

# Committee-of-the-Whole Minutes

Tuesday, September 22, 2020

---

- PRESENT:** Mayor Stephanie Acri (*Chair*)  
Alderman Scott Williams (*Ward 1*)  
Alderman David Parker, Jr. (*Ward 2*) - electronically  
Alderman Mike Wendt (*Ward 3*) - electronically  
Alderman Richard “Dick” Potter (*Ward 4*)  
Alderman Sam Moyer (*Ward 5*)  
Alderman Kevin Schoonmaker (*Ward 6*) - electronically  
Alderman Mike Waldron (*Ward 7*)  
Alderman Sonia Berg (*Alderman At-Large*) - electronically
- ABSENT:** None.
- STAFF:** Marty Vanags, Interim City Administrator  
Janine Hollembaek Parr, City Clerk  
J.D. Schulte, Public Works Director  
Alison Fleming, Human Resources Manager - electronically  
Eric Griffith, Parks Recreation Director - electronically  
David Rowatt, Information Technology Manager  
Bryon Lear, Library Director - electronically  
Darren Gault, Chief of Police  
Jeff Snyder, Fire Chief  
Carol Barnes, Finance Director - electronically  
Jeff Anderson, City Planner - electronically  
Chris Mathias, Property Management Coordinator  
Rodd Schick, Municipal Services Manager  
K.J. Whitley, Community Development Program Manager – electronically  
Tony Loete, Utilities General Manager
- OTHERS:** Derke Price, Ancel Glink

Mayor Acri called the meeting to order at 6:00 p.m. in Council Chambers. Mayor explained that, moving forward, microphones will be muted until 2 minutes prior to the start of the Council meeting.

## Remote Electronic Attendance

Alderman Moyer, seconded by Alderman Waldron, moved to approve the remote electronic attendance of Aldermen Parker, Wendt, Schoonmaker and Berg. Motion carried on roll call with the following vote: Aldermen Potter, Moyer, Schoonmaker, Waldron, Berg, Williams, Parker and Wendt; nays: none.

## Questions on the Agenda

There were no questions on the agenda.

### **Agenda Items**

**1. Solid Waste Assistance Grant (SWAG).** Rodd Schick, Municipal Services General Manager, explained that each year, the City of Moline is eligible to apply for a Solid Waste Assistance Grant for solid waste management and recycling activities that are not related to regular operational costs. Historically, the City has used the grant to cover the cost of special neighborhood clean-up events, costs associated with Rock Island County Waste Management Agency's drop-off recycling site located at Moline's Municipal Services Center, Keep Moline Beautiful Commission events and Earth Week activities. This year's application includes requests for each of these areas. The grant is based on population and is being submitted for the maximum amount of \$32,612. A motion was made by Alderman Waldron to approve. Seconded by Alderman Moyer. Motion passed on roll call with the following vote: ayes: Aldermen Potter, Moyer, Schoonmaker, Waldron, Berg, Williams, Parker and Wendt; nays: none.

**2. Amendment to Chapter 34 "Water and Sewers" of the Moline Code of Ordinances – Stormwater.** Derke Price, Corporation Counsel, stated that on September 4, 2020, the City Council discussed refinement of the City's Budget and Accounting policies. After reviewing the efficacy and function of the Stormwater Utility, the City desires to amend Article IV to expressly recognize the issue of stormwater infiltration into the sanitary sewer system and to undertake such actions as may be necessary to prevent such infiltration. This amendment would add the use of stormwater fees to address the issue of stormwater infiltration into the sanitary sewer system, thereby avoiding any argument under the case law concerning the use of stormwater utility fees. A motion was made by Alderman Waldron to approve. Seconded by Alderman Wendt. There was discussion. Alderman Potter stated that there should be some way to measure sanitary flow versus storm flow. Price indicated that would be an expense process. Motion passed on roll call with the following vote: ayes: Aldermen Potter, Moyer, Schoonmaker, Waldron, Berg, Williams, Parker and Wendt; nays: none.

