

Committee-of-the-Whole Minutes

Tuesday, August 1, 2017

- PRESENT:** Mayor Stephanie Acri (*Chair*)
Alderman Quentin Rodriguez (*Ward 1*)
Alderman David Parker, Jr. (*Ward 2*)
Alderman Mike Wendt (*Ward 3*)
Alderman Richard “Dick” Potter (*Ward 4*)
Alderman Lori Turner (*Ward 5*)
Alderman Kevin Schoonmaker (*Ward 6*)
Alderman Mike Waldron (*Ward 7*)
Alderman Sonia Berg (*Alderman At-Large*)
- ABSENT:** None.
- STAFF:** Doug Maxeiner, City Administrator
Maureen Riggs, City Attorney
Amy Saunders, Deputy City Clerk
Ray Forsythe, Planning & Development Director
Alison Fleming, Human Resources Manager
Lori Wilson, Parks Recreation Director
John Hitchcock, Interim Chief of Police
Jeff Snyder, Interim Fire Chief
Scott Hinton, City Engineer
Kathy Carr, Finance Director
Jeff Anderson, City Planner
J.D. Schulte, Public Works Director
Don Goff, Network/Database Administrator
Amy Keys, Deputy City Attorney
Dave Mallum, Fleet Manager
Shawn Christ, Land Development Manager
Jeffrey “Cole” Nicely-Green, Firefighter/Paramedic
Various Fire Department Staff
- OTHERS:** Tim Preuss, Urban Deer Project Manager, Illinois Department of Natural Resources
Kevin Koellner, Developer
Greg Thompson, DIY Music Committee
Numerous Supporters of “The Island”
Gerold Shelton, The Dispatch

Mayor Acri called the meeting to order at 6:30 p.m. in Council Chambers.

Oath of Office

Oath of office for permanent appointment as a Firefighter/Paramedic to Jeffrey “Cole” Nicely-Green effective August 1, 2017.

Presentation

Urban Deer Populations. Tim Preuss, Urban Deer Project Manager for the Illinois Department of Natural Resources (IDNR), presented information to the Committee-of-the-Whole concerning urban deer populations. He shared tips for reducing damage to property and landscaping. Mr. Preuss also presented information regarding obtaining a Deer Population Control Permit through the IDNR and the advantages and disadvantages of this option. Secondly, he presented information concerning the option of archery hunting or sharp shooting and the advantages and disadvantages of these methods. Finally, Mr. Preuss addressed questions from the Committee-of-the-Whole.

Questions on the Agenda

There were no questions.

Agenda Items

1. A Resolution authorizing municipal and non-municipal comparables for the classification and compensation study being performed by GovHR USA, LLC (GovHR). Alison Fleming, Human Resources Manager, stated that GovHR will utilize municipal and non-municipal comparables to conduct a survey to assist in establishing pay rates for the City. Approval of the listed municipal and non-municipal comparables is requested to ensure the best possible selection of entities for the classification and compensation study. GovHR will also review sourced wage and job description survey data, to include data compiled by the Illinois Department of Employment Security, and will utilize applicable data in their analysis. A motion was made by Alderman Parker to approve. Seconded by Alderman Berg. Motion passed unanimously.

2. A Resolution authorizing the Interim Chief of Police to execute Indemnification Agreements for Southwestern Illinois College, Belleville, Illinois, indemnifying the college from any loss or liability that might occur as a result of Moline police officers attending the basic law enforcement academy session scheduled from August 22 through November 30, 2017. John Hitchcock, Interim Chief of Police, shared that the Police Department has five new hire police officers scheduled to attend the mandatory 560-hour basic law enforcement academy at Southwestern Illinois College in Belleville, Illinois. The college requires execution of an indemnification agreement for each attending officer. This item also appeared on the City Council Agenda on August 1, 2017, under "Items Not on Consent." A motion was made by Alderman Schoonmaker to approve. Seconded by Alderman Parker. Motion passed unanimously.

3. A Resolution authorizing the Mayor and City Clerk to execute two surrounding property owners consent forms granting the City's consent for a Youth Club/Dance License to be issued for The Island, 1405 15th Street, Moline. Kathy Carr, Finance Director, indicated that Nathan Lane wishes to apply for a Youth Club/Dance License for a club to operate at 1405 15th Street, Moline. Pursuant to Section 18-1101 of the Moline Code of Ordinances, no youth club/dance license shall be issued unless consents from a majority of the surrounding property owners are obtained. The consents must: 1) represent at least a majority of the frontage within 300 feet in each direction of the location on both sides of the street on which it fronts; and 2) include the consents of all property owners that are within at least 40 feet and whose property is immediately adjacent to or abutting any side of the location. The total number of consents required is 16 and eight of the properties are within the 40 foot radius.

