

Committee-of-the-Whole Minutes

Tuesday, January 25, 2022

- PRESENT:** Mayor Sangeetha Rayapati (*Chair*)
Alderman Scott Williams (*Ward 1*) -*electronically*
Alderman Alvaro Macias (*Ward 2*) -*electronically*
Alderman Mike Wendt (*Ward 3*) -*electronically*
Alderman Matt Timion (*Ward 4*) -*electronically*
Alderman Sam Moyer (*Ward 5*) -*electronically*
Alderman Pat O'Brien (*Ward 6*) -*electronically*
Alderman Mike Waldron (*Ward 7*) -*electronically*
Alderman James Patrick Schmidt (*Alderman At-Large*)-*electronically*
- ABSENT:** None.
- STAFF:** Bob Vitas, City Administrator
Janine Hollembaek Parr, City Clerk
Brad Fink, Interim Public Works Director -*electronically*
Michael Schenk, Interim City Engineer -*electronically*
Leah Miller, Human Resources Director -*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 -*electronically*
Carol Barnes, Finance Director -*electronically*
Tony Loete, Director of Utilities -*electronically*
K.J. Whitley, Community Development Program Manager -*electronically*
- OTHERS:** Margaret Kostopulos and Adam Simon, Corporation Counsel -*electronically*
Alexandra Elias, Renew Moline CEO & President -*electronically*
Leslie Oberholtzer, Codametrics -*electronically*
Abigail Rose, Altogether Studio -*electronically*
Alex Hanson, Sam Swartz Consulting -*electronically*
Amy Clark, Greater Metropolitan Area Housing Authority of Rock Island County -
electronically
Scott Ohlsen, Property Owner -*electronically*
Jeff Cornelius, Two Rivers YMCA -*electronically*

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

Approval of Remote Electronic Attendance

Alderman Moyer, seconded by Alderman Wendt, moved to approve the remote electronic attendance of Aldermen Williams, Macias, Wendt, Timion, Moyer, O'Brien, Waldron, Schmidt and Mayor Rayapati. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

Oath of Office

Oath of office for permanent appointment of Emily Kauzlarich to the position of Community Service Officer, effective December 20, 2021.

Board Appointments

Mayor's appointment of Bill Allison to the Plan Commission for a 6-year term to expire June 30, 2027.

Presentation

Recognition of John Wetzel by Mayor Sangeetha Rayapati, for more than four decades of service on the Plan Commission.

Wholesale Drinking Water Rate Update. Tony Loete, Director of Utilities, provided an update on Strategic Goal 3.3c to maximize the City water plant's excess capacity. Moline's per capita water uses has declined while its population has remained relatively flat. The City's modern, robust water system provides an opportunity to offer excess capacity to neighboring jurisdictions or perhaps attract an industry with a high reliance on water to locate in Moline. Staff has engaged in discussion with jurisdictions with a water investment need, such as Coal Valley, Milan, the Rock Island Arsenal and Silvis. Due to failures, requiring East Moline to open its water connections, Silvis has recently expressed interest in partnering with Moline and plans to finalize the decision by the end of the first quarter of 2022. Potential rates have been developed. There was discussion.

Public Comment

There was no comment.

Questions on the Agenda

On the COW Agenda, item #10 will be discussed after item #1. Alderman Moyer asked that item #1, 1008-2022, on the Council Agenda be moved to the Non-Consent Agenda for discussion.

Agenda Items

1. Codametrics Agreement for Form-Based Code. Staff seeks City Council's approval of a Professional Services Agreement with Codametrics to develop a Form-Based Code (FBC) for the Moline Centre. On March 10, 2020, City Council authorized staff to submit application for a Statewide Planning and Research Program (SPR) grant to the Illinois Department of Transportation (IDOT) in the amount of \$160,000 to develop a Form-Based Code for the downtown Moline area. The FBC would have two sub-districts: I-74 Realignment Zone and Multimodal Station/Transit Oriented Development Zone. In July of 2020, the City was notified that it had received the grant and on June 30, 2021, the City issued a Request for Qualifications and Proposals for Form-Based Code Consulting Services with seven firms submitting proposals. Project Director Leslie Oberholtzer, Codametrics, introduced members of the team: Abigail Rose, Altogether Studio; and Alex Hanson, Sam Swartz Consulting, and explained the general process. A motion was made by Alderman Timion to approve. Seconded by Alderman Wendt. There was discussion. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

10. CTC Agreement for Broadband. Bob Vitas, City Administrator, stated staff seeks approval of an Engineering and Business Consulting Agreement with CTC Technology & Energy to conduct market research and preparation of a Request for Proposals (RFP) for an additional high-speed fiber optic broadband provider in Moline. A motion was made by Alderman Wendt to approve with two stipulations: 1) the Request for Proposals (RFP) is reviewed by Council prior to publication; 2) providers currently in the community will be interviewed. Seconded by Alderman Moyer. There was discussion. Bob Vitas, City Administrator, indicated that the goal is to begin the project in the spring, and he would not wish for there to be a delay. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

