

Committee-of-the-Whole Minutes

Tuesday, July 10, 2018

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 Keys, Deputy City Attorney
Janine Hollembaek Parr, City Clerk
Ray Forsythe, Planning & Development Director
Alison Fleming, Human Resources Manager
Lori Wilson, Parks Recreation Director
Don Goff, Information Technology Manager
Bryon Lear, Library Director
John Hitchcock, Chief of Police
Steve Regenwether, Fire Battalion Chief
Scott Hinton, City Engineer
Kathy Carr, Finance Director
Jeff Anderson, City Planner
J.D. Schulte, Public Works Director
Tony Loete, Utilities General Manager

OTHERS: Gerold Shelton, The Dispatch
Resident Terri Dobmann
WQAD news reporters
Ron Miller

Mayor Acri called the meeting to order at 6:00 p.m. in Council Chambers.

Mayor’s Board Appointments

QCCCA – Mayor’s appointment of Larry Meeske to the Quad Cities Civic Center Authority Board of Trustees for a full three-year term effective June 1, 2018, and expiring May 31, 2021.

Library – Mayor’s reappointment of Sue Blackall, Colleen Rafferty, and JoAnn Waldron to the Library Board of Trustees for a full three-year term effective June 1, 2018, and expiring May 31, 2021.

Park – Mayor’s reappointment of Carrie Bull to the Park Board of Trustees for a full five-year term effective June 1, 2018, and expiring May 31, 2023.

Motion to approve said appointments was made by Alderman Wendt. Seconded by Alderman Berg. Motion passed unanimously.

Proclamation

A Proclamation from the Park & Recreation Department to declare July 2018, as “Park & Recreation Month.” Parks and Recreation Director Lori Wilson accepted the proclamation, thanking Council for its support.

Questions on the Agenda

Agenda Items

1. A General Ordinance amending Chapter 6 “RIGHTS-OF-WAY AND PUBLIC PROPERTY USES,” of the Moline Code of Ordinances, by enacting one new Article III, “SMALL WIRELESS FACILITIES DEPLOYMENT;” and authorizing City staff to do all things necessary under this ordinance, including, but not limited to, the execution of master pole agreements and necessary supplements. Amy Keys, Deputy City Attorney, explained that Illinois State Senate Bill 1451, the Small Wireless Facilities Deployment Act, was signed into law with an effective date of June 1, 2018. The Act states that cities must adopt application fees, consistent with the Act, on or before August 1, 2018. The Act significantly restricts how the City can regulate small wireless facilities in its right-of-way and in other locations in the City. Under the Act, facilities on utility poles in the City right-of-way are permitted uses, including power poles, traffic signal poles, and City owned streetlights. Small wireless facilities are also permitted uses in any zone that is exclusively commercial or industrial. Further, the Act limits the fees that a City can charge for permit review and for rent. This Ordinance establishes generally applicable standards consistent with the Act for the design, permitting, location, construction, deployment, regulation, operation, maintenance, repair and removal of small wireless facilities within the public rights-of-way and throughout the City. A motion was made by Alderman Parker to approve. Seconded by Alderman Wendt. Motion passed unanimously.

2. A Resolution authorizing the Director of Public Works to pay invoices related to engineering services for the North Slope Wastewater Plant Improvements Project with Strand Associates, Inc., in the amount of \$256,936.67 and authorizing the Director of Public Works to spend up to \$30,000 in support services for the first year of operation. J.D. Schulte, Director of Public Works, stated that in January of 2018, the Director of Public Works notified Council that engineering services with Strand Associates, Inc. would be continuing for the final stages of the project and final engineering costs would be brought for approval when substantial completion was reached. Substantial completion was reached on April 30, 2018. In order to close out the project, staff is requesting authorization to pay invoices in the amount of \$256,936.67, and to spend an additional amount up to \$30,000 for support services for the first year of operation. A motion was made by Alderman Turner to approve. Seconded by Alderman Parker. Motion passed unanimously.

3. A Resolution authorizing the Mayor to execute an Inter-Governmental Agreement between the City of Moline and the Illinois Department of Human Services setting forth the terms for acceptance of a grant award to the police department in the sum of \$5,830. John Hitchcock, Chief of Police, shared that the Illinois Department of Human Services has awarded the police department a grant in the sum of \$5,830 to conduct a retail education and enforcement program with Moline tobacco retailers. The program provides for three compliance checks to be conducted during the term of the agreement, July 1, 2018 through June 30, 2019. A motion was made by Alderman Berg to approve. Seconded by Alderman Parker. Motion passed unanimously.

4. A Resolution authorizing the Mayor and City Clerk to execute an agreement between the City of Moline and the Board of Education of Moline School District 40 setting forth the terms for assignment of four police liaison officers to Moline schools for the 2018/2019 school year. Chief of Police John Hitchcock requests approval of an annual reimbursement agreement with respect to the four police officers assigned to Moline School District 40 during the 2018-2019 school year. The school district will reimburse 40 percent of the salary and benefit costs for the officers assigned at Moline High School, the Alternative High School, and Wilson

and John Deere Middle Schools. A motion was made by Alderman Berg to approve. Seconded by Alderman Turner. Motion passed unanimously.

5. A Special Ordinance authorizing the Mayor and City Clerk to execute a Lease Agreement between the City of Moline and Pretasky Roach Properties, LLC for the Marquis Marina and Captain's Table property. Maureen Riggs, City Attorney, explained that the City and Pretasky Roach Properties, LLC have negotiated the terms of a new lease for the Marquis Marina and the Captain's Table. The lease is for a 20-year term with no options. The terms include:

- a) Marina Rent: 10% of dockage fee with half to the City and half to an escrow fund for dredging;
- b) Base rent of \$34,000 per year plus:
 - 2% of any gross sales over \$1,500,000 to \$2,000,000 plus
 - 3% of any gross sales over \$2,000,000;
- c) Additional rent: \$56,288 per year, which represents the estimated cost to finance the City's construction costs that exceed the property insurance proceeds (based on \$800,000 financed over 20 years at 3.5% interest);
- d) The Lessee agrees to maintain a 4 ft depth at harbor and docks;
- e) The City will perform all of the construction work including finished floors and walls, the walk in coolers and hood, fixtures, and signage;
- f) The Lessee will provide all inventory, furnishings and equipment;
- g) The Lessee will finance equipment through the City's Revolving Loan Fund, to be applied for separately.

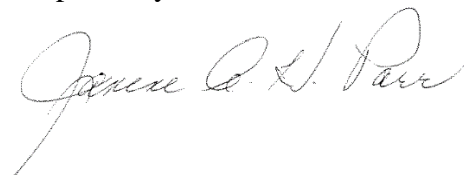
A motion was made by Alderman Waldron to approve. Seconded by Alderman Potter. Alderman Wendt moved to amend by adding an out-clause should construction costs run higher than expected. Seconded by Alderman Berg. Motion passed unanimously. Riggs explained that the lease will be enforceable upon signature, the term will begin when the City turns over premises, and rent will start 90 days after that. Amended motion passed unanimously.

Public Comment

Terri Dobmann provided a demonstration of a residential bee hive/apiary, addressing Council about same.

The meeting adjourned at 6:28 p.m.

Respectfully submitted,



Janine A. H. Parr
City Clerk