

AGENDA
ST. CHARLES CITY COUNCIL MEETING
RAYMOND P. ROGINA, MAYOR

MONDAY, DECEMBER 1, 2014 – 7:00 P.M.
CITY COUNCIL CHAMBERS
2 E. MAIN STREET

- 1. Call to Order.**
- 2. Roll Call.**
- 3. Invocation.**
- 4. Pledge of Allegiance.**
- 5. Presentations:**
 - Presentation of Promotion and Swearing in Anthony Cavallo to Lieutenant of the St. Charles Fire Department.
 - Presentation of Recognition of Achievement of Eagle Scout Brandon Palma Michael Lach, Boy Scout Troop 10.
 - Presentation of a Proclamation Honoring the St. Charles Mothers' Club 90th Anniversary.
 - Presentation of a Proclamation Declaring December 7, 2014 Pearl Harbor Remembrance Day in the City of St. Charles.
- 5. Omnibus Vote. Items with an asterisk (*) are considered to be routine matters and will be enacted by one motion. There will be no separate discussion on these items unless a council member/citizen so requests, in which event the item will be removed from the consent agenda and considered in normal sequence on the agenda.**
- *6. Motion to accept and place on file minutes of the regular City Council meeting held on November 17, 2014.**

I. New Business

- A. Motion to approve an **Ordinance** for the Annual Tax Levy.
- B. Motion to approve an **Ordinance** for the Levy and Assessment of Taxes for the Year 2014 in and for the City of St. Charles Special Service Area Number 1A (Central Business District).
- C. Motion to approve an **Ordinance** for the Levy and Assessment of Taxes for the Year 2014 in and for the City of St. Charles Special Service Area Number 1B (Downtown Revitalization).
- D. Motion to approve an **Ordinance** for the Levy and Assessment of Taxes for the Year 2014 in and for the City of St. Charles Special Service Area Number 5 (Central Manufacturing District).
- E. Motion to approve an **Ordinance** for the Levy and Assessment of Taxes for the Year 2014 in and for the City of St. Charles Special Service Area Number 6 (Cambridge East).

- F. Motion to approve an **Ordinance** for the Levy and Assessment of Taxes for the Year 2014 in and for the City of St. Charles Special Service Area Number 7 (Central Manufacturing District).
- G. Motion to approve an **Ordinance** for the Levy and Assessment of Taxes for the Year 2014 in and for the City of St. Charles Special Service Area Number 10 (Royal Fox I).
- H. Motion to approve an **Ordinance** for the Levy and Assessment of Taxes for the Year 2014 in and for the City of St. Charles Special Service Area Number 13 (Red Gate).
- I. Motion to approve an **Ordinance** for the Levy and Assessment of Taxes for the Year 2014 in and for the City of St. Charles Special Service Area Number 57 (Legacy Business Center).

II. Committee Reports

A. Government Operations

- *1. Motion to accept and place on file the minutes of the November 17, 2014, Government Operations Committee Meeting.
- *2. Motion to approve a **Resolution** Authorizing the Mayor and City Clerk of the City of St. Charles to Execute a Certain Contract Between MCCi and the City of St. Charles.
- *3. Motion to approve a **Resolution** Authorizing the Mayor and City Clerk of the City of St. Charles to Execute a Certain Agreement for Additional Services Between New World Systems and the City of St. Charles for System Software Updates/Upgrades.
- *4. Motion to approve a **Resolution** Authorizing the Mayor and City Clerk of the City of St. Charles to Execute a Certain Agreement Between Houston Galveston Area Purchasing Cooperative Agreement (HGAC Buy) and the City of St. Charles.

B. Government Services

- *1. Motion to waive the formal bid procedure and approve a **Resolution** Authorizing the Mayor and City Clerk of the City of St. Charles to Approve the Purchase of a Return Activated Sludge Pump from Xylem Water Solutions, USA, Inc.
- *2. Motion to approve a **Resolution** Authorizing the Director of Public Works to Execute Change Order No. 1 for Royal Fox I Lift Station Rehabilitation Project to Marc Kresmery Construction.
- *3. Motion to approve a **Resolution** Authorizing the Director of Public Works to Execute Change Order No. 1 for the Illinois Street Siphon Rehabilitation Project to Marc Kresmery Construction.
- *4. Motion to approve a **Resolution** Authorizing the Director of Public Works to Execute Change Order No. 9 for the Biosolids Building Construction Project to Whittaker Construction and Excavating, Inc.
- *5. Motion to approve an **Ordinance** Amending Title 5, "Business Licenses and Regulations," Chapter 5.16, "Tobacco Dealers," of the St. Charles Municipal Code.
- *6. Motion to approve an **Ordinance** Amending Title 5, "Business Licenses and Regulations," Chapter 5.20, "Massage Establishments," of the St. Charles Municipal Code.
- *7. Motion to approve an **Ordinance** Amending title 10 "Vehicles and Traffic", Section 10.40.040 "No Parking Places Designated – Prohibited Parking" of the St. Charles Municipal Code.

- *8. Motion to approve a **Resolution** Authorizing the Mayor and City Clerk of the City of St. Charles to accept an Easement at 3620 Swenson Avenue (Chicago Mold & Tool).

C. Planning and Development

- *1. Motion to approve a **Resolution** Authorizing the Execution of the First Amendment to an Intergovernmental Agreement for Road Construction by and between the City of St. Charles and the City of Geneva (Bricher Road).
- *2. Motion to accept and place on file minutes of the November 10, 2014 Planning & Development Committee.

D. Executive Session

- Personnel
- Pending Litigation
- Probable or Imminent Litigation
- Property Acquisition
- Collective Bargaining
- Review of Minutes of Executive Sessions

E. Additional Items from Mayor, Council, Staff, or Citizens

F. Adjournment



City of St. Charles

I L L I N O I S

Proclamation

BRANDON PALMA MICHAEL LACH

WHEREAS, the Scouting Career of **Brandon Palma Michael Lach** began in 2002 in first grade as a Tiger Cub when he joined Cub Scout Pack 110 at St. Patrick's Catholic Church, St. Charles, Illinois. He advanced through the ranks of cub scouting earning his Bobcat, Wolf, Bear, and Webelos ranks until he achieved the Arrow of Light Award, the highest award given to a Cub Scout; and

WHEREAS, **Brandon** earned Scout, Tenderfoot, Second Class, and First Class in his first two years and the rank of Star Scout in 2010 and Life Scout in 2011. Brandon served in many leadership positions including: Assistant Patrol Leader, Patrol Leader, Assistant Senior Patrol Leader, Senior Patrol Leader, Chaplain's Aide, Troop Guide, Troop Historian, and Librarian. He regularly has partaken in the VFW Memorial Day Services as well as the Troop 10 Silver Glen Roadside clean-up. As an active participant, Brandon earned 30 merit badges and broke the mile swim record during Ransburg summer camp in 2013. He also attended many campouts and high adventure trips and in 2011, he also was nominated Crew Chief and led a crew of scouts as they set sail at the Bahamas Branch of Sea Base on the Sea of Abaco in the Bahamas; and

WHEREAS, **Brandon's** Eagle Scout Project was to construct a new food pantry in order to relocate an existing food pantry for St. Vincent DePaul; and

WHEREAS, **Brandon** is currently a senior at Wheaton Academy. He is very active in extracurricular activities both in school and out of school. He participates in cross country and track. He became eligible to compete at the varsity level his freshman year and has qualified for State his junior and senior years. Brandon is also very active in the fine arts department where he currently is first chair for the First Violin Section and qualified for ILMEA (Illinois Music Education Association) several years in a row and earning the highest rank of distinction for Solo Ensemble competitions. Brandon currently plays both electric guitar and violin for Worship Team. Brandon is a standing member of the National Honor Society, has been on the honor roll all 4 years, and was a member of the Mock Trial Team his sophomore year and the team qualified for State in Springfield, Illinois.

NOW, THEREFORE, I, Raymond P. Rogina, Mayor of the City of St. Charles, do hereby proclaim the highest congratulations are in order as **Brandon Palma Michael Lach** has worked very diligently to attain the highest honor of **EAGLE SCOUT!**

SEAL



Raymond P. Rogina

Raymond P. Rogina, Mayor



City of St. Charles
I L L I N O I S


Proclamation

ST. CHARLES MOTHERS' CLUB 90TH ANNIVERSARY

- WHEREAS,** the St. Charles Mothers' Club (SCMC) is an organization of service and community-minded individuals who support children, parents and families in the Fox Valley region.
- WHEREAS,** the first meeting of what is now the St. Charles Mothers' Club, was held on December 1, 1924. Dr. Edith Lowry, founder of the group (which was originally named the Young Mothers' Club of Illinois), felt that mothers needed education to provide the proper guidance and physical care of their babies.
- WHEREAS,** the club's mission was to collect baby clothes for distribution to the needy, consult with doctors for a Baby Health Conference, send new mothers letters about post-natal care and help new clubs form in other areas.
- WHEREAS,** the focus of the group started with infant care, and widened to include young school children. The St. Charles Mothers' Club continues this tradition today through our Breakfast Bar program in District 303 and our Holiday Food & Gift program of grocery gift cards and presents. The generosity of our members and that of the community, the club has awarded the Sherry Costello Scholarship to numerous women throughout the years, so that mothers could return to school to further their education and would have some financial assistance to attain their goals.
- WHEREAS,** through numerous fundraisers and due to the generosity of the St. Charles community and club members, SCMC has made countless donations to local charities that have a family and child-focused mission of service. Through St. Charles Mothers' Club membership, communities are improved, friendships are built, leadership skills are developed and business contacts are made. More importantly the lives of families and children within our community are positively affected by our efforts.

NOW, THEREFORE, I, Raymond P. Rogina, Mayor of the City of St. Charles, along with the St. Charles City Council do hereby proclaim the 90th Anniversary of the St. Charles Mothers' Club and do hereby commend the past, present and future members of their progress of service to the City and the surrounding communities.

SEAL


Raymond P. Rogina, Mayor



City of St. Charles
I L L I N O I S

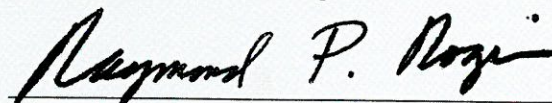
Proclamation

PEARL HARBOR REMEMBRANCE DAY

- WHEREAS,** more than 2,000 citizens of the United States were killed and more than 1,000 citizens of the United States were wounded in the unprovoked attack on Pearl Harbor on December 7, 1941 by the Imperial Japanese Navy and Air Force; and
- WHEREAS,** the attack on Pearl Harbor marked the entry of the United States into World War II; and
- WHEREAS,** President Franklin Delano Roosevelt referred to the date of the attack as “a day that will live in infamy”; and
- WHEREAS,** the people of the United States owe a tremendous debt of gratitude to the men and women of our Armed Forces who served at Pearl Harbor, in the Pacific Theater of World War II, and in all other theaters of action in World War II; and
- WHEREAS,** the veterans of World War II and all other people of the United States of America will commemorate December 7, 2012 in remembrance of the attack on Pearl Harbor; and
- WHEREAS,** commemoration of the attack on Pearl Harbor will instill in all people of our country a greater understanding and appreciation of the selfless sacrifice of individuals who served in the United States Armed Forces during World War II.

NOW, THEREFORE, I, Raymond P. Rogina, Mayor of the City of St. Charles hereby proclaim **DECEMBER 7, 2014** be designated as **PEARL HARBOR REMEMBRANCE DAY** calling on the people of the community of St. Charles, Illinois to observe the day with appropriate ceremonies and activities; and to pledge eternal vigilance and strong resolve to defend this Nation and its allies from all future aggression.