The City owns two surrounding properties: 1338 15th Street is identified on the attached map as a strip of land, and it is adjacent to and located within 40 feet of the location; 1423 15th Street is a parking lot located within 300 feet. This item also appeared on the City Council Agenda on August 1, 2017, under "Items Not on Consent." A motion was made by Alderman Berg to approve. Seconded by Alderman Potter. Motion passed unanimously.

4. An Ordinance amending Chapter 22, “OFFENSES – MISCELLANEOUS,” of the Moline Code of Ordinances, Section 22-4103, “DISCHARGE OF WEAPONS,” to allow the hunting of deer by bow and arrow within City limits. Maureen Riggs, City Attorney, shared that some Moline residents have requested that the City consider allowing deer to be hunted within City limits. This amendment would permit a deer hunt to occur similar to the City of Rock Island’s hunting program, which allows bow and arrow hunting subject to certain restrictions. A motion was made by Alderman Turner to approve. Seconded by Alderman Schoonmaker. Interim Police Chief John Hitchcock volunteered to obtain the deer accident numbers from the last five years for Moline, as well as some numbers from other police agencies. Alderman Parker made a motion to table this item for one week in order to obtain the deer accident numbers. Seconded by Alderman Berg. Motion carried with Aldermen Turner and Schoonmaker voting nay. Network/Database Administrator Don Goff will check with GIS Administrator Todd Green concerning GIS mapping deer crashes in the City of Moline.

5. An Ordinance amending Chapter 24, “PERSONNEL,” of the Moline Code of Ordinances, by repealing Section 24-2202, “PROBATIONARY PERIOD,” in its entirety and enacting in lieu thereof one new Section 24-2202, “PROBATIONARY PERIOD,” relating to the same subject matter; Section 24-2203, “RESIDENCY,” by repealing subsections (b)(1) and (b)(3) in their entirety and enacting in lieu thereof new subsections (b)(1) and (b)(3) relating to the same subject matter; and Section 24-2300, “DISMISSAL,” by repealing subsection (a) in its entirety and enacting in lieu thereof one new subsection (a) relating to the same subject matter. Doug Maxeiner, City Administrator, indicated that in reviewing the current personnel code as to non-bargaining unit employees, it was noticed that the City’s current practices do not reflect the general employment status given to most non-bargaining unit public employees in other municipalities. This amendment would change the employment status of new non-bargaining unit employees to be at-will and thereby delete the reference probationary periods for those employees as unnecessary and would require the City Clerk to reside in the City. A motion was made by Alderman Wendt to approve. Seconded by Alderman Berg. Motion carried with Alderman Potter voting nay.

6. A Special Ordinance authorizing the Mayor and City Clerk to execute a Development and Economic Incentive Agreement between the City of Moline and GRD EM Industrial, LLC, for the development project, and to execute any necessary agreements referenced therein, and authorizing all appropriate City officers and staff to do all things necessary to complete each of the City’s responsibilities pursuant to said Agreement. Ray Forsythe, Planning & Development Director, explained that GRD EM Industrial, LLC (Developer) seeks to enter into a Development and Economic Incentive Agreement for the old Mills Chevrolet site located at 1610 39th Avenue. The Developer is intending to rehabilitate the existing building into five retail/commercial spaces that includes a long-term lease with the two existing Moline companies and develop two commercial buildings, one at the corner of John Deere Road and 16th Street and the second building on the east of the John Deere Road frontage that will include an environmental cleanup/No Further Remediation, as well as a new curb cut onto 16th Street. The City wishes to support the redevelopment by granting certain incentives. Mr. Forsythe provided two handouts concerning Moline sales tax related revenues and an estimated increment worksheet, which are attached hereto. A motion was made by Alderman Parker to approve. Seconded by Alderman Wendt. Motion passed unanimously.

7. Other – IDOT Passenger Rail Letter. Ray Forsythe, Planning & Development Director, presented some clarification concerning a letter that was received by Mayor Acri from the Illinois Passenger Rail Division of the Illinois Department of Transportation (IDOT). Mr. Forsythe shared that IDOT is successfully dealing with Iowa Interstate Railroad at this time. IDOT is asking the Federal Railroad Administration (FRA) for an extension of the Intercity Passenger Rail Grant Program. In addition, the environmental assessment is moving forward. In the State’s opinion, between now and 2019, they will continue to complete the design work, negotiate in good faith, and seek all appropriate approvals concerning the Illinois Passenger Rail Project. It is Mr. Forsythe’s opinion that this is a positive letter restating the commitment to passenger rail service.

Public Comment

There was no public comment.

