there being a date on the list. Aldersperson Chesney asked for the list to be sent out to Council understanding that it is a working document and not entirely accurate. He spoke that he wants the list that Director Mills has so they can cross reference it with the City owned properties. Director Mills explained he could provide the City owned one and can cross reference side by side.

Public Works

Public Works Director Dole spoke of going out for bids of leaf disposal and that he is waiting for Special Counsel to review the language and that should be ready to go out the first week of September.

Aldersperson Koester spoke of Cedar Street off of South Street and said he has reports from constituents that it is bad with pot holes and damage. Director Dole replied that if it is pot holes they will get out there and take care of it and he would be happy to look at the street to address the damage.

Aldersperson Chesney spoke of only have one person bid on the leaf disposal last year and asked if there were any plans to entice more to bid and asked if we could work with the county in some intergovernmental agreement to save money and asked if we had any solution outside of a single source bid with a 30% increase.

Director Dole replied there are no plans to entice other bidders and that we advertise and that the problem we face is that when the leaves are taken out someone has to be there to take care of that and that is an ongoing process. The facility we use currently was inspected by the EPA and we got permits based on the size of his acreage and a time frame to dispose of them throughout the acreage so they are not the same scenarios for any bidder and it would be up to them to look into what the rules that applies to their parcel. He spoke of having to have a site permitted with an all-weather road and ready to go.

Mayor Gitz spoke that the county does not do leaf pick up.

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Aldersperson Chesney spoke of the county looking at a place to put their landscape and there might be some land to be a long term solution.

Aldersperson Klemm spoke of the legal and EPA issues making this more complicated than one would think when you first look at it.

Library

Director Dickerson provided a report of the success of the summer reading program that included 700 children and almost 300 adults.

MAYOR'S REPORT

Mayor Gitz thanked the Council for approving the ordinance for the cost of living and a reminder that each year the Council will have to sign off on this. He spoke that what is truly concerning to him is that we have fallen far behind on the maintenance of the system which has put the capital projects aside we need to take care of first things first. He spoke that the Council did a good and noble thing tonight and spoke of not being unaware of the pressure that we feel from the public. He spoke of sometimes having to do the right thing and the right thing here is going to save us money in the long run and save us from grief and costs that we do not need to incur.

He spoke that the Police Negotiations are about to commence and a date has been set in August.

He explained that there is a further meeting to be held between our attorney and Fire Union so that may not immediately be going to arbitration as had been directed originally.

He spoke of appreciating the previous work of our Grant Coordinator Nick Jupin and explained that an offer has been extended and accepted by an experienced Grant Coordinator who comes with to us with decades of experience. They will start the third week in August and we will be coming to Council to mirror the responsibility of that position and shift responsibilities to the Finance Department.

COUNCIL ANNOUNCEMENTS/NEW BUSINESS

Aldersperson Brashaw expressed her thanks to Chief Barkalow for the speed wagon on Greenfield and for the requested police presence with the increase in traffic due to construction in the area and there has been a huge increase in traffic. The car and the speed wagon are helping to decrease that. She spoke of Greenfield pot holes due to the increased traffic and asked that they be looked at. She thanked Tom Klemm for the town hall style of public education that appeared to be received very well in regards to our water and sewer infrastructure. She explained that there was a wonderful program put on by Director Glendenning and City Engineer Gallagher. She spoke of a huge town hall meeting after Neighborhood Watch meeting that was standing room only. She spoke of having positive feedback. She spoke of people coming up to her after the meeting and expressing that they didn't realize how inexpensive our water bills were compared to other communities and of people telling her about experiences with water in Third World countries and how lucky and privileged we are to have good water. She spoke of one other issue regarding a chain link fence between Logan's Bar and Grill and the Fire Department building we had put up for sale and spoke that the top portion of the fence is slanted away from fire house so she is assuming this belongs to the City of Freeport. The person that had asked her about it and wanted to know the ownership of the fence as the person was repeatedly cleaning that up and Aldersperson Brashaw was hoping the City would step up and help keep that fence area cleaned up.

Aldersperson Koester spoke of going out to greet the Beechnuts at the airport last Friday and he spoke that they come here because they like the facility and the location of Freeport being ideal for what they do. He spoke that

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they do their formation practices here before they go to Oshkosh. He spoke that at the request of the Council he was to provide a monthly report from the Skyconcert committee and that the first meeting was held on July 29th. He spoke of the (3) regular people being there along with Alderperson Klemm. He spoke of trying to decide when the event will be held as there are some possible conflicts with the Stephenson County fair and they are looking at alternatives. He spoke that "Uncle Sam" will be selling raffle tickets at Cruise Night as a start to their fundraising for this year. He spoke of needing more help and volunteers.

Alderperson Chesney spoke of our present budget that we just passed the fire station was in there for \$100,000 in anticipated revenue and that it has kind of fallen off the radar and the wants that picked back up and made a priority to realize the revenue in this fiscal year that would be helpful.

Mayor Gitz explained the biggest problem was the determination of the flood plan issue and we had a special study done to determine if we could adjust that as it makes a difference in evaluation whether it can be moved from the flood plan. He explained that the answer to that is negative as least at this point so we are now asking for the final appraisal to be presented and then we will proceed with the sale.

Alderperson Klemm expressed his appreciation for the work done on the Neighborhood Watch meeting by the people involved and explained that it was a huge success and is the type of meeting that we need to get out.

Alderperson McClanathan expressed his thanks to Director Glendenning for his presentation in the 2nd Ward and spoke of issues in the 600-700 block of Greenfield with some things happening there and had some requests for more patrols by the police department in the area.

Director Ross expressed his thanks to Director Dole and his men for seeing that the alley behind the old Boys and Girls Club was cleaned up. He also spoke that being an alderman is not a very easy job and you have to go with the punches and sometimes you don't make the right decisions make some tough decisions and he spoke that in wanting to move Freeport forward he felt that he made the right decision and that is what we have to continue to do. He spoke of not wanting to go back in the past because if we had done what needed to be done in the past we wouldn't be in the situation we are in now and he spoke of knowing we made the right choice and that he felt we had taught the past administration a lesson and the need to move Freeport forward.

PUBLIC COMMENTS – AGENDA OR NON-AGENDA ITEMS

There were none presented.

Upon a motion duly made and seconded, the meeting was adjourned at 8:38 PM.

s/ Diane Kahly

Diane Kahly
Deputy City Clerk