SEAL:



Mayor Raymond P. Rogina

**MINUTES FROM THE MEETING OF THE ST. CHARLES CITY COUNCIL
HELD ON MONDAY, NOVEMBER 17, 2014 – 7:00 P.M.
CITY COUNCIL CHAMBERS, IN THE CITY COUNCIL CHAMBERS
2 E. MAIN STREET ST. CHARLES, IL 60174**

1. Call To Order By Mayor Raymond Rogina At 7:01 P.M.

2. Roll Call.

Present: Stellato, Silkaitis, Payleitner, Lemke, Turner
Bancroft, Martin, Krieger, Bessner, Lewis

Absent: None

3. Invocation – Alderman Rita Payleitner

4. Pledge of Allegiance

5. Motion by Martin, seconded by Krieger to approve the Omnibus Vote.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED

***6. Motion by Martin, seconded by Krieger to accept and place on file minutes of the regular City Council meeting held on November 3, 2014.**

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

***7. Motion by Martin, seconded by Krieger to approve and authorize issuance of vouchers from the Expenditure Approval List for the period of 10/27/14 – 11/19/14 in the amount of \$2,304,622.38.**

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

I. New Business

A. Motion by Paylietner, seconded by Turner to approve a recommendation to appoint Mr. Gary M. Vanek to the position, Ethics Advisor, for the City of St. Charles.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED

• **Mayor Rogina**

Chapter 2.44.020 of the Municipal Code, entitled, “Ethics Advisor”, indicates that the

Mayor, with advice and consent of the City Council, shall designate an Ethics Advisor for the City. The purpose for the advisor is to provide guidance to officers and employees of the City concerning interpretation of and compliance with the provisions of the Municipal Code Chapter 2.44, "Ethics" and State of Illinois Ethics Laws. For your information, the Mayor and Council may also perform other duties as directed.

- Mark Koenen

Through an interview process between the Mayor and Mr. Vanek and subsequently with Attorney McGuirk and myself; the review of his resume, we were impressed with his credentials and his background. Mr. Vanek is a corporate citizen of the City of St. Charles. He also served his clients and the State of Illinois legal profession nicely. Since 2006 he has served on the Illinois Supreme Court committee on professional responsibility. He has also been involved in drafting legal ethics rules for the Supreme Court.

- Gary Vanek

I would be very excited to serve as the Ethics Advisor for the City of St. Charles. I have extensive background in City and municipal experience.

B. Motion by Krieger, seconded by Turner to authorize the Finance Director to execute the Risk Insurance Program Renewal for the year beginning December 1, 2014.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED

- Chris Minnick

There is information in your packet regarding the risk renewal insurance for the policy beginning December 1, 2014 along with the premium summary for the upcoming policy year. The package is in the amount of \$671,208. As the City Council did recall, we began a three-year agreement with Assurance Agency out of Schaumburg to become the City's new risk insurance consultant and broker. The risk insurance package entails our liability, property and casualty, automobile and worker's compensation stop loss insurance.

The new policy is a 1% decrease over the expiring policy cost. We have been able to save \$6,434 for the upcoming premium year. We are also able to increase our umbrella policy from \$19 million to \$20 million. We also added various pieces of equipment and property to the policy that were previously not covered. We are retaining our deductible limits at the current amounts. All of that at decreasing premiums. No other changes are being made to coverage. Staff recommends approval.

C. Motion by Martin, seconded by Krieger to approve budget addition of \$50,000, waive the bid process and purchase a 2015 Ford F-550 in the amount of \$38,449.00 from Zimmerman Ford, and approve a **Resolution 2014-107** Authorizing the Mayor and Clerk to Execute the Same.

ROLL CALL VOTE: AYE: Stellato, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

ABSTAIN: Silkaitis

MOTION CARRIED

- John Lamb
Public works staff is requesting the emergency purchase of a 2015 Ford F-550 to replace an existing vehicle in the Water Division. The current vehicle, a 2009 Ford F-550 recently had a catastrophic engine failure and is no longer operable. This failure is not covered by any Ford warranties or recalls. The cost to replace the engine is \$18,400.

This is a front line truck that has many features that are utilized in the field when staff is repairing main breaks and performing other maintenance. It is an essential vehicle for the upcoming months. The vehicle is currently budgeted to be replaced in fiscal year 16/17 at a cost of \$71,000. The amount also includes a new utility body. The replacement fund for this vehicle currently has \$50,000.

Zimmerman Ford has a new vehicle in stock that meets the specifications required by Staff. They have provided a quote of \$38,449.00 for the proposed vehicle. This price reflects a dealer discount, trade-in for existing vehicle and State of Illinois price concession. Therefore Staff is recommending purchase of the new vehicle instead of replacing the engine. Also requesting a waiver of bid process.

- D. Motion by Turner, seconded by Bancroft to approve an **Ordinance 2014-M-29** Proposing the Second Amendment to the Redevelopment Plan and Project for the First Street Redevelopment Project Area, and the Confirmation of Tax Increment Allocation Financing Therefore, Convening a Joint Review Board and Calling a Public Hearing in Connection Therewith.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED

- Rita Tungare
In accordance with State Law, the City Council is required to approve an Ordinance that formally states that the City is proposing amendments to an established TIF District. It also outlines the date of the joint review board meeting and establishes the time and place for the required public hearing in front of the City Council.

- E. Motion by Turner, seconded by Lemke to approve an **Ordinance 2014-M-30** Proposing Approval of a Redevelopment Plan and Project for the Designation of the Central Downtown Redevelopment Project Area and the Adoption of Tax Increment Allocation Financing Therefore, Convening a Joint Review Board, Calling for a Public Hearing in Connection Therewith.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED

- Rita Tungare
Similar to the previous item, this ordinance proposes the establishment of a new TIF district in our central downtown area. It also sets the date for the public hearing and the joint review board meeting.

II. Committee Reports

A. Government Operations

- *1. Motion by Martin, seconded by Krieger to accept and place on file the minutes of the November 3, 2014, Government Operations Committee Meeting.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

2. Motion by Turner, seconded by Stellato to approve a Class B liquor license for Shakou Restaurant to be located at 312 W Main Street, St. Charles (former Magoo's location).

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Bessner, Lewis

NAY: Martin, Krieger ABSENT: 0

MOTION CARRIED

B. Government Services

- *1. Motion by Martin, seconded by Krieger to accept and place on file the Minutes of the October 27, 2014, Government Services Committee Meeting.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

C. Planning and Development

- *1. Motion by Martin, seconded by Krieger to approve an **Ordinance 2014-M-31** Authorizing the Execution of an Intergovernmental Agreement Providing for a Jurisdictional Boundary Line, Sewer and Water Services and Street Improvements between the City of St. Charles and the City of West Chicago.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *2. Motion by Martin, seconded by Krieger to approve a **Resolution 2014-108** Authorizing the Mayor and City Clerk of St. Charles to Execute an Intergovernmental Agreement By and Between the City of West Chicago, DuPage County, Illinois and the City of St. Charles, Kane and DuPage Counties, Illinois Relating to the Maintenance, Repair and Reconstruction of Kautz Road.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *3. Motion by Martin, seconded by Krieger to approve a **Resolution 2014-109** Authorizing the Mayor and City Clerk of St. Charles to Execute an Easement Agreement by and between the DuPage Airport Authority, an Illinois special district situated in DuPage County, Illinois and the City of St. Charles, and Illinois Municipal Corporation situated in Kane and DuPage Counties, Illinois.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *4. Motion by Martin, seconded by Krieger to approve a **Resolution 2014-110** Authorizing the Mayor and City Clerk of the City of St. Charles to Accept and Place on File as a Policy Document the “Homes for a Changing Region –Phase 3: Implementing Balanced Housing Plans at the Local Level; Year Seven Batavia, Geneva, North Aurora, and St. Charles” Study.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *5. Motion by Martin, seconded by Krieger to accept and place on file Historic Preservation Commission Resolution No. 11-2014 A Resolution Recommending Approval of a Façade Improvement Grant Application (111-113 W. Main St. –Ferraro Partnership).

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *6. Motion by Martin, seconded by Krieger to approve a Façade Improvement Agreement for 111-113 W. Main St. (Ferraro Partnership).

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *7. Motion by Martin, seconded by Krieger to accept and place on file Historic Preservation Commission Resolution No. 9-2014 A Resolution Recommending Approval of a Historic Sign Designation (201 S. 2nd St. – Kevin’s Auto Service).

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *8. Motion by Martin, seconded by Krieger to approve a **Resolution 2014-111** Designating a Historic Sign for Kevin’s Auto Service, 201 S. 2nd Street.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *9. Motion by Martin, seconded by Krieger to accept and place on file Historic Preservation Commission Resolution No. 10-2014 A Resolution Recommending Approval of a Historic Sign Designation (221 S. 2nd St. –Old Style Sign for Second Street Tavern).

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *10. Motion by Martin, seconded by Krieger to approve a **Resolution 2014-112** Designating a Historic Sign for the Old Style Sign at Second Street Tavern, 221 S. 2nd Street.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *11. Motion by Martin, seconded by Krieger to accept and place on file Plan Commission Resolution No. 15-2014 A Resolution Recommending Approval of an Application for a Special Use for a Drive-Through Facility for 600-660 S. Randall Road, Randall Shoppes PUD (Dyn Rote, LLC).

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

12. Motion by Stellato, seconded by Silkaitis to approve an **Ordinance 2014-Z-22** Granting Approval of Special Use for a Drive-Through Facility and Minor Change to PUD Preliminary Plan (600-660 S. Randall Rd. – Randall Shoppes PUD).

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke,
Bancroft, Martin, Bessner, Lewis

NAY: Krieger, Turner ABSENT: 0

MOTION CARRIED

- *13. Motion by Martin, seconded by Krieger to approve and execute an Acceptance Resolution for Public Water main and Appurtenances installed as part of the McDonalds reconstruction project located at 1915 W. Main Street.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *14. Motion by Martin, seconded by Krieger to approve a **Resolution 2014-113** Authorizing the Execution of a Professional Engineering Services Agreement by and between the City of St. Charles and Huff and Huff, Inc. for the First Street Redevelopment Project.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *15. Motion by Martin, seconded by Krieger to accept and place on file Corridor Improvement Commission Resolution 7-2014 A Resolution Recommending Approval of a Corridor Improvement Grant Application for 1317 E. Main Street- (Fydoland, Inc.).

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

- *16. Motion by Martin, seconded by Krieger to approve a Corridor Improvement Agreement for 1317 E. Main Street (Fydoland).

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke, Turner,
Bancroft, Martin, Krieger, Bessner, Lewis

NAY: 0 ABSENT: 0

MOTION CARRIED (Omnibus Vote)

17. Motion by Stellato, seconded by Silkaitis to direct staff to file a Landmark Nomination for Camp Kane and the Jones Law Office.

ROLL CALL VOTE: AYE: Stellato, Silkaitis, Payleitner, Lemke,
Bancroft, Martin, Krieger, Bessner,
NAY: Lewis, Turner ABSENT: 0
MOTION CARRIED

D. No Executive Session

E. Additional Items from Mayor, Council, Staff, or Citizens

- Mayor Rogina wished all a Happy Thanksgiving. He reminded all about the upcoming lighting of the lights and the parade. Mayor Rogina also encouraged all to shop small business Saturday. He offered congratulations to both St. Charles High Schools who were voted in the top 50.

F. Adjournment

Motion By Bancroft, seconded by Turner, to adjourn meeting.

VOICE VOTE UNANIMOUS MOTION CARRIED

Meeting adjourned at 7:18 P.M.

Nancy Garrison, City Clerk

CERTIFIED TO BE A TRUE COPY OF ORIGINAL

Nancy Garrison, City Clerk



ST. CHARLES
SINCE 1834

AGENDA ITEM EXECUTIVE SUMMARY

Title: Motion to approve Ordinances Authorizing the Proposed Levy of Taxes for 2014.

