

Mayor Charles "Skip" Lee called a meeting of the Sterling City Council to order at 6:30 pm on Monday, August 15, 2011. Roll call. Present: Aldermen Barry Cox, Retha Elston, Linda Marley, Joe Martin, Lou Sotelo, and Amy Viering. Absent: None.

Also present were City Attorney Ron Coplan, City Manager Scott Shumard, Management Intern Hadley Skeffington-Vos, Code Enforcement Officer Amanda Schmidt, Director of Financial Services Cindy Von Holten, Interim Fire Chief Gary Cook, Police Chief Ron Potthoff, Building and Zoning Services Coordinator Mike Wolber, and City Clerk Marie Rombouts.

The Pledge of Allegiance was recited.

Alderman Cox made a motion to approve the items on the Consent Agenda, as follows:

- 1) City Council Minutes of August 1, 2011
- 2) Bills and Payroll totaling \$958,801.13
- 3) Plan Commission Minutes from April 21, 2011
- 4) Petition to solicit funds for the Twin Cities PADS Shelter at the intersections of Second Street/Second Avenue, Third Street/Locust and Fourth Street/Locust from 7:00 am to 1:00 pm on Saturday, August 27, 2011
- 5) Petition to allow the VFW Post 5418 to solicit funds at the intersections of Locust/Third Street, First Avenue/Third Street, Second Avenue/Second Street and Third Avenue/Brinks Circle on Saturday, September 24, 2011 from 8:00 am to 1:00 pm
- 6) Authorize the Mayor to enter into an Intergovernmental Agreement with Whiteside County for Sealcoating

The motion was seconded by Alderman Marley. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Elston made a motion to approve appointments to the Boards and Commissions as recommended by Mayor Lee:

- Diane Ausman to the Band Commission to complete a term expiring 6/30/12
- Tom Ausman to Fire and Police Commission for a term to expire 6/30/14
- Michael Gill and John Stauter to Plan Commission for terms to expire 6/30/14

The motion was seconded by Alderman Martin. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Marley made a motion to approve the Final Payment for the Lynn Boulevard-Phase II culvert installation to Northwest Illinois Construction in the amount of \$22,129.20; seconded by Alderman Martin. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Cox made a motion to approve Partial Pay Request #2 for the 2011 Street Project Contract #3 to Twin City Construction in the amount of \$21,075.30; seconded by Alderman Sotelo. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Viering made a motion to approve the Pay Request for the 2011 Sealcoat Project for rotomilling to Murray & Sons Excavating, Inc. in the amount of \$19,131.50; seconded by Alderman Martin. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Elston made a motion to approve Partial Pay Request #3 for the West Third Street Reconstruction Project to Twin City Construction in the amount of \$198,478.57; seconded by Alderman Martin. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Elston made a motion to award the bid for the excavation, base installation and overlay for the 2011 Street Project Contract #4 (northbound lane of Broadway between Sixth and 11th Streets) to Twin City Construction in the amount of \$60,633.10; seconded by Alderman Sotelo. Alderman Elston thanked the Council on behalf of a constituent who has been waiting for this roadwork. Mayor Lee noted how many streets have been improved because of the City's commitment of the additional .50% sales tax. Manager Shumard hopes one more street will be done this year - Ninth Street, Avenue L to Woodburn Avenue. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Viering made a motion to waive the bid process and accept the quote from Monroe Truck Equipment, Inc. for the body package on the Public Works dump truck in the amount of \$35,500; seconded by Alderman Martin. Manager Shumard reported Bonnell usually supplies the body package but Monroe had a better quote for the same equipment. Bonnell will provide repairs after the warranty expires. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Cox made a motion to direct the City Attorney to draft an ordinance amending the zoning classification of property commonly known as 409 Avenue L to a combined zoning classification of B-2-1 and B-3, Special Use, contingent upon staff approval of a site and landscape plan; seconded by Alderman Martin. Mike Wolber stated that a site plan had been submitted but parking remains a major issue. There are mature trees on the west side of the property that City staff would like to preserve. The petitioner plans to employ 25 to 30 people so parking may be expanded as employees are hired. Additional parking could be developed on adjacent property that can be purchased. Alderman Martin asked if they will operate around the clock. Mike Wolber stated their proposed hours are 7:00 am to 5 pm. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Viering made a motion to approve **Resolution #R2011-08-14 Authorizing the Mayor to enter into an Agreement with Windsor**