The meeting adjourned at 8:35 p.m.

Respectfully submitted,

A handwritten signature in cursive script that reads "Amy J. Saunders".

Amy J. Saunders
Deputy City Clerk

City of Moline Sales Tax Related Revenues

Sales Tax 1%

Month Rec'd	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	Total	Budget
Month Earned	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP		
2017	831,538	888,428	1,067,349	741,513	780,118	903,158	816,219						6,028,323	11,175,000
2016	885,744	882,494	1,099,117	771,691	792,878	894,804	848,924	896,712	930,132	865,847	884,362	852,033	10,604,738	10,744,705
2015	821,805	871,696	1,029,901	750,538	743,132	887,868	875,838	895,302	879,054	873,636	891,022	896,613	10,416,405	9,719,600
2014	785,330	798,766	973,669	671,741	712,086	839,522	810,425	840,100	809,992	821,110	841,947	855,382	9,760,070	9,857,000
2013	766,014	806,271	1,025,053	713,370	723,303	828,068	796,891	835,517	833,542	802,300	837,936	788,775	9,757,039	9,711,640
2012	762,776	804,923	1,004,667	686,446	765,573	825,017	773,934	818,949	790,855	799,270	786,468	769,071	9,587,951	9,620,000
2011	772,511	830,152	1,040,078	672,644	694,574	808,388	753,864	750,489	801,118	762,077	795,692	792,771	9,474,358	9,100,000
2010	702,688	788,567	971,687	647,940	671,685	772,813	692,821	778,386	816,858	773,506	777,848	760,590	9,155,388	9,000,000
2009	704,837	803,423	956,286	687,927	657,521	763,845	726,836	768,617	791,310	764,276	755,012	768,942	9,148,832	9,120,000
2008	770,589	815,574	1,016,744	707,280	713,318	786,514	771,179	793,400	800,784	764,180	822,326	779,066	9,540,955	9,434,880
2007	682,227	788,120	1,108,162	699,313	712,440	792,504	777,816	782,360	835,417	710,504	798,134	805,102	9,492,098	9,454,250

Home Rule Sales Tax - increased from 1% to 1.25% as of 1/01/2010

Month Rec'd	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	Total	Budget
Month Earned	OCT	NOV	DEC	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP		
2017	670,423	743,907	933,841	590,722	600,726	708,997	641,302						4,889,918	8,687,345
2016	704,908	736,335	970,891	612,448	619,838	725,510	681,188	732,914	775,490	686,543	687,526	686,285	8,619,877	8,207,885
2015	666,135	727,738	899,438	576,032	586,893	676,563	673,931	718,110	724,505	676,570	694,518	719,926	8,340,361	7,923,700
2014	641,808	692,027	872,087	544,548	555,525	657,891	638,563	677,292	666,320	647,849	666,703	688,606	7,949,219	8,067,000
2013	628,311	697,688	951,843	580,194	594,532	673,972	648,445	689,707	691,498	639,105	656,511	654,397	8,106,203	8,347,000
2012	631,622	706,579	917,488	568,784	641,211	696,437	665,031	692,652	677,979	642,736	646,669	645,773	8,132,962	8,220,000
2011	645,021	729,053	962,186	555,434	563,821	684,531	639,722	677,535	692,440	643,671	688,288	677,700	8,159,401	7,860,500
2010	475,739	573,514	737,846	545,402	567,372	675,120	629,944	643,769	670,818	632,474	673,118	668,732	7,493,847	7,817,500
2009	509,960	572,520	719,529	460,162	454,983	510,864	486,782	525,688	545,020	507,131	509,428	525,853	6,327,919	6,550,000
2008	538,315	599,841	770,396	469,627	478,470	522,850	523,776	551,886	568,250	518,930	536,661	537,733	6,616,737	6,634,380

Prepared Food/Beverage Tax - increased from 1% to 1.5% as of 1/01/2010

Month Rec'd	JAN	FEB	MAR	APR	MAY	JUN	JUL	AUG	SEP	OCT	NOV	DEC	Total	Budget
2017	193,291	168,773	179,810	179,134	193,158	193,452	189,420							
2016	204,366	158,242	174,964	188,626	186,449	197,815	183,059	196,088	183,638	180,826	182,627	194,370	2,231,069	2,266,565
2015	180,682	159,209	181,445	186,186	182,148	196,170	199,103	191,286	206,920	167,990	171,520	195,899	2,218,557	2,075,675