Presenter: Chris Minick, Finance Director

Please check appropriate box:

<input type="checkbox"/>	Government Operations	<input type="checkbox"/>	Government Services
<input type="checkbox"/>	Planning & Development	<input checked="" type="checkbox"/>	City Council (12/01/2014)
<input type="checkbox"/>	Public Hearing	<input type="checkbox"/>	

Estimated Cost:	N/A	Budgeted:	<input type="checkbox"/> YES	<input type="checkbox"/> NO
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If NO, please explain how item will be funded:

Executive Summary:

Enclosed are tax levy ordinances for levy year 2014 to be collected during calendar year 2015. The proposed operating levy will be maintained at a dollar amount consistent with the 2009 operating levy. The EAV of the City is not finalized at this time so staff is unable to calculate the precise tax rate generated.

Staff is anticipating that the EAV of the City will decline by approximately 3%. If this occurs and the dollar amount of the levy is unchanged, the rate generated would increase comparably to the decrease in the EAV. However, the City portion of a resident's tax bill would remain the same as in 2013 if their property valuation has declined by that same 3% Citywide average. The City Council has the option to reduce the amount of the levy once the final EAV of the City is known in 2015.

The ordinances presented incorporate the special service areas (SSA's) of the City as well as the amounts necessary for principal and interest payments on the City's general obligation bond issues. It is anticipated that the debt service property tax levies will be abated in January. The City has historically made these principal and interest payments from the general revenue stream rather than the property tax revenue stream.

The ordinances enclosed also incorporate the Mental Health Board levy, as well as fully funding the City's Police and Fire Pension Funds based on our independent actuary's recommendation and recent changes to state law.

Attachments: *(please list)*

Ordinances

Recommendation / Suggested Action *(briefly explain):*

Approval of the Ordinances attached to establish the City of St Charles' property tax levy for levy year 2014 to be collected in 2015.

<i>For office use only:</i>	<i>Agenda Item Number: 1A-I</i>
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City of St. Charles, Illinois
Ordinance No. _____

Annual Tax Levy Ordinance

WHEREAS, the City Council of the city of St. Charles, Kane and DuPage Counties, did on the 1st day of December 2014, pass the annual budget for said City of St. Charles;

WHEREAS, said budget was duly considered and heard by public hearing on the 1st day of December, 2014, in accordance with the provision of the Illinois Revised Statutes, Chapter 24, Article 8, Division 2, Paragraph 9.4 and 9.9.

NOW THEREFORE BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS as follows:

SECTION 1. That there be and is hereby levied upon all the taxable property within the corporate limits of said City of St. Charles, Illinois, subject to taxation for the year 2014, the total sum of \$21,031,822 (Twenty-One million, Thirty-One Thousand, Eight Hundred Twenty-Two Dollars) for the following specific purposes mentioned in said budget and in the respective sums to follow to wit:

	<u>AMOUNT BUDGETED</u>	<u>AMOUNT LEVIED</u>
A. Fire Pension Fund: Municipal normal cost as per Illinois State Statute Chapter 108-1/2 Sections 4-118 & 4-120 and giving consideration to the actuarial valuation of the fund, the present annual amount required to finance the fund on an actuarial basis and to arrive at a fully funded financial position at the end of the period specified in Section 4-118.	\$1,175,000.	
Total Amount Levied		<u>\$1,175,000.</u>

	<u>AMOUNT BUDGETED</u>	<u>AMOUNT LEVIED</u>
B. Police Pension Fund: Municipal normal cost as per Illinois State Statute Chapter 108-1/2 Sections 3-125 and 3-127 and giving consideration to the actuarial valuation of the fund, the present annual amount required to finance the fund on an actuarial basis and to arrive at a fully funded financial position at the end of the period specified in Section 3-127.	\$1,557,000.	
Total Amount Levied		<u>\$1,557,000.</u>
C. Police Protection: Police Operations Regular Salaries	\$4,425,292.	
Total Amount Levied		<u>\$2,400,000.</u>
D. Fire Protection: Fire Operations Regular Salaries	\$4,074,003.	
Total Amount Levied		<u>\$2,400,000.</u>
E. Mental Health: Total amount of contract for services determined necessary to provide support to local qualifying agencies for community mental health	\$516,931.	
Total Amount Levied		<u>\$516,931.</u>

Ordinance No. 2014-M-
Annual Tax Levy
Page 3

		<u>AMOUNT BUDGETED</u>	<u>AMOUNT LEVIED</u>
F.	Street & Bridge:		
	Construction Services		
	Personal Services	\$2,228,659.	
	Total Amount Levied		<u>\$850,000.</u>
G.	Corporate:		
	City Administration		
	Personal Services	\$ 414,892.	
	Accounting		
	Personal Services	\$ 925,629.	
	Information Services		
	Personal Services	\$1,462,898.	
	Human Resources		
	Personal Services	\$ 721,994.	
	Total Amount Levied		<u>\$3,156,186.</u>
H.	Bonds & Interest		
	SSA 21	232,625	
	2006 Issue	47,005	
	2007a Issue	23,168	
	2007B Issue	143,945	
	2007C Issue	9,800	
	2008A Issue	109,000	
	2008B Issue	137,985	
	2008C Issue	1,134,020	
	2009 GO Refunding Issue	336,550	
	2010 A Bond Issue	528,581	
	2010 B Bond Issue	932,150	
	2010 C Bond Issue	218,250	
	2011 A Bond Issue	352,625	
	2011 B Bond Issue	420,600	
	2011 C Bond Issue	105,325	
	2011 D Bond Issue	322,925	
	2012 A Bond Issue	742,025	
	2012 B Bond Issue	1,535,200	
	2012 C Bond Issue	393,975	
	2013 A Bond Series	894,200	
	2013 B Bond Series	356,751	
	Total	\$8,976,705	

Total Amount Levied – Bonds and Interest

\$8,976,705.

RECAPITULATION

<u>RATE</u>	<u>AMOUNT LEVIED</u>	<u>ESTIMATED</u>
A. Fire Pension Fund	\$1,175,000	.09092
B. Police Pension Fund	\$1,557,000	.12048
C. Police Protection	\$2,400,000	.18571
D. Fire Protection	\$2,400,000	.18571
E. Mental Health	\$516,931	.04000
F. Street & Bridge	\$850,000	.06578
G. Corporate	\$3,156,186	.21624
H. Bonds & Interest	\$8,976,705	.69462
TOTAL TAX LEVY	\$21,031,822	\$1.59945

SECTION 2. The amounts budgeted and not expressly itemized and carried forward in this Tax Levy Ordinance will be paid out of monies from sources other than the Tax Levy.

SECTION 3. The City Clerk of the City of St. Charles is hereby directed to file a duly certified copy of this ordinance with the County Clerk of Kane County and DuPage County, along with such other certification as may be required.

SECTION 4. This ordinance shall take effect and be in full force from and after its passage and approval as provided by law.

PRESENTED to the City Council of the City of St. Charles, Illinois, this ____ day of
December, 2014.

PASSED by the City Council of the City of St. Charles, Illinois, this ____ day of
December, 2014.

APPROVED by the Mayor of the City of St. Charles, Illinois, this ____ day of
December, 2014.

Raymond P. Rogina, Mayor

ATTEST:

CITY CLERK

COUNCIL VOTE:

Ayes:

Nays:

Absent:

Abstain:

APPROVED AS TO FORM:

City Attorney

DATE: _____

City of St. Charles, Illinois
Ordinance No. _____

**An Ordinance for the Levy and Assessment of
Taxes for the Year 2014 in and for the City
of St. Charles Special Service Area Number 1A**

WHEREAS, the City of St. Charles Special Service Area Number 1A has been created
by an ordinance entitled:

"ORDINANCE NO. 1985-M-92
AN ORDINANCE ESTABLISHING CITY OF
ST. CHARLES, KANE AND DUPAGE COUNTIES,
ILLINOIS SPECIAL SERVICE AREA NO. 1A"

adopted December 16, 1985, and effective upon passage, approval, and publication, no petition
having been filed opposing the creation of the Special Service Area, pursuant to Section 9 of
Public Act 78-901 ("Ordinance No. 1985-M-92"); and

WHEREAS, said Ordinance 1985-M-92 was amended by ordinance entitled:

"ORDINANCE NO. 1990-M-67
AN ORDINANCE PROPOSING THE ENLARGEMENT
TO SPECIAL SERVICE AREA NO. 1A IN THE
CITY OF ST. CHARLES, KANE AND DUPAGE
COUNTIES, ILLINOIS, AND PROVIDING FOR A
PUBLIC HEARING AND OTHER PROCEDURES IN
CONNECTION THEREWITH"

WHEREAS, said Ordinance 1985-M-92 has further been amended by Ordinance 1993-
M-62 entitled "An Ordinance Amending City of St. Charles, Kane and DuPage Counties,
Illinois, Special Service Area No. 1A (Central Business District)"; and

WHEREAS, said Special Service Area Number 1A consists of territory described in the
ordinance aforesaid; and

WHEREAS, the City of St. Charles is now authorized to levy taxes for special services in said Special Service Area.

NOW THEREFORE BE IT ORDAINED by the City Council of St. Charles, Kane and DuPage Counties, Illinois as follows:

SECTION 1: That the total amount budgeted for all purposes to be collected from the tax of the year 2014 in Special Service Area Number 1A is ascertained to be the sum of \$85,000.

SECTION 2: That the following sums be, and the same are hereby levied upon the taxable property within the limits described in "ORDINANCE 1985-M-92, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 1A," as amended by "ORDINANCE NO. 1990-M-67, AN ORDINANCE PROPOSING THE ENLARGEMENT TO SPECIAL SERVICE AREA NO. 1A IN THE CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS, AND PROVIDING FOR A PUBLIC HEARING AND OTHER PROCEDURES IN CONNECTION THEREWITH," and amended by Ordinance 1993-M-62 entitled "An Ordinance Amending City of St. Charles, Kane and DuPage Counties, Illinois, Special Service, Area No. 1A (Central Business District)" said tax to be levied for the year 2014 for the following specific purposes mentioned as special services in said ordinance and budget and in the respective sums to follow to wit:

	<u>AMOUNT BUDGETED</u>
Contractual Services	\$85,000.00
Total Amount Levied	\$85,000.00.

SECTION 3: This tax is levied pursuant to the Constitution of the state of Illinois and pursuant to Chapter 120, Illinois Revised Statutes, Sec. 1301 et. seq. and pursuant to "ORDINANCE NO. 1985-M-92, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 1A," as amended by "ORDINANCE NO. 1990-M-67, AN ORDINANCE PROPOSING THE ENLARGEMENT TO SPECIAL SERVICE AREA NO. 1A IN THE CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS, AND PROVIDING FOR A PUBLIC HEARING AND OTHER PROCEDURES IN CONNECTION THEREWITH" and as amended by Ordinance 1993-M-62 entitled "An Ordinance Amending City of St. Charles, Kane and DuPage Counties, Illinois, Special Service, Area No. 1A (Central Business District)"

SECTION 4: That there is hereby certified to the County Clerk of Kane County, Illinois the sum aforesaid, constituting said total amount and the said total amount of \$85,000.00 which said total amount the said City of St. Charles Special Service Area Number 1A requires to be raised by taxation for the year 2014 of said City; and the City Clerk of the City of St. Charles is hereby directed to file a duly certified copy of this ordinance with the county clerk.

SECTION 5: This ordinance shall be in full force and effect from and after its adoption and approval as provided by law.

PRESENTED to the City Council of the city of St. Charles, Illinois, this ____st day of
December, 2014.

PASSED by the City Council of the city of St. Charles, Illinois, this _____st day of
December, 2014.

APPROVED by the Mayor of the city of St. Charles, Illinois, this _____st day of
December, 2014.

Raymond P. Rogina, Mayor

ATTEST:

CITY CLERK

COUNCIL VOTE:

Ayes:

Nays:

Absent:

Abstain:

APPROVED AS TO FORM:

City Attorney

DATE:_____

City of St. Charles, Illinois
Ordinance No. _____

**An Ordinance for the Levy and Assessment of
Taxes for the Year 2014 in and for the City
of St. Charles Special Service Area Number 1B**

WHEREAS, the City of St. Charles Special Service Area Number 1B has been created
by an ordinance entitled:

"ORDINANCE NO. 1993-M-63
AN ORDINANCE ESTABLISHING CITY OF
ST. CHARLES, KANE AND DUPAGE COUNTIES,
ILLINOIS, SPECIAL SERVICE AREA NO. 1B"
(DOWNTOWN REVITALIZATION)

adopted December 6, 1993, and effective upon passage, approval no petition having been filed
opposing the creation of the Special Service Area, pursuant to Section 9 of Public Act 78-901;
and

WHEREAS, said Special Service Area Number 1B consists of territory described in the
ordinance aforesaid; and

WHEREAS, the City of St. Charles is now authorized to levy taxes for special services
in said Special Service Area.