A motion was made by Alderman Waldron, seconded by Alderman Moyer, to move COW Agenda item #2 after items #3 and #4. Motion carried on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

3. PILOT Cooperative Agreement with Greater Metro Housing Authority Rock Island County. Staff seeks approval of the Payment in Lieu of Taxes (PILOT) Cooperation Agreement with the Greater Metropolitan Area Housing Authority of Rock Island County for the housing development located generally at 3609 14th Street Drive commonly known as Heartland Park. The Greater Metropolitan Area Housing Authority of Rock Island County (GMAHA) has purchased the property. Per state statute, property of housing authorities is exempt from property taxes if the property and improvements are used for low rent housing and related uses; however, under this PILOT Agreement, the Housing Authority would remit 5 percent of its gross rent as a service charge, which would then be distributed to the other taxing bodies. A motion was made by Alderman Wendt to approve. Seconded by Alderman Moyer. There was discussion. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

4. Sidewalk Waiver for 1002 27th Street. Staff seeks approval of Sidewalk Waiver Option 2: Permanent waiver and \$9,984 payment into the sidewalk fund in-lieu of construction at 1002 27th Street. The applicant, Scott Ohlsen, purchased the subject property located at 1002 27th Street with the intent to build a home. The property is currently a vacant residential corner lot surrounded but large trees and steep terrain. Due to the City's current sidewalk requirements, Mr. Ohlsen would have to install sidewalks on the property where it is not feasible due to the surrounding terrain and large trees. The existing sidewalk from the neighboring property located at 2808 10th Avenue will be extended westward toward 27th Street to the point where the steep grade and trees begin which is approximately 60 feet. Mr. Ohlsen has then applied for sidewalk variance option 2: Permanent waiver and payment in-lieu of construction at 1002 27th Street for the remaining sidewalk. The property owner, Scott Ohlsen, addressed the Council. A motion was made by Alderman O'Brien to approve. Seconded by Alderman Moyer. There was discussion. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

2. ARPA Childcare and Workforce Development Infrastructure Forgivable Loan Program. K.J. Whitley, Community Development Program Manager, explained that staff seeks Council approval in establishing the American Rescue Plan Act (ARPA) Childcare and Workforce Infrastructure Forgivable Loan Program. Moline has not been immune to the national shortage of workers brought on by the COVID-19 pandemic, nor has its economy been immune to the impact of business closures. Since April 2020, the height of the shift of workers out of our local labor force, the local economy has slowly improved, yet not fully recovered. The City's workforce infrastructure, including childcare, must be adequate to support economic recovery and growth. According to Moline-based Child Care Resource and Referral, lack of adequate childcare availability was significant prior to April 2020, but the pandemic exacerbated the situation, shuttering childcare centers and taking child care workers out of the workforce. Nearly two years later, a childcare deficiency remains, hindering workforce commitment to jobs, and thus economic growth. Whitley introduced Jeff Cornelius, Two Rivers YMCA, who has been part of the committee that developed this program. Mr. Cornelius explained that childcare spots are critical in supporting a strong workforce. He believes that, through this program, Moline is establishing itself as a municipal leader in the community. People work and shop near their child's daycare, resulting in greater economic impact. Whitley shared an overview of the program, eligibility requirements were presented and grant eligible expenses reviewed. Other members of the program development team, Marcy Mendenhall, President and CEO of Skip-A-Long Family and Community Services, and April Berthiaume, Childcare Resource and Referral, also addressed the Council in support of the initiative. A motion was made by Alderman Schmidt to approve. Seconded by Alderman Timion. Discussion had. Aldermen Schmidt, O'Brien, Timion and Macias expressed support of the program and the allocation of ARPA funds. Alderman Wendt stated that he has a number of issues with the program as written. Alderman Wendt indicated that when a slot opens up, preference should be given to Moline residents or those employed by a Moline business, beyond the 10-day window. Alderman Waldron indicated that he will not support the program as he feels that the private sector is serving the needs of the community and

ARPA funds are better spent on infrastructure projects, such as replacement of lead lines. Alderman Wendt, seconded by Alderman Waldron, moved to amend the program language to require that a participating daycare remain in operation for 60 months after the final disbursement. There was discussion. Motion failed on roll call with the following vote: ayes: Aldermen Waldron, Williams, Wendt and Moyer; nays: Aldermen Schmidt, Macias, Timion, O'Brien and Mayor Rayapati. Alderman Timion stated that there are better uses of the Council's time than arguing over the details of program information that it has had for six weeks, and he moved to call the question. Seconded by Alderman O'Brien. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Timion and O'Brien; nays: Aldermen Wendt and Moyer. Funds will be disbursed according to the budget: \$250,000 in each 2022 and 2023. The motion passed on roll call with the following vote: ayes: Aldermen Schmidt, Macias, Timion, O'Brien and Mayor Rayapati; nays: Aldermen Waldron, Williams, Wendt and Moyer.