Development Group, Inc. of Springfield, Illinois to construct eight (8) new single-family structures in accordance with the NSP2 Program; seconded by Alderman Elston. Mike Wolber introduced Mike Niehaus with Windsor Development Group. Alderman Cox asked how much would be handled locally. Mike Niehaus stated that one of his managers would be sent here to oversee the project, hire local carpenters, and purchase materials locally. Alderman Elston asked about garages. Mike Wolber stated that all properties will have garages. Garages may be detached because the 50' lot prohibits an attached garage. Alderman Viering thanked Mike Wolber for his work on the NSP2 grant. Niehaus explained they will try to keep existing trees and landscape beds may be created, depending on the homeowners' desires. Voting: Ayes – All. Nays – None. Motion carried.

Mike Wolber updated the Council on the NSP2 grant. The grant needs to be used in three years. We are nearing the end of the second year; therefore 50% of the funds need to be used prior to February 11. The first review by HUD will be tomorrow. Wolber reviewed the properties affected by the grant:

- 600 block of East Third Street – Apartments were demolished and the lot will remain vacant
- 1001 Sixth Avenue – house demolished, substandard-sized lot remains vacant and end use to be determined
- 1002 West Fifth Street – demolition planned, new development
- 1003 West Sixth Street - demolition planned, new development
- 1411 Johnson Avenue – demolition planned, new development
- 1405 Johnson Avenue – demolition planned, garage to be retained, new development
- 905 Third Avenue – demolition planned, new development
- 308 West Seventh Street – second house currently being remodeled
- 602 Dillon Avenue – demolition planned, new development
- 710 Avenue D – first house completed, open house Wednesday from 4:00 to 6:00 pm

When houses sell, project income can be reused. Mayor Lee is thankful for the affordable housing and encourages anyone interested in purchasing a house to make application with the Code Enforcement Department. Mike Wolber stated income is the first qualification which is 120% of the median income and the applicant cannot be currently purchasing a home. Applications are reviewed by the Rock Island Economic Growth Committee, therefore, making the process more objective. Home buyers are subject to eight hours of study, four in the classroom and four with a counselor. When qualified, a home buyer can put a bid in on an available house. If they need help with a down payment, up to \$30,000 is available.

Mayor Lee invited Council members, liquor license holders, and the general public to a meeting on Wednesday, September 7, 2011, at 9:00 am to discuss revisions to our current liquor codes.

Mayor Lee asked that everyone keep Courtney Tate, Police employee, in their prayers after the sudden death of her fiancé, Jim Pratt.

Manager Shumard asked the Council to look for their email regarding the 911 consolidation. A report is expected August 24. They need political buy-in. Mediation begins tomorrow with the fire union. The architects are working in the auditorium to more thoroughly prepare the Coliseum bid specifications. IDOT is looking for input on the Route 40 Bridge. IDOT will only do the basics. If we want more, we need to pay the difference, such as choosing between railings: painted metal, galvanized, or powder coated aluminum. The bridge is owned by the City of Sterling because in 1877 land was purchased in Rock Falls so that the initial bridge could be built; therefore, it is Sterling's sole responsibility to add amenities to the bridge.

Alderman Viering made a motion to adjourn to a closed session at 7:29 pm to discuss the evaluation of personnel as provided for under 5ILCS 120/2(c); seconded by Alderman Martin. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Viering made a motion to reconvene the open meeting at 8:22 pm; seconded by Alderman Sotelo. Voting: Ayes – All. Nays – None. Motion carried.

Alderman Viering noted that Manager Shumard has not had a salary increase since he took the position over 3-1/2 years ago. Viering made a motion to increase his salary by 3% and contribute \$2850 to his retirement account; seconded by Alderman Cox. Voting: Ayes – All. Nays – None. Motion carried.

With no further business to discuss, Alderman Cox made a motion to adjourn; seconded by Alderman Martin. Voting: Ayes – All. Nays – None. Motion carried. Meeting adjourned at 8:25 pm.

Marie Rombouts
City Clerk