NOW THEREFORE BE IT ORDAINED by the City Council of St. Charles, Kane and
DuPage Counties, Illinois, as follows:

SECTION 1: That the total amount budgeted for all purposes to be collected from the
tax of the year 2014 in Special Service Area Number 1B is ascertained to be the sum of
\$270,000.00.

SECTION 2: That the following sum be, and the same is hereby levied upon the taxable
property within the limits described in "ORDINANCE NO. 1993-M-63, AN ORDINANCE

ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS, SPECIAL SERVICE AREA NUMBER 1B (DOWNTOWN REVITALIZATION)," said tax to be levied for the year 2014 for the following specific purpose mentioned as special services in said ordinance and budget and in the respective sum to follow to wit:

	<u>AMOUNT BUDGETED</u>
Contractual Services	\$270,000.00
Total Amount Levied	\$270,000.00

SECTION 3: This tax is levied pursuant to the Constitution of the state of Illinois and pursuant to Chapter 120, Illinois Revised Statutes, Sec. 1301 et. seq. and pursuant to "ORDINANCE NO. 1993-M-63, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 1B (DOWNTOWN REVITALIZATION)."

SECTION 4: That there is hereby certified to the County Clerk of Kane County, Illinois the sum aforesaid, constituting said total amount and the said total amount of \$270,000.00 which said total amount the said City of St. Charles Special Service Area Number 1B requires to be raised by taxation for the year 2014 of said City; and the City Clerk of the City of St. Charles is hereby directed to file a duly certified copy of this ordinance with the county clerk.

SECTION 5: This ordinance shall be in full force and effect from and after its adoption and approval as provided by law.

PRESENTED to the City Council of the City of St. Charles, Illinois, this ____st day of
December, 2014.

PASSED by the City Council of the City of St. Charles, Illinois, this ____st day of
December, 2014.

APPROVED by the Mayor of the City of St. Charles, Illinois, this ____st day of
December, 2014.

Raymond P. Rogina, Mayor

ATTEST:

CITY CLERK

COUNCIL VOTE:

Ayes:

Nays:

Absent:

APPROVED AS TO FORM:

City Attorney

DATE: _____

City of St. Charles, Illinois
Ordinance No. _____

**An Ordinance for the Levy and Assessment of
Taxes for the Year 2014 in and for the City
of St. Charles Special Service Area Number 5**

WHEREAS, the City of St. Charles Special Service Area Number 5 (Central Manufacturing District) has been created by an ordinance entitled:

"ORDINANCE NO. 2007-M-79
AN ORDINANCE ESTABLISHING CITY OF
ST. CHARLES, KANE AND DUPAGE COUNTIES,
ILLINOIS SPECIAL SERVICE AREA NO. 5"
(CENTRAL MANUFACTURING DISTRICT)

and effective upon passage, approval, and publication, no petition having been filed opposing the creation of the Special Service Area, pursuant to Section 9 of Public Act 78-901 ("Ordinance No. 2007-M-79"); and

WHEREAS, said Special Service Area Number 5 consists of territory described in the ordinance aforesaid; and

WHEREAS, the City of St. Charles is now authorized to levy taxes for special services in said Special Service Area.

NOW THEREFORE BE IT ORDAINED, by the City Council of St. Charles, Kane and DuPage Counties, Illinois as follows:

SECTION 1: That the total amount budgeted for all purposes to be collected from the tax of the year 2014 in Special Service Area Number 5 is ascertained to be the sum of \$10,522.00.

SECTION 2: That the following sums be, and the same are hereby levied upon the taxable property within the limits described in "ORDINANCE 2007-M-79, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 5," said tax to be levied for the year 2014 for the following specific purposes mentioned as special services in said ordinance and budget and in the respective sums to follow to wit:

	<u>AMOUNT BUDGETED</u>
Contractual Services	\$10,522.00
Total Amount Levied	\$10,522.00.

SECTION 3: This tax is levied pursuant to the Constitution of the state of Illinois and pursuant to Chapter 120, Illinois Revised Statutes, Sec. 1301 et. seq. and pursuant to "ORDINANCE NO. 2007-M-79, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 5."

SECTION 4: That there is hereby certified to the County Clerk of Kane County, Illinois the sum aforesaid, constituting said total amount and the said total amount of \$10,522.00 which said total amount the said City of St. Charles Special Service Area Number 5 requires to be raised by taxation for the year 2014 of said City; and the City Clerk of the City of St. Charles is hereby directed to file a duly certified copy of this ordinance with the county clerk.

SECTION 5: This ordinance shall be in full force and effect from and after its adoption and approval as provided by law.

PRESENTED to the City Council of the city of St. Charles, Illinois, this ____st day of December, 2014.

PASSED by the City Council of the city of St. Charles, Illinois, this _____st day of December, 2014.

APPROVED by the Mayor of the city of St. Charles, Illinois, this _____st day of December, 2014.

Raymond P. Rogina, Mayor

ATTEST:

CITY CLERK

COUNCIL VOTE:

Ayes:

Nays:

Absent:

Abstain:

APPROVED AS TO FORM:

City Attorney

DATE:_____

Ordinance No. 2014-M-
Special Service Area 5
Page 4

City of St. Charles, Illinois
Ordinance No. _____

**An Ordinance for the Levy and Assessment of
Taxes for the Year 2014 in and for the City
of St. Charles Special Service Area Number 6**

WHEREAS, the City of St. Charles Special Service Area Number 6 has been created by an ordinance entitled:

"ORDINANCE NO. 1988-M-55
AN ORDINANCE ESTABLISHING CITY OF
ST. CHARLES, KANE AND DUPAGE COUNTIES,
ILLINOIS SPECIAL SERVICE AREA NO. 6"
(CAMBRIDGE EAST)

adopted August 15, 1988, and effective upon passage, approval, and publication, no petition having been filed opposing the creation of the Special Service Area, pursuant to Section 9 of Public Act 78-901 ("Ordinance No. 1988-M-55"); and

WHEREAS, said Special Service Area Number 6 consists of territory described in the ordinance aforesaid; and

WHEREAS, the City of St. Charles is now authorized to levy taxes for special services in said Special Service Area.

NOW THEREFORE BE IT ORDAINED, by the City Council of St. Charles, Kane and DuPage Counties, Illinois as follows:

SECTION 1: That the total amount budgeted for all purposes to be collected from the tax of the year 2014 in Special Service Area Number 6 is ascertained to be the sum of \$1,716.00.

SECTION 2: That the following sum be, and the same is hereby levied upon the taxable property within the limits described in "ORDINANCE 1988-M-55, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 6 (CAMBRIDGE EAST)," said tax to be levied for the year 2014 for the following specific purposes mentioned as special services in said ordinance and budget and in the respective sum to follow to wit:

	<u>AMOUNT BUDGETED</u>
Contractual Services	\$1,716.00
Total Amount Levied	\$1,716.00.

SECTION 3: This tax is levied pursuant to the Constitution of the state of Illinois and pursuant to Chapter 120, Illinois Revised Statutes, Sec. 1301 et. seq. and pursuant to "ORDINANCE NO. 1988-M-55, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 6 (CAMBRIDGE EAST)."

SECTION 4: That there is hereby certified to the County Clerk of Kane County, Illinois the sum aforesaid, constituting said total amount and the said total amount of \$1,716.00 which said total amount the said City of St. Charles Special Service Area Number 6 requires to be raised by taxation for the year 2014 of said City; and the City Clerk of the City of St. Charles is hereby directed to file a duly certified copy of this ordinance with the county clerk.

SECTION 5: This ordinance shall be in full force and effect from and after its adoption and approval as provided by law.

PRESENTED to the City Council of the city of St. Charles, Illinois, this ____st day of December, 2014.

PASSED by the City Council of the city of St. Charles, Illinois, this _____st day of December, 2014.

APPROVED by the Mayor of the city of St. Charles, Illinois, this _____st day of December, 2014.

Raymond P. Rogina, Mayor

ATTEST:

CITY CLERK

COUNCIL VOTE:

Ayes:

Nays:

Absent:

Abstain:

APPROVED AS TO FORM:

City Attorney

DATE:_____

Ordinance No. 2014-M-
Special Service Area 6
Page 4

City of St. Charles, Illinois
Ordinance No. _____

**An Ordinance for the Levy and Assessment of
Taxes for the Year 2014 in and for the City
of St. Charles Special Service Area Number 7**

WHEREAS, the City of St. Charles Special Service Area Number 7 has been created by an ordinance entitled:

"ORDINANCE NO. 1990-M-1
AN ORDINANCE ESTABLISHING CITY OF
ST. CHARLES, KANE AND DUPAGE COUNTIES,
ILLINOIS SPECIAL SERVICE AREA NO. 7"
(CENTRAL MANUFACTURING DISTRICT)

adopted January 2, 1990, and effective upon passage, approval, and publication, no petition having been filed opposing the creation of the Special Service Area, pursuant to Section 9 of Public Act 78-901 ("Ordinance No. 1990-M-1"); and

WHEREAS, said Ordinance 1990-M-1 was amended by ordinance entitled:

"ORDINANCE NO. 1990-M-20 AN ORDINANCE PROPOSING
PUBLICATION IN PAMPHLET FORM SPECIAL SERVICE AREA 7,
CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS."

WHEREAS, said Special Service Area Number 7 consists of territory described in the ordinance aforesaid; and

WHEREAS, the City of St. Charles is now authorized to levy taxes for special services in said Special Service Area.

NOW THEREFORE BE IT ORDAINED, by the City Council of St. Charles, Kane and DuPage Counties, Illinois as follows:

SECTION 1: That the total amount budgeted for all purposes to be collected from the tax of the year 2014 in Special Service Area Number 7 is ascertained to be the sum of \$4,535.00.

SECTION 2: That the following sums be, and the same are hereby levied upon the taxable property within the limits described in "ORDINANCE 1990-M-1, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 7," as amended by "ORDINANCE NO. 1990-M-20, AN ORDINANCE PROPOSING THE PUBLICATION IN PAMPHLET FORM SPECIAL SERVICE AREA NO. 7 IN THE CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS, said tax to be levied for the year 2014 for the following specific purposes mentioned as special services in said ordinance and budget and in the respective sums to follow to wit:

	<u>AMOUNT BUDGETED</u>
Contractual Services	\$4,535.00
Total Amount Levied	\$4,535.00.

SECTION 3: This tax is levied pursuant to the Constitution of the state of Illinois and pursuant to Chapter 120, Illinois Revised Statutes, Sec. 1301 et. seq. and pursuant to "ORDINANCE NO. 1990-M-1, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 7," as amended by "ORDINANCE NO. 1990-M-20, AN ORDINANCE PROPOSING PUBLICATOIN

IN PAMPHLET FORM SPECIAL SERVICE AREA NO. 7 IN THE CITY OF ST. CHARLES,
KANE AND DUPAGE COUNTIES, ILLINOIS.

SECTION 4: That there is hereby certified to the County Clerk of Kane County, Illinois the sum aforesaid, constituting said total amount and the said total amount of \$4,535.00 which said total amount the said City of St. Charles Special Service Area Number 7 requires to be raised by taxation for the year 2014 of said City; and the City Clerk of the City of St. Charles is hereby directed to file a duly certified copy of this ordinance with the county clerk.

SECTION 5: This ordinance shall be in full force and effect from and after its adoption and approval as provided by law.

PRESENTED to the City Council of the city of St. Charles, Illinois, this ____st day of December, 2014.