5. 2021 Sidewalk Change Order No. 1 and Final. Staff seeks approval of Change Order No. 1 and Final with Five Cities Construction Company for Project #1352, 2021 Sidewalk Replacement Program, for the amount of \$38,820.49. The change order is necessary in order to pay the contractor and reflects the adjustment to quantities based on final field measurements and added infill sites. This change order increases the original contract value of \$254,975.00 by 15.2% to \$293,795.49. Michael Schenk, Interim City Engineer, provided details of 2021 sidewalk projects completed on 19th Street, River Drive and 34th Street, and the basis for additional costs. A motion was made by Alderman Wendt to approve. Seconded by Alderman Moyer. Discussion had. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

6. Fire Engine Change Orders. Staff is seeking approval for the change orders for two (2) new fire engines being purchased from Sutphen Corporation. After sending Fire Department staff to Ohio for the pre-construction meeting to finalize the layout and design of two (2) new fire engines approved by Council on November 16, 2021, Council Bill 1217-2021, staff was expecting to see some changes. Fleet has reviewed the proposed changes with the Fire Chief, and he is in full support of all modifications on the change orders. The price reflects changes for both engines after applying the \$12,500 contingency that was built into the price for each. Funding will be taken from Fleet Reserves as suggested by Finance Director Carol Barnes. A motion was made by Alderman Moyer to approve. Seconded by Alderman Wendt. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

7. Flood Pump Repair. Staff is seeking approval for the purchase and installation one (1) new Gusher Pump for flood pump #651. Staff had a difficult time locating companies that could fabricate the connection of the pump to the engine, but was able to get two price quotes; Power Process Equipment, Inc. and Schebler Specialty Fab. Power Process Equipment contacted Schebler Specialty Fab to subcontract the work for them and still managed to offer a lower cost to the City. Funds are available in Account #448-0846-437.04-27, but the repair will be charged as an accident repair to Municipal Services/Streets. A motion was made by Alderman O'Brien to approve. Seconded by Alderman Wendt. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

8. Police K-9 Unit. Staff is seeking approval for the purchase one (1) new 2022 Ford Police Interceptor Utility with upfit and operate as a K9 unit. This is an addition to the fleet and will be paid for by the Police Department out of account #012-9901-418.06-65; Special Projects, Other Supplies/Services (Project Code: STATE). The City is able to purchase this unit on a joint purchase contract; however, staff reached out to Sexton Ford in Moline, Illinois, and they were able to beat the joint purchase contract pricing, so staff is recommending to reinvest in Moline. The Police Department would like to add a K9 unit to their fleet of vehicles due to the addition of a second K9 handler in 2022. A motion was made by Alderman Moyer to approve. Seconded by Alderman Williams. There was discussion. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

9. Police K-9 Upfit. A motion was made by Alderman Williams to approve. Seconded by Alderman Wendt. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

11. Amending Chapter 27, "PURCHASING," of the Moline Code of Ordinances. Margaret Kostopulos, Corporation Counsel, explained that this Ordinance was tabled on January 11, 2022, with the caveat that it would be discussed further, with smaller bites taken. A motion was made by Alderman Timion to modify the table indefinitely. Seconded by Alderman O'Brien. Motion passed on roll call with the following vote: ayes: Aldermen Waldron, Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: none.

12. Amending Chapter 4, "ALCOHOLIC LIQUOR," of the Moline Code of Ordinances. Margaret Kostopulos, Corporation Counsel, indicated that this Ordinance was tabled on January 11, 2022, after approval of part of the original revisions, which included new state law. What remains of the proposed amendment would prohibit a Class C/CC/CCC liquor licensee from locating adjacent to or abutting a Class B Tavern. A motion was made by Alderman Wendt, seconded by Alderman Moyer, to remove the item from the table. Alderman Wendt moved to amend and strike the amended section in its entirety. Seconded by Alderman Moyer. Motion passed on roll call with the following vote: ayes: Aldermen Schmidt, Williams, Macias, Wendt, Timion, Moyer and O'Brien; nays: Alderman Waldron. Alderman Wendt, seconded by Alderman Moyer, moved to amend to eliminate the caps on Class C/CC/CCC and replace with the requirement that any new such application be brought before the Council for consideration. There was discussion. Motion failed on roll call with the following vote: ayes: Aldermen Schmidt, Wendt and Moyer; nays: Aldermen Waldron, Williams, Macias, Timion and O'Brien. The amended motion passed on roll call with the following vote: ayes: Aldermen Waldron, Williams, Wendt, Timion, Moyer and O'Brien; nays: Aldermen Schmidt and Macias.

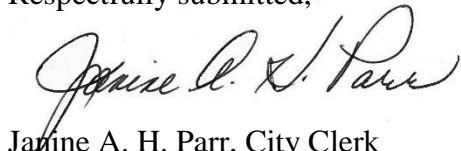
Public Comment

There was no comment.

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The meeting adjourned at 8:40 p.m.

Respectfully submitted,



Jamine A. H. Parr, City Clerk