**3. Amendment to Chapter 31 "Taxation" of the Moline Code of Ordinances - Hotel/Motel Tax.** Derke Price, Corporation Counsel, indicated that on September 4, 2020, the City Council discussed refinement of the City's Budget and Accounting policies. Among the items discussed was the use of Hotel and Vacation Rental taxes. Recent legislation and case law restrict the use of the tax if it is determined to be an occupation tax rather than a privilege tax. This amendment further establishes the tax as a privilege tax and allows the City greater flexibility in the use and allocation of those funds. A motion was made by Alderman Waldron to approve. Seconded by Alderman Moyer. Motion passed on roll call with the following vote: ayes: Aldermen Potter, Moyer, Schoonmaker, Waldron, Berg, Williams, Parker and Wendt; nays: none.

### **Informational**

**Amendment to Chapter 8 "Building and Other Construction and Building Services" and Chapter 25 "Planning and Development" of the Moline Code of Ordinances - Historic Preservation Commission (HPC) Demolition Review.** Alderman Dick Potter, 4<sup>th</sup> Ward, proposed an amendment that would require that all permit applications received by the Building Division for the demolition of a structure 50 years or older be submitted to the HPC for review prior to the granting of a permit by the Building Official. The HPC would have a maximum of 15 business days to review the permit application and determine if the structure subject to demolition is historically significant. If after review the structure subject to demolition is determined to be historically significant, the HPC may place a written hold on the permit application for a period not to exceed a maximum of 60-calendar days. The written hold would be submitted to the Building Official for his action, would explain the findings of the review and include the starting and not to exceed dates of the hold period. There was discussion. Alderman Potter shared that the HPC has discussed this matter for several months and views this as an opportunity to educate property owners. Perhaps the structure owner is unaware of tax incentives to rehabilitate, preserve or move the structure. If it were to proceed toward demolition, the holding period would allow time for salvaging historical details from the property and photo documentation of the structure. Derke Price, Corporation Counsel, indicated that the Building Official would maintain the ability to overrule the HPC if the structure is deemed unsafe. Alderman Wendt requested that the HPC consider adding

a provision that allows that once the 60-day hold is in effect, the City Council would receive immediate written notification. Council would have the ability to make an exception. There would be no difference in the treatment of public and privately-owned structures. The discussion of a particular structure demolition hold may require a special HPC meeting in some instances. Price explained that if a quorum could not be established within the 15-day window, the demolition would move forward. Alderman Waldron made a motion to move the proposed Ordinance Amendment forward for Council Consideration and include the provision that the City Council would receive immediate written notification when a 60-day hold goes into effect. Seconded by Alderman Potter. There was discussion. Price will add language to subsection (e) concerning exemptions as determined by the Building Official. Motion passed on roll call with the following vote: ayes: Aldermen Potter, Moyer, Schoonmaker, Waldron, Berg, Williams, Parker and Wendt; nays: none.

**Out of City Water Customers Report.** J.D. Schulte, Director of Public Works, shared that there are now 23 water customers that are located outside of the City of Moline corporate boundary. Staff is prepared to initiate the process of annexation for the 13 properties that are eligible and recommends sending the Section 34-2104 (b) notice to those property owners. As required by Section 34-2104, ownership, location and occupant information on file for those properties has been provided. Council directed staff to move forward with the notices. Schulte explained that this is the first round of approximately 59 contiguous properties identified. Phase 2 will take place within approximately 6 months.

**Administrator's Update.** Marty Vanags, Interim City Administrator, explained that upon inspection of the library roof by winning bidder Guise Construction and by Shive Architects, a change to the scope of work was recommended. It was determined that the insulation does not need to be replaced on a fair amount of the roof, resulting in a significant savings to the City. There will still be a full 30-year warranty on the new roof. The inspection also found an area where the coping should be capped. The net anticipated savings is \$107,689. Work will begin in 3 weeks and is anticipated to take 6 weeks, with no interruption in services to the community.

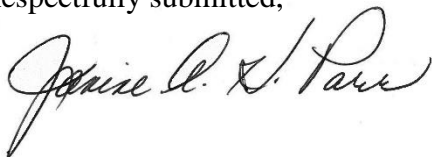
Tony Loete, Utilities General Manager, explained the effect of recent retirements in the Water/Sewer Department.

**Public Comment**

View recorded meetings at <http://www.moline.il.us/CivicMedia?CID=9>

The meeting adjourned at 6:49 p.m.

Respectfully submitted,



Janine A. H. Parr  
City Clerk