PASSED by the City Council of the city of St. Charles, Illinois, this _____st day of December, 2014.

APPROVED by the Mayor of the city of St. Charles, Illinois, this _____st day of December, 2014.

Raymond P. Rogina, Mayor

ATTEST:

CITY CLERK

COUNCIL VOTE:

Ayes:

Nays:

Absent:

Abstain:

APPROVED AS TO FORM:

City Attorney

DATE: _____

City of St. Charles, Illinois
Ordinance No. _____

**An Ordinance for the Levy and Assessment of
Taxes for the Year 2014 in and for the City
of St. Charles Special Service Area Number 10**

WHEREAS, the City of St. Charles Special Service Area Number 10 has been created
by an ordinance entitled:

"ORDINANCE NO. 1990-M-4
AN ORDINANCE ESTABLISHING CITY OF
ST. CHARLES, KANE AND DUPAGE COUNTIES,
ILLINOIS SPECIAL SERVICE AREA NO. 10"
(ROYAL FOX I)

adopted January 2, 1990, and effective upon passage, approval, and publication, no petition
having been filed opposing the creation of the Special Service Area, pursuant to Section 9 of
Public Act 78-901 ("Ordinance No. 1990-M-4"); and

WHEREAS, said Ordinance 1990-M-4 was amended by ordinance entitled:

"ORDINANCE NO. 1990-M-4 AN ORDINANCE PROPOSING
PUBLICATION IN PAMPHLET FORM SPECIAL SERVICE AREA 10,
CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS."

WHEREAS, said Special Service Area Number 10 consists of territory described in the
ordinance aforesaid; and

WHEREAS, the City of St. Charles is now authorized to levy taxes for special services
in said Special Service Area.

NOW THEREFORE BE IT ORDAINED, by the City Council of St. Charles, Kane and
DuPage Counties, Illinois as follows:

SECTION 1: That the total amount budgeted for all purposes to be collected from the tax of the year 2014 in Special Service Area Number 10 is ascertained to be the sum of \$14,600.00.

SECTION 2: That the following sums be, and the same are hereby levied upon the taxable property within the limits described in "ORDINANCE 1990-M-4, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 10," said tax to be levied for the year 2014 for the following specific purposes mentioned as special services in said ordinance and budget and in the respective sum to follow to wit:

	<u>AMOUNT BUDGETED</u>
Contractual Services	\$14,600.00
Total Amount Levied	\$14,600.00.

SECTION 3: This tax is levied pursuant to the Constitution of the state of Illinois and pursuant to Chapter 120, Illinois Revised Statutes, Sec. 1301 et. seq. and pursuant to "ORDINANCE NO. 1990-M-4, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 10."

SECTION 4: That there is hereby certified to the County Clerk of Kane County, Illinois the sum aforesaid, constituting said total amount and the said total amount of \$14,600.00 which said total amount the said City of St. Charles Special Service Area Number 10 requires to be

raised by taxation for the year 2014 of said City; and the City Clerk of the City of St. Charles is hereby directed to file a duly certified copy of this ordinance with the county clerk.

SECTION 5: This ordinance shall be in full force and effect from and after its adoption and approval as provided by law.

PRESENTED to the City Council of the city of St. Charles, Illinois, this ____st day of December, 2014.

PASSED by the City Council of the city of St. Charles, Illinois, this _____st day of December, 2014.

APPROVED by the Mayor of the city of St. Charles, Illinois, this _____st day of December, 2014.

Raymond P. Rogina, Mayor

ATTEST:

CITY CLERK

COUNCIL VOTE:

Ayes:

Nays:

Absent:

Abstain:

Ordinance No. 2014-M-
Special Service Area 10
Page 4

APPROVED AS TO FORM:

City Attorney

DATE:_____

City of St. Charles, Illinois
Ordinance No. _____

**An Ordinance for the Levy and Assessment of
Taxes for the Year 2014 in and for the City
of St. Charles Special Service Area Number 13**

WHEREAS, the City of St. Charles Special Service Area Number 13 has been created
by an ordinance entitled:

"ORDINANCE NO. 1990-M-7
AN ORDINANCE ESTABLISHING CITY OF
ST. CHARLES, KANE AND DUPAGE COUNTIES,
ILLINOIS SPECIAL SERVICE AREA NO. 13"
(RED GATE)

adopted January 2, 1990, and effective upon passage, approval, and publication, no petition
having been filed opposing the creation of the Special Service Area, pursuant to Section 9 of
Public Act 78-901 ("Ordinance No. 1990-M-7"); and

WHEREAS, said Special Service Area Number 13 consists of territory described in the
ordinance aforesaid; and

WHEREAS, the City of St. Charles is now authorized to levy taxes for special services
in said Special Service Area.

NOW THEREFORE BE IT ORDAINED, by the City Council of St. Charles, Kane and
DuPage Counties, Illinois as follows:

SECTION 1: That the total amount budgeted for all purposes to be collected from the
tax of the year 2014 in Special Service Area Number 13 is ascertained to be the sum of
\$21,137.00.

SECTION 2: That the following sums be, and the same are hereby levied upon the taxable property within the limits described in "ORDINANCE 1990-M-7, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 13 (RED GATE)," said tax to be levied for the year 2014 for the following specific purposes mentioned as special services in said ordinance and budget and in the respective sum to follow to wit:

	<u>AMOUNT BUDGETED</u>
Contractual Services	\$21,137.00
Total Amount Levied	\$21,137.00.

SECTION 3: This tax is levied pursuant to the Constitution of the state of Illinois and pursuant to Chapter 120, Illinois Revised Statutes, Sec. 1301 et. seq. and pursuant to "ORDINANCE NO. 1990-M-7, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 13 (RED GATE)."

SECTION 4: That there is hereby certified to the County Clerk of Kane County, Illinois the sum aforesaid, constituting said total amount and the said total amount of \$21,137.00 which said total amount the said City of St. Charles Special Service Area Number 13 requires to be raised by taxation for the year 2014 of said City; and the City Clerk of the City of St. Charles is hereby directed to file a duly certified copy of this ordinance with the county clerk.

SECTION 5: This ordinance shall be in full force and effect from and after its adoption and approval as provided by law.

PRESENTED to the City Council of the city of St. Charles, Illinois, this ____st day of December, 2014.

PASSED by the City Council of the city of St. Charles, Illinois, this _____st day of December, 2014.

APPROVED by the Mayor of the city of St. Charles, Illinois, this _____st day of December, 2014.

Raymond P. Rogina, Mayor

ATTEST:

CITY CLERK

COUNCIL VOTE:

Ayes:

Nays:

Absent:

Abstain:

APPROVED AS TO FORM:

City Attorney

DATE:_____

City of St. Charles, Illinois
Ordinance No. _____

**An Ordinance for the Levy and Assessment of
Taxes for the Year 2014 in and for the City
of St. Charles Special Service Area Number 57**

WHEREAS, the City of St. Charles Special Service Area Number 57 has been created
by an ordinance entitled:

"ORDINANCE NO. 2006-M-14
AN ORDINANCE ESTABLISHING CITY OF
ST. CHARLES, KANE AND DUPAGE COUNTIES,
ILLINOIS SPECIAL SERVICE AREA NO. 57"
(LEGACY BUSINESS CENTER)

adopted February 21, 2006, and effective upon passage, approval, and publication, no petition
having been filed opposing the creation of the Special Service Area, pursuant to Section 9 of
Public Act 78-901 ("Ordinance No. 2006-M-14"); and

WHEREAS, said Special Service Area Number 57 consists of territory described in the
ordinance aforesaid; and

WHEREAS, the City of St. Charles is now authorized to levy taxes for special services
in said Special Service Area.

NOW THEREFORE BE IT ORDAINED, by the City Council of St. Charles, Kane and
DuPage Counties, Illinois as follows:

SECTION 1: That the total amount budgeted for all purposes to be collected from the
tax of the year 2014 in Special Service Area Number 57 is ascertained to be the sum of
\$32,064.00.

SECTION 2: That the following sum be, and the same is hereby levied upon the taxable property within the limits described in "ORDINANCE 2006-M-14, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 57 (LEGACY BUSINESS CENTER)," said tax to be levied for the year 2014 for the following specific purposes mentioned as special services in said ordinance and budget and in the respective sum to follow to wit:

	<u>AMOUNT BUDGETED</u>
Contractual Services	\$32,064.00
Total Amount Levied	\$32,064.00.

SECTION 3: This tax is levied pursuant to the Constitution of the state of Illinois and pursuant to Chapter 120, Illinois Revised Statutes, Sec. 1301 et. seq. and pursuant to "ORDINANCE NO. 2006-M-14, AN ORDINANCE ESTABLISHING CITY OF ST. CHARLES, KANE AND DUPAGE COUNTIES, ILLINOIS SPECIAL SERVICE AREA NUMBER 57 (LEGACY BUSINESS CENTER)."

SECTION 4: That there is hereby certified to the County Clerk of Kane County, Illinois the sum aforesaid, constituting said total amount and the said total amount of \$32,064.00 which said total amount the said City of St. Charles Special Service Area Number 57 requires to be raised by taxation for the year 2014 of said City; and the City Clerk of the City of St. Charles is hereby directed to file a duly certified copy of this ordinance with the county clerk.

SECTION 5: This ordinance shall be in full force and effect from and after its adoption and approval as provided by law.

PRESENTED to the City Council of the city of St. Charles, Illinois, this ____st day of December, 2014.

PASSED by the City Council of the city of St. Charles, Illinois, this _____st day of December, 2014.

APPROVED by the Mayor of the city of St. Charles, Illinois, this _____st day of December, 2014.

Raymond P. Rogina, Mayor

ATTEST:

CITY CLERK

COUNCIL VOTE:

Ayes:

Nays:

Absent:

Abstain:

APPROVED AS TO FORM:

City Attorney

DATE:_____

Ordinance No. 2014-M-
Special Service Area 57
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11/17/14

**MINUTES
CITY OF ST. CHARLES, IL
GOVERNMENT OPERATIONS COMMITTEE
MONDAY, NOVEMBER 17, 2014**

1. Opening of Meeting

The meeting was convened by Chairman Turner at 7:19 p.m.

2. Roll Call

Members Present: Chair. Turner, Ald. Stellato, Silkaitis, Payleitner, Lemke, Bancroft, Martin, Krieger, Bessner, and Lewis

Absent:

3. Omnibus Vote - None

Budget Revisions – October 2014.

Motion by Ald. Stellato, second by Silkaitis to approve the omnibus items as presented.

Voice Vote: Unanimous; Nays: None. Chrmn. Turner did not vote as Chairman. **Motion carried.**

4. Downtown St. Charles Partnership

a. Presentation for discussion and feedback regarding Adirondack Chair Promotion “Chair-ity Event”.

Rita Tungare introduced Lynne Scwhartz to present this item regarding the Adirondack Chair Promotion “Chair-ity Event to get feedback from this committee on going forward with this plan.

Lynne Schwartz, Downtown St. Charles Partnership (DSCP), 2 E Main Street, St. Charles: The Downtown St. Charles Partnership would like to organize a promotion for the summer of 2015. The “Chair-ity Event” is a downtown, St. Charles, outdoor, public art exhibition sponsored by DSCP. Businesses, community groups, and individuals can use their imagination to decorate Adirondack chairs which will be placed throughout downtown St. Charles from Memorial Day weekend through Labor Day. The purpose of this event is provide incentive for people to come downtown, explore and enjoy all areas of the central business district, lengthen time spent downtown by visitors, and provide further opportunities for positive economic impact to the downtown businesses. Participants who buy these chairs to decorate have the option to donate them on an online auction concluding Labor Day weekend or keep them for themselves. The donation process for the auctioned chairs will have signage and an assigned auction number where people can go to the website and bid on a chair. Auction proceeds will be used to benefit downtown St. Charles and we are currently exploring options to ensure we make the most impact with that money. There is an application that needs to be submitted to DSCP by April 15, 2015 and the deadline for the finished product is May 1, 2015. Participants will be assigned a location and be responsible for delivering to said location by May 22, 2015. You can use your own Adirondack chair or purchase one. St. Charles Ace Hardware has chairs available at a

discounted price of \$39.99 for this event. For further questions you can email the Marketing & Development Coordinator at jsawicki@downtownstcharles.org. We will return after the New Year with the next steps of the proposed event.