2014	177,065	178,304	139,842	185,843	169,413	165,534	203,159	175,470	179,101	187,013	174,739	206,570	2,142,053	2,025,000
2013	191,406	138,270	176,302	172,819	212,612	135,125	167,160	175,181	166,789	188,955	122,033	170,150	2,016,801	2,025,000
2012	160,905	152,636	174,585	132,795	201,901	184,208	143,954	209,763	157,106	154,120	246,307	181,816	2,100,095	1,850,000
2011	141,447	140,065	159,033	154,244	149,130	186,568	149,884	172,885	177,100	158,909	156,218	174,031	1,919,513	1,800,000
2010	89,187	122,762	165,779	168,870	141,296	160,475	153,902	179,413	156,670	175,650	148,243	156,241	1,818,488	1,800,000
2009	92,622	103,558	86,739	101,013	102,565	97,354	113,896	99,859	104,940	115,666	76,629	131,572	1,226,415	1,200,000
2008	94,793	98,244	89,623	94,094	96,805	98,997	110,648	102,490	85,569	118,862	81,200	108,722	1,180,046	1,199,950
2007	108,398	88,716	90,407	85,816	107,474	91,527	97,917	102,578	95,468	97,307	98,296	110,126	1,174,029	1,100,000

ESTIMATED INCREMENT WORKSHEET

2701/2715/2727 Avenue of the Cities
12/17/2015

Rebate 15%

Total Project Cost	\$ 6,500,000	\$ 975,000	
EAV Estimate at Completion	\$ 4,875,000	Fair Market Value (75% of project cost)	
	\$ 975,000	City Rebate Amount (15%)	
		Total Rebate	\$975,000.00

ID #	Address	Total Fair Market Value (FMV)	"base" EAV (2017)	Estimated New EAV at Completion	*Project Increment	2015 Tax Rate - City 2.0638	City Development Increment
	07-11515 1610 39th Avenue	\$ 4,875,000	\$ 785,256	\$1,625,000	\$839,744	2.0638	\$ 17,331
		\$ -	\$ -			2.0638	\$ -
		\$ -	\$ -			2.0638	\$ -
		\$ 4,875,000	\$ 785,256	\$1,625,000	\$ 839,744		\$ 17,331

	Sales	Taxes Generated/Year
Sales Generated from Retail Tenants	\$ 5,000,000.00	
State Sales Tax @ 1%	\$ 50,000.00	\$ 50,000.00
Home Rule Sales Tax @ 1.25%	\$ 62,500.00	\$ 62,500.00
Food & Beverage Tax @ 1.50%	\$ 45,000.00	\$ 45,000.00

REBATE ESTIMATE			City	City	City	Cumulative	Home Rule Sales Tax	Food & Beverage
No. Of Yrs.	Assmt Yr	Payable Yr	Net Prop. Increment	Property Tax Rebate 100%/75%/50%	Sales Tax Rebate 1%		1.25%	1.50%
1	2018	2019			\$50,000.00	\$50,000.00	\$62,500.00	\$45,000.00
2	2019	2020	\$17,330.64	\$17,330.64	\$51,000.00	\$118,330.64	\$63,750.00	\$45,900.00
3	2020	2021	\$17,677.25	\$17,677.25	\$52,020.00	\$188,027.89	\$65,025.00	\$46,818.00
4	2021	2022	\$18,030.79	\$18,030.79	\$53,060.40	\$259,119.08	\$66,325.50	\$47,754.36
5	2022	2023	\$18,391.41	\$18,391.41	\$54,121.61	\$331,632.10	\$67,652.01	\$48,709.45
6	2023	2024	\$18,759.24	\$18,759.24	\$55,204.04	\$405,595.38	\$69,005.05	\$49,683.64
7	2024	2025	\$19,134.42	\$19,134.42	\$56,308.12	\$481,037.92	\$70,385.15	\$50,677.31
8	2025	2026	\$19,517.11	\$19,517.11	\$57,434.28	\$553,110.04	\$71,792.85	\$51,690.86
9	2026	2027	\$19,907.45	\$19,907.45	\$58,582.97	\$626,623.60	\$73,228.71	\$52,724.67
10	2027	2028	\$20,305.60	\$20,305.60	\$59,754.63	\$701,607.43	\$74,693.29	\$53,779.17
11	2028	2029	\$20,711.72	\$20,711.72	\$60,949.72	\$778,090.94	\$76,187.15	\$54,854.75
12	2029	2030	\$21,125.95	\$21,125.95	\$62,168.72	\$856,104.11	\$77,710.89	\$55,951.84
13	2030	2031	\$21,548.47	\$21,548.47	\$63,412.09	\$935,677.55	\$79,265.11	\$57,070.88
14	2031	2032	\$21,979.44	\$21,979.44	\$64,681.73	\$975,000.00	\$80,850.41	\$58,212.30
Total			\$254,419.49	\$212,650.70	\$762,349.31		\$998,371.13	\$718,827.22