5. Information Systems Department

- a. Recommendation to accept and approve the proposal submitted by MCCI, approve the contract with MCCI, and authorize the City Administrator to execute the same.**

Mike Drake: This proposal addresses the replacement of the City's enterprise document management system, along with the addition of substantial new requested functionality. Our current document management software currently in use by the City was purchased in 2001. The system functions as an electronic archive of City historical documents such as agendas, contracts, agreements, easements, minutes ordinances, plans, project documents and standards and policies. Since its implementation, city requirements and technological expectations have changed significantly. The City has implemented several new key enterprise applications each of which would benefit significantly by being integrated with the City's working documents which have limited life span. These include things such as invoices, employee assessments, etc.

We are rolling out a distributed capture application which means that documents that are imported into the system are imported when they're actually collected and being capture, such as, invoice and purchase documents will be imported by the A/P Department and HR will start collecting their documents and importing them instead of sending them over to IS. This will also allow field workers from Public Works to fill in inspection forms or take pictures and have those come back into the system; so bottom line is one can capture documents from wherever they are being created from.

We also will be providing application integration that has two points: 1) will reduce the need for city employees to jump between systems or look through paper files to find the supporting documentation they need, and 2) the biggest driver in what we are doing are the people's request to have a more simple user interface to find documents easier without having to search through file folders, etc. Staff will be able to go into applications that they use on a daily basis, pull up a record, click a button, and pull up all supporting documentation. These items will increase our efficiency of the way we do our jobs and will address the expanding expectations of city staff.

We have gone through an RFP process, interviews, demonstration of different packages available, and a team of city staff chose an implementation partner MCCI who is the number one LaserFiche Value Added Reseller (VAR) in the United States; they have over 400 government entities that utilize their services to implement LaserFiche Rio which is the new document management system that is being recommended here tonight. We have 12-month plan to implement this software which includes setup of the software/hardware, converting 40,000 documents/500,000 pages and all associated indexes into the new system, training for IS staff and rest of city staff to utilize this software, and the final step is to configure and build out and roll out the systems integration piece.

Ald. Lemke: When you say LaserFiche, if there is a document that has color in it, will that be contained as well?

Mike: Yes and we'll be able to capture receipt size drawings up to 36x48 plan drawings.

Motion by Ald. Lemke, second by Bancroft to recommend to accept and approve the proposal submitted by MCCI, approve the contract with MCCI, and authorize the City Administrator to execute the same.

Roll Call: Ayes: Martin, Krieger, Bessner, Lewis, Stellato, Silkaitis, Payleitner, Lemke, Bancroft; Nays: None; Chrmn. Turner did not vote as Chairman. **Motion Carried.**

6. Police Department

a. Recommendation for approval of expenditure for New World Records Management System Software Updates/Upgrades.

Chief Keegan: This is a recommendation to approve expenditures for the New World Records Management System software updates/upgrades. Our records management system has been in place since 2000 and is shared amongst the municipalities of Geneva, Batavia, Elburn, and Sugar Grove. I took an intergovernmental agreement before the Council in August that specified some improvements and specifications in moving forward. The current system and software provisions that are in place are no longer compatible with our current servers, database software, and associated GIS database. We currently share the records management systems costs with the aforementioned municipalities and our share is 33% of the cost. Additionally a secondary component to our system that is called a mobile field reporting system and is shared only with Batavia and this is at 66%. That system allows our officers in the field to complete police reports and automated reports. This is a budget item and the Police Department respectfully requests and recommends approval of the expenditures in the amount \$44K.

Motion by Ald. Stellato, second by Silkaitis to recommend for approval of expenditure for New World Records Management System Software Updates/Upgrades.

Voice Vote: Unanimous; Nays: None. Chrmn. Turner did not vote as Chairman. **Motion carried.**

7. Fire Department

a. Recommendation for approval of the Houston Galveston Area Purchasing Cooperative Agreement (HGAC Buy) and authorization of City Administrator to sign the same.

Chief Schelstreet: This is a proposal to join an organization called HGAC Buy. This stands for Houston Galveston Area Purchasing Cooperative. This is a government to government cooperative purchasing plan similar to the Northwest Municipal Conference. The reason for this coming forward is that our Fire Department has approval to replace one of our fire engines which is a major piece of apparatus and will come with considerable expense. In an effort to gain the most favorable terms and conditions for the City we've done considerable research as to the best

method of purchasing this piece of apparatus. In doing so, Wheaton and Geneva have both utilize HGAC Buy to purchase fire apparatus and found it to be a very smooth process. The only costs for being a part of this cooperative would come at the time of purchase. If we do utilize HGAC Buy there would be an administrative fee that is assessed as part of the total purchase price for the apparatus. We would pay the money to the vendor and they would take care of the rest. It's a very seamless process.

Ald. Stellato: Is the estimated cost really zero?

Chief Schelstreet: To become a member the estimated cost is zero. The only cost is if we do purchase a fire apparatus. For example, when Geneva purchased their last engine company similar to ours, they paid a \$2,000 administrative fee. That would be based on the type of vehicle you purchase and the cost for purchasing it.

Ald. Turner: In the past when we've purchased our last few fire engines, do you think we spent over \$2,000 in staff on that?

Chief Schelstreet: Yes, one of the main benefits of this is that this is not a take it or leave type organization. There are multiple vendors that are available and we have the ability to customize. For example, we recently purchased a brush pumper but made it small enough that it could access the parking garage. That was a customization that was specific to our needs in St. Charles. We would have the same ability to customized through HGAC Buy.

Motion by Ald. Stellato, second by Bessner to recommend for approval of the Houston Galveston Area Purchasing Cooperative Agreement (HGAC Buy) and authorization of City Administrator to sign the same.

Voice Vote: Unanimous; Nays: None. Chrmn. Turner did not vote as Chairman. **Motion carried.**

5. Executive Session - None

- Personnel
- Pending Litigation
- Probable or Imminent Litigation
- Property Acquisition
- Collective Bargaining
- Review of Minutes of Executive Sessions

6. Additional Items

None.

7. Adjournment

Motion by Ald. Stellato, second by Silkaitis to adjourn meeting at 7:37 p.m.

Government Operations Committee

November 17, 2014

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Voice Vote: Unanimous; Nays: None. Chrmn. Turner did not vote as Chairman. **Motion carried.**

**MINUTES
CITY OF ST. CHARLES, IL
PLANNING AND DEVELOPMENT COMMITTEE
MONDAY, NOVEMBER 10, 2014 7:00 P.M.**

Members Present: Silkaitis, Payleitner, Turner, Stellato, Bancroft, Martin, Krieger, Bessner, Lewis, Lemke (7:35PM)

Members Absent: None

Others Present: Mayor Raymond Rogina; Mark Koenen, City Administrator; Rita Tungare, Director of Community & Economic Development; Russell Colby, Planning Division Manager; Chris Tiedt, Development Engineering Division Manager; Bob Vann, Building & Code Enforcement Division Manager; Matthew O'Rourke, Economic Development Division Manager; Ellen Johnson, Planner; Fire Chief Schelstreet; Cmdr. Mahan, Police Dept.

1. CALL TO ORDER

The meeting was convened by Chairman Stellato at 7:00 P.M.

2. ROLL CALLED

Roll was called:

Present: Silkaitis, Payleitner, Turner, Stellato, Bancroft, Martin, Krieger, Bessner, Lewis

Absent: Lemke (Arrived 7:35PM)

3. COMMUNITY & ECONOMIC DEVELOPMENT

Chairman Stellato recused himself for the first item on the agenda, Vice Chair Bessner took over.

- a. Recommendation to approve the First Amendment to an Intergovernmental Agreement for Road Construction by and between the City of St. Charles and the City of Geneva (Bricher Road).

Mr. Tiedt said the City of St. Charles and the City of Geneva have both been party to an Intergovernmental Agreement that identifies obligations, required improvements and allowable access points along Bricher Rd, which is a common border between the two cities. Several months ago, Staff was approach by Geneva about amending the IGA to change the access location for the Fisher Farms Commercial area B, which is now known as Lincoln Square (parcel behind Geneva Commons to the west). He said there are 2 major proposed amendments: Lincoln Square access is amended to 1-location that's generally located in the center of the parcel, previously it was two locations; and Bricher Commons (directly west of Meijer and Lowes) access is being amended for two full access locations into Bricher Commons, but the access cannot be within 270 ft. east of the center line of Fisher Dr. He noted that the previous IGA that is being amended only allowed 1-access into Bricher Commons located a little under 2,000 ft. west of Randall Rd. He said Geneva was also considering the amendment that same evening and that staff recommends approval.

Aldr. Lewis asked if the new curb cuts would be staggered so there would be a lot of different possibilities for stoplights and stop signs. Mr. Tiedt said correct, but not knowing exactly what will transpire on the Bricher Commons parcel, when a development comes in, the plans would be

reviewed and looked at as far as access locations to the south, site distances as well as performing a traffic study, which would help identify any deficiencies. He said all the amendment states is that somewhere between right behind Lowes and 270 ft. east of Fisher Farm Dr., two access points would be allowed. Aldr. Lewis asked if any language could be added to the agreement because she feels it would be better to have two curb cuts line up and then another one; to have an intersection versus a bunch of curb cuts. Mr. Tiedt said it could be evaluated, but with any development good traffic planning would be promoted. He noted that the amendment allows for two access points but does not mean that both would have to be used. Ms. Tungare said it would be premature to start defining where those access points should go and once there is a traffic impact study that would give the city some flexibility to make good choices. Aldr. Lewis said she understands, but she thinks it's in the best interest to move forward with thinking there would not be bunch of curb cuts all over the place and if there is a way to put some input into that is all she is looking for. Mr. Tiedt said it could certainly be looked into but the amendment does state that a traffic study must be done and Geneva and St. Charles have to agree on the study, which ultimately means the access point locations would also have to be agreed upon. He said the language is in the agreement already but maybe not as direct as Aldr. Lewis is thinking.

Aldr. Turner asked if an intersection were wanted in the future, could the city ask Geneva to amend the IGA. Mr. Tiedt said certainly, but by allowing the two access locations, that would probably not be needed; but yes the city could go back to Geneva if something needs to be changed. Aldr. Turner said he is fine with the way it is but because of not knowing what will be there in the future, he just wanted to be sure the possibility for change is there.

Aldr. Krieger made a motion to approve the First Amendment to an Intergovernmental Agreement for Road Construction by and between the City of St. Charles and the City of Geneva (Bricher Road). Seconded by Aldr. Silkaitis. No additional discussion. Approved unanimously by voice vote. Motion carried. 8-0

Chairman Stellato rejoined the Committee at 7:05PM.

- b. "Homes for a Changing Region Study for Batavia, Geneva, North Aurora, and St. Charles" Report.

Ms. Tungare said in 2012 the City partnered with Batavia, Geneva and North Aurora on a multijurisdictional housing initiative which was funded by CMAP through the Technical Assistance Program at no cost to any of the municipalities. She said the Housing Study was designed to provide the city with direction for future housing needs. The study was completed and presented to the Committee in September 2014, where it was determined that the Committee needed more time review and the report is now being brought back before Committee tonight to take action if they desire. She said at this point Committee has a couple of choices: If they would like to adopt the Housing Policy as an official policy they may do so, and if they wish to not take any action at all, that is fine too. She said if a formal action is made it gives the document teeth in terms of being able to apply the policies to any future development projects as they come forward.

Aldr. Turner said he knows this is a policy document, but it states it is a guide and he therefore asked that if the city wanted to deviate from it they could. Ms. Tungare said absolutely.

Aldr. Turner made a motion to adopt the Homes for a Changing Region Study as a policy document. Seconded by Aldr. Bessner. No additional discussion. Approved unanimously by voice vote. Motion carried. 8-0

- c. Recommendation to approve proposed Intergovernmental Agreements with the City of West Chicago regarding Jurisdictional Boundary Lines and Jurisdiction of Kautz Road, and to approve an Easement from the DuPage Airport Authority for Kautz Road.

Mr. Colby said in 2013 Committee reviewed and recommended approval of an amended boundary line agreement and Kautz Rd. maintenance agreement with West Chicago, and Council action on the agreement was delayed pending the resolution of an easement issue with the DuPage airport authority regarding Kautz Rd. He said the easement issue has recently been resolved; therefore staff is bringing forth those same agreements as well as the Kautz Rd. easement for recommendation. He said staff has provided the required public notice for the boundary agreement to be considered by the City Council on November 17, 2014.

Aldr. Bessner made a motion to approve proposed Intergovernmental Agreements with the City of West Chicago regarding Jurisdictional Boundary Lines and Jurisdiction of Kautz Road, and to approve an Easement from the DuPage Airport Authority for Kautz Road. Seconded by Aldr Silkaitis. No additional discussion. Approved unanimously by voice vote. Motion carried. 8-0

- d. Recommendation to approve a Historic Sign designation for Kevin's Auto Service, 201 S. 2nd St.

Mr. Colby said the Historic Preservation Commission reviewed the application against the criteria in the Ordinance for historic sign designation and has recommended approval. Aldr. Krieger commented that she sees they have been working on the building and it looks very nice.

Aldr. Krieger made a motion to approve a Historic Sign designation for Kevin's Auto Service, 201 S. 2nd St. Seconded by Aldr. Martin. No additional discussion. Approved unanimously by voice vote. Motion carried. 8-0

- e. Recommendation to approve a Historic Sign designation for 221 S. 2nd St., Old Style Sign for Second Street Tavern.

Mr. Colby said the Historic Preservation Commission reviewed the application against the criteria in the Ordinance for historic sign designation and has recommended approval.

Aldr. Lewis said she has safety concerns for the sign due to it being supported by a cable that runs to the building. She said she saw the sign on a windy day and the sign was swinging. Mr. Vann said the cable is an electric line that serves the sign, and the sign has been straightened out, but the problem with the sign is it's close to parking, so there may be some bumping of cars, which the property owner and the business owner are aware of, and they should be taking some kind of precaution for that. He said if the sign were ever knocked down or removed, the Historic aspect just goes away; but as far as the swinging of the sign, those are designed for that. Aldr. Lewis said the report was fun to read but she wonders if it's a bit of a stretch having an Old Style sign designated as Historic and she wondered if it was always just a beer sign.

Craig Bobowiec-508 Cedar St.-said he has owned the property since 1985 and it's been an Old Style sign as long as he has known, and in talking to Joan Arteberry who is the last surviving member of the family, she thinks that's the only sign that was ever there, and that by law, when it is a beer sign, it is against the law to have any name tied to it. He said the cable is the electric line that feeds the electricity overhead; there used to be an underground cable that ran under the parking lot, and in looking at the base of the pole there is an old conduit line that was cut so that is actually not holding the pipe up, but just feeding the electricity. Aldr. Lewis said she doesn't doubt there has always been a sign there, but she is struggling with this one. Mr. Bobowiec said it's the height of the sign that is in question and he can leave the post or lower the sign; but the sign panel itself isn't going to get changed regardless of the site.

Mark Hoffman-221S. 2nd St.-said when he bought the bar he considered taking the sign down and putting up a "Mark's 2nd Street Tavern" on it, but as he did research he found that it is a historical sign, not just in St. Charles but throughout the Midwest. He said they stopped producing them years ago so there are very few left and to the person who sees this sign, it is literally a welcome sign letting people know this is a neighbourhood type tavern/bar. He said he has so many people that come up and down Route 31 that stop because of that sign, so there is a historical significance not just about the beer. He said there is more behind this sign than any other beer sign because there is something about Old Style and the Midwest that is warm and he kept that sign due to the significance it has for those who like his kind of bar.

Aldr. Martin said beer signs don't drink and drive so he will not object to this even though it does go a bit against his grain.

Aldr. Turner made a motion to approve a Historic Sign designation for Second Street Tavern, 221 S. 2nd St. Seconded by Aldr. Bancroft.

Roll Call:

Ayes: Krieger, Bessner, Lewis, Silkaitis, Payleitner, Turner, Bancroft, Martin

Nays:

Absent: Lemke

Abstain:

Motion Carried. 8-0.

- f. Recommendation to approve a Facade Improvement Grant Agreement for 111-113 W. Main St. (Ferraro).

Mr. Colby said this grant will assist with repairs to the rear building façade staircase and upper deck that provides access to the Steel Beam Theatre. The Historic Commission recommended approval with the condition that the upper level decking and railings be excluded from the grant because the area could be enclosed at some point in the future, in which case those materials would need to be removed. He said those repairs have been removed from the grant funding request and the grant amount is \$10,500.

Aldr. Bessner made a motion to approve a Facade Improvement Grant Agreement for 111-113 W. Main St. (Ferraro). Seconded by Aldr. Krieger. No additional discussion. Approved unanimously by voice vote. Motion carried. 8-0

- g. Recommendation to approve a Special Use for a Drive-Through Facility and Minor Change to PUD for 600-660 S. Randall Rd. – Randall Shoppes PUD.

Mr. Colby said this past summer the city granted PUD approval to renovate the building and reconstruct the parking lot and construction is underway at the site. The proposal is requesting to add a drive-through north of the building for a Starbucks store. He said Plan Commission held a public hearing and reviewed the request and their recommendation was for approval in a 5-2 vote with stipulations: the Drive Through Facility could only be used by businesses meeting the definition of a Coffee or Tea Room as it is defined in the Zoning Ordinance and also that 8-stacking drive-through spaces must be provided.

Aldr. Krieger said she has a concern with the traffic back up west bound on Prairie St. to turn left onto Randall Rd. and she wonders where those cars will be and how much that will contribute to the traffic. She also said she is concerned with the 8-stacking places because this morning she counted at 2-different Starbucks and one had 14 and the other had 17 cars and she wants to know how that would be handled.

Marvin Keys-6801 Spring Creek Rd.-Rockford-on behalf of the petitioner. Mr. Keys said there was a traffic study done and the traffic does not degrade the intersection's performance. He said Starbucks busy time does not have the same level of negative performance as exists at the peak period for the intersection, which is in the evening at the left turn lane onto Randall off Prairie; the worst period is on a Saturday afternoon and in the evenings. He said the development and the uses on this site do not degrade that intersection beyond what its current performance is. He said the traffic study shows that even using a conservative analysis and determining what cars and what trips are generated from this use, even if it was not built versus it being fully built and occupied, the intersection performs the same. He said the issue with the intersection is not the use or the traffic coming out of that area; it's with traffic generated at Randall Rd. and the time period timed on the traffic lights. He said there was significant conversation regarding this with the Plan Commission and they were comfortable with the findings of the traffic study and also the stacking; for the study they went to 3 other Starbucks in the community that have similar traffic counts along Randall Rd. and calculated at the peak periods for the average as well as the peak traffic stacking in the drive-through. He said the average between the three at the peak period was 6-cars and the highest was 8-cars, which occurred at different times, but at no point in the study did they exceed the 8-car stacking, which is why 8-car stacking is what's being proposed.

Aldr. Turner asked if this would be a right in/right out. Mr. Keys said no, it would remain the same as it is currently. Aldr. Turner said if he had his way that entrance would be shut down and he would have the exit/entrance through the Jewel parking lot because he does not think this should be a right in/right out. Mr. Keys said they do not have cross access into that parking lot; they attempted to get a cross access easement to go through the bank parking lot to the south and enter then into the Jewel lot, but the bank was not interested in pursuing that cross access across the property at all. Aldr. Turner thinks it will be a real problem and he is not in favor.

Aldr. Lewis said there would be lost parking spaces in the stacking and she asked if there would be enough parking for all the employees and tenants, and would they have any ability to park in the Jewel parking lot. Mr. Keys said they do not have any cross parking easements; however the parking for the shopping center is in compliance with the Ordinance and the uses; there is more than enough parking for customers and employees for this use as well as retail uses within the shopping center.

Kim Malay-526 S. 16th St.-thanked the applicant for all the work done on the building and said she is glad to have Starbucks in the neighbourhood, but she drives that intersection every morning and night and if something could be done to make the turn signal longer to get the traffic through, that would definitely help because as of now it only allows for 3-4 cars length. She said the big issue will be those coming off of Randall Rd. heading north to turn right onto Prairie because it is such a short stop to the next turn and when it's icy it gets very dangerous. She asked that those things be taken into consideration and see if there is a way to correct some of that.

Aldr. Bessner made a motion approve a Special Use for a Drive-Through Facility and Minor Change to PUD for 600-660 S. Randall Rd. – Randall Shoppes PUD. Seconded by Aldr. Silkaitis.

Roll Call:

Ayes: Bessner, Lewis, Silkaitis, Payleitner, Bancroft, Martin

Nays: Krieger, Turner

Absent: Lemke

Abstain:

Motion Carried. 6-2.

- h. Recommendation to approve an Acceptance Resolution for Public Watermain and Appurtenances installed as part of the McDonald's Reconstruction project located at 1915 W. Main Street.

Mr. Tiedt said when the west side McDonalds was reconstructed this year a public watermain that was had to be relocated to the west side and as part of that City Council has to accept that public improvement.

Aldr. Silkaitis made a motion to approve an Acceptance Resolution for Public Watermain and Appurtenances installed as part of the McDonald's Reconstruction project located at 1915 W. Main Street.). Seconded by Aldr. Turner. No additional discussion. Approved unanimously by voice vote. Motion carried. 8-0

- i. Recommendation to approve the Final Plat of Subdivision for The Quad St. Charles – Unit 2 (Charlestowne Mall PUD).

Mr. Colby said this is the final plat to create lots for the freestanding outlot buildings that are planned between the mall ring road and Main St. He said there are not any proposed developments for the lots at this time and plans would be presented for approval as each lot is proposed for development. He said staff has reviewed the final plat for conformance with the approved PUD preliminary site plan and recommends approval subject to resolution of staff comments prior to City Council action.

Aldr. Bessner made a motion to approve the Final Plat of Subdivision for The Quad St. Charles – Unit 2 (Charlestowne Mall PUD). Seconded by Aldr. Turner No additional discussion. Approved unanimously by voice vote. Motion carried. 9-0

- j. Recommendation to approve a Corridor Improvement Grant for 1317 E. Main Street (Fydoland).

Mr. O'Rourke said the owner-Robin Massey has applied for the grant to install new landscaping features along the front of building and also around the new sign. He said the Corridor Improvement Commission reviewed the design at both their October and November meetings due to having some questions with the plant species being proposed; but at the November meeting those issues were worked out and they recommend approval of the grant having a maximum award of \$1,650. Mr. O'Rourke noted that the ribbon cutting would be that Friday, November 14, 2014.

Aldr. Bancroft made a motion to approve a Corridor Improvement Grant for 1317 E. Main Street (Fydoland). Seconded by Aldr. Turner No additional discussion. Approved unanimously by voice vote. Motion carried. 9-0

- k. Recommendation to direct staff to file a Landmark Nomination for Camp Kane and the Jones Law Office.

Mr. Colby said the Historic Preservation Commission recommended the nomination of the Camp Kane site including the relocated Jones Law Office building as a Historic landmark site. He said since the property is city owned staff is seeking Committee's recommendation prior to filing an official landmark nomination form and initiating the review process and that there were Historic Commission member present for any questions.

Aldr. Turner said at one point during the stainability initiative the park was for sale and wondered if that is still true. Mr. Koenen said that was 3 or 4 years and it is no longer for sale.

Aldr. Payleitner asked for a summary as to what the advantages would be for the city as the owners to have this designation for the entire property. Mr. Colby explained that when a property is designated as a landmark any changes to the site requiring a building permit (anything constructed above ground; buildings, lighting, permanent signs) would require a review by the Historic Preservation Commission for them to then issue a Certificate of Appropriateness. He said it adds an additional layer of protection and review as to what happens at the property and it also enable the site to qualify for certain grant funding through the state of Illinois Historic Preservation Agency which provides money to certified local governments for Historic Preservation. He noted that he is not aware of the details, but it could also potentially help with other private grants.

Aldr. Payleitner said the Public Works plant property abuts up to this property and asked what would happen if some of the property were needed to expand the plant. Aldr. Krieger commented that the 4th ward would protest. Mr. Colby said the city could request to have a portion of the addition to that facility constructed within the landmark area, which the Historic Commission would need to review that; or there could be a petition to have a portion of the landmarked area removed, so the designation would be smaller. He said those are the options available to the City as the property owners, and those changes could be made after the fact, but designating this now based on the boundaries communicates the intent that the city is intending to preserve it.

Aldr. Silkaitis said he thinks it a good idea to save what we can before we keep losing parts of St. Charles slowly but surely. He said he doesn't think there will be a need to expand Public Works and he has no problem with the designation.

Aldr. Turner asked what makes this historic, it's a city park. Ms. Malay said Camp Kane has a very significant history because of the fact it was a Civil War training camp between 1861-1864 and served as the training camp for the 8th and 17th Illinois Calvary, which were part of the major battles, including firing the first shot at Gettysburg and the Honor Guards for Lincoln's funeral train. She said there is a lot of significance; the whole 8th Illinois Calvary was founded on the basis of fighting slavery; formed by General John Farnsworth, and helps tell the story of our Underground Railroad heritage. Aldr. Turner said he was just wondering what the basis for the designation was and he thinks everyone has a different opinion of what should be Historic; and maybe putting up a plaque would be just as good because it is city property and it would not be changed without a major decision made by the Council. He thinks a plaque is just as good as a designation.

Aldr. Lewis said it's her understanding that the Jones Law Office was moved to that location because other relocation attempts were unsuccessful; and since Council decided they wanted to save it, it was put in Langum Park, and she wonders why it's so quickly needing to be designated as historic landmark. She would be willing to put the landmark on the Law Office but not on the property. She said she feels the money was spent to move the Law Office and that was her focus; she did not realize at the time that it would encompass all of Langum Park to turn it into something different. She asked if there was a way to just landmark the building without the property; or if it would have to go back to staff. Mr. Colby said the Historic Preservation Ordinance can only designate property, so there would need to be a legal description identifying the location so they could identify the location that the Law Office building is sitting at and only include that. He said or they include that site and a larger area around it, that maybe it isn't as large as what is shown, but that the vicinity of the site including the sidewalks and things around it would be preferred to doing just the building pad. Aldr. Lewis suggested taking the monument that was put in several years ago, maybe the sidewalks and the location where it's at. Mr. Colby said that if that is the Committee's direction' staff could certainly draw a boundary around those areas and present that for consideration. Aldr. Lewis said those boundaries could always be extended and she just feels things are moving more quickly than she is comfortable with and her preference is to just designate the Law Office.

Aldr. Lemke joined the Committee at 7:35PM.

Aldr. Bessner asked Ms. Malay, based on her historical background with the Commission, what she envisions as to how land would be needed in the long term beyond the Jones Law office. Ms. Malay said as they all know from conversations with her, they do propose to build the museum as well which would be in the center of the tree lined area and far away from the sled hill. She also noted that the 8th Illinois Calvary also uses the site for encampments. Aldr. Bessner asked if the whole site would need to be designated as it shows in the outline. Ms. Malay said she thinks with the full use it will eventually come to that with the campus which will tell the story of Camp Kane; but she said they could lose some of the forest area if that's where the concern is; but she feels if they are going to do it right to really help create heritage tourism for St. Charles, it will be a big draw to use the portions of those boundaries.

Aldr. Bessner asked if there were any discussion of future expansion for the Public Works facility in the future. Mr. Colby said it was not discussed but he does not believe that staff has significant concern with the area that has been identified.

Aldr. Lewis said she thinks it would be beneficial to wait and see what the concepts plans are because there are a lot of Committees in processes that have to be done before this becomes a reality. She thinks once there is something concrete would be a better time to discuss making this a historical landmark.

Aldr. Turner said he agrees with granting historical status to the area around the Jones Law Office and he also feels this is moving way too fast because we do not know what will go there and this is still a city property under the city's control. He said as things develop over time the historical boundaries can be extended and he would like to see the motion amended just for the Jones Law Office site.

Aldr. Payleitner asked how big Camp Kane was. Ms. Malay said it went quite far past 7th and all the way down to the river; so the proposal is a very minute part of what Camp Kane originally was. Aldr. Payleitner said the purpose is not to keep it open. Ms. Malay said with the exception of the museum eventually, but that's a proposal on the books since 2000. She said the idea is to create an area for our significant piece of history and the Historic Commission feels that this is a protection and even if the mansion never goes in it should be protected and well known as a significant historic site, just as the Gettysburg battleground is.

Chairman Stellato asked if the grant funding for Jones Law office would be separate from Camp Kane. Ms. Malay said they both could qualify for different aspects; there are battle ground grants and they are researching that right now; but the Jones Law office does have grants that can help with the structure itself. She feels that they can build more of a case with having the boundary that is being shown; showing that it's a true historic site as well as building will help to make the case even more so.

Aldr. Payleitner said she is confused; this is going to be a battle ground, but we are going to put a museum on it. Ms. Malay said it will not be considered as a battle ground, but may qualify under something along those lines. She said they are also looking to do monuments out there as well as an outdoor education center and it's all to call the history, which could qualify for educational grants and the landmark status helps all the more for that.

Aldr. Lemke asked if the designation would prevent building anything. Ms. Malay said it would not, the approvals would go through the Historic Commission; they would review it to be sure it's appropriate not only from a use perspective but architectural design as well.

Aldr. Bessner said he is in favor of it as long as the city is not worried about future expansion.

Ms. Malay added that the city would be kept in the loop and that her and Mark Koenen are currently working on an agreement for the site and it will be presented to Committee in the future.

Aldr. Krieger made a motion to direct staff to file a Landmark Nomination for Camp Kane and the Jones Law Office. Seconded by Aldr. Martin. No additional discussion.

Roll Call:

Ayes: Martin, Krieger, Bessner, Silkaitis, Payleitner, Lemke, Bancroft

Nays: Turner, Lewis

Absent:

Abstain:

Motion Carried. 7-2.

Aldr. Payleitner clarified that this done not mean anything is set in stone, it's just an opportunity for grants. Chairman Stellato said correct, and this still has to go in front of Council. Mr. Colby clarified that this is just a motion to direct staff to file the application to start the process of nominating the site. Aldr. Bancroft suggest getting the legal description for the Jones Law office prepared, just because if that's a go at another point in time it would be good to have in hand.

- l. Recommendation to approve a Professional Engineering Services Agreement by and between the City of St. Charles and Huff and Huff, Inc. for the First Street Redevelopment Project.

Mr. Tiedt said since the time the original environmental work was completed on the First St. project the Illinois Pollution Control Board has adopted additional clean-up objectives as it relates to vapor intrusion into the buildings. He said to address these new objectives and proposed changes to the site plan, additional environmental work is needed on the site to receive a no further remediation (NFR) letter. He said given Huff & Huff's knowledge and past performance on the environmental work on First St. redevelopment project, staff obtained a proposal from Huff & Huff to perform the necessary environmental work and services required to obtain the NFR. He noted that the proposal does not include any costs associated with excavation, transportation of those materials or back filling of contaminated soils; and staff is recommending approval of a professional services agreement by and between the city of St. Charles and Huff & Huff.

Aldr. Turner said to his understanding, there are presently monitoring wells out there. Mr. Tiedt said there are some monitoring wells that were out there at the time the proposal was obtained from Huff & Huff; they did a quick pre-cursory scan to try to find those wells, so they may have been damaged or destroyed. He said at this point they are not able to find them and they were going to do a little more to try to locate those and if they are not able to locate those, they would have to put 4-more wells in which is an included cost in the proposal, which is the worst case scenario.

Aldr. Silkaitis asked which building used to be there. Mr. Tiedt said the former Blue Goose and Harris Bank property and he believes at one time near Harris Bank there was an underground storage tank and there is some contamination in the ground from them; and also from some of the cleaners that were further south, there is some contamination as a result of environmental clean-up that was had on those sites that kind of traversed its way through the bedrock onto this property.

Aldr. Turner made a motion to approve a Professional Engineering Services Agreement by and between the City of St. Charles and Huff and Huff, Inc. for the First Street Redevelopment Project. Seconded by Aldr. Silkaitis. No additional discussion. Approved unanimously by voice vote. Motion carried. 9-0

- m. Recommendation to approve a proposed Boundary Agreement with the City of Geneva.

Mr. Colby said the city's boundary agreement with Geneva is set to expire in July 2015 and staff from both cities met recently to discuss if there was interest in extending the agreement. He said the proposal is to approve a new boundary agreement based on the same terms as the existing agreement and the boundary line would not change. He said the item is also being presented to

Geneva's City Council this evening as well and with a positive recommendation staff will prepare the required public notice for the Council to take action on this item, which will need to be at least 30-days out, with the earliest date being December 15, 2014.

Aldr. Lewis said in the 5th ward, the line does not follow township lines anymore and it goes up and over and then down. She asked for an explanation as to what the reasoning was for doing that and she is not sure who signed the original agreement because she did not get a copy of it. Mr. Colby said the agreement included in the packet is the same as the 1995 agreement with the exception of date changes; but it's the same terms of the agreement. He said he did research the 1995 agreement in terms of how the line was decided to be placed around the judicial center and there was a legal opinion provided at that time that states that the courthouse could not be annexed into another municipality that was not the county seat; and therefore St. Charles would be unable to annex the court house property; so the decision was made to draw the line around the property. He said during the term of the agreement Geneva has not annexed that property and it remains unincorporated. Aldr. Lewis said she understands that there is a state law that there has to be a courthouse in every county seat, but there is the 3rd Street courthouse; so as long as that courthouse is still standing there, it's her understanding that it would qualify as the legal courthouse in the county seat. She doesn't think there are any plans to remove that courthouse and she is just not comfortable moving forward with this without a little more research and she asked to table this to next month's meeting to get some questions answered.

Mr. Koenen said he was here in 1995, but not directly involved with the discussion, but he does remember that the city of St. Charles could not annex in the courthouse because certain judicial proceedings could only take place in the county seat or adjacent in an unincorporated area. Aldr. Lewis said the courthouse, the Sheriff's dept. and the States Attorney's office all have a St. Charles address. Mr. Koenen said he thinks that has to do with the efficiency of the official building being able to carry on all the judicial processes that could not be conducted if it were in the City of St. Charles. Aldr. Lewis noted that across the street on Rt. 38 there's a plan to have a record storage and fleet maintenance, and she questioned if that were alright to be in another municipality if St. Charles were to annex that in. Mr. Koenen said he understands that to not have anything to do with the judicial process; so he is guessing that is acceptable just as the former Wards building is a Kane County structure in the City of St. Charles. He also noted that the activity mentioned for Rt. 38 by Aldr. Lewis had not been discussed. Aldr. Lewis said she has some current information and that she would share that information with Mr. Koenen.

Aldr. Turner asked if the land north of the Rt. 38 is in the township or the city. Chairman Stellato said it does not appear to be annexed; so it's in the township.

Aldr. Krieger made a motion to approve a proposed Boundary Agreement with the City of Geneva. Seconded by Aldr. Silkaitis No additional discussion. Approved unanimously by voice vote. Motion carried. 8-1

4. **ADDITIONAL BUSINESS-None.**

5. **ADJOURNMENT - Aldr. Turner made a motion to adjourn at 7:54PM. Motion was seconded by Aldr. Krieger. No additional discussion. Approved unanimously by voice vote. Motion carried.**