

MINUTES OF THE REGULAR CITY COUNCIL MEETING OF 22 APRIL 2013

13C-0141 – CALL TO ORDER

Mayor Terry Renner called the regular meeting to order at 6:30 p.m. in the Board Chambers at 312½ North Main Street on 22 April 2013.

13C-0142 – ROLL CALL

Upon roll call the following members were present: Cording, Fach, Greene, Lincoln, Painter and Renner.

Absent: Murphy

13C-0143 – ESTABLISHMENT OF QUORUM

Mayor Terry Renner announced a quorum of Board members present to conduct City business.

13C-0144 – PLEDGE OF ALLEGIANCE

The Pledge was recited.

13C-0145 - REPORTS OF STANDING COMMITTEES

None.

13C-0146 – PUBLIC COMMENTS

No comments.

CONSENT AGENDA CA13-08

13C-0147 – APPROVAL OF MINUTES OF THE APRIL 8, 2013 CITY COUNCIL MEETING

13C-0148 – ACCEPTANCE OF MARCH 2013 FINANCIAL REPORT

13C-0149 – APPROVAL OF FISCAL YEAR 2013 UTILITY WRITE-OFF'S

13C-0150 – APPROVAL OF STAFF RECOMMENDATIONS FOR PROPOSED AMENDMENT TO A LEASE BETWEEN AT&T AND THE CITY OF GALENA FOR CELLULAR ANTENNAS ON THE DODGE STREET WATER TOWER

Motion: Lincoln moved, seconded by Painter, to approve Consent Agenda CA13-08 as presented.

Discussion: Fach asked for clarification on the lease agreement. Moran advised AT & T is proposing the following changes to the lease agreement:

- Pay \$22,500 annually for the next five years beginning July 1, 2013 with a 25% rent increase every five years beginning July 1, 2018. The current rent of \$1,827 is paid monthly and would increase 3% per year under the current lease.
- Expand the number of antennas at any time during the lease term at no additional lease cost to AT & T. Under the current agreement, and expansion must be approved by the city and would be an opener for changes to the monthly rent. Generally staff feels this is not a good thing. They would like to have the ability to review. This would allow them to add more antennas without paying additional rent.

- If the city receives an offer from a third party to assign the rental income from the AT & T lease, AT & T would have the right to match the rental stream offer. Staff agrees with this provided we have the opportunity to negotiate with the third party and if they want to buy it out they can.

Roll Call: AYES: Fach, Greene, Lincoln, Painter, Cording, Renner
 NAYS: None
 ABSENT: Murphy

The motion carried.

UNFINISHED BUSINESS

13C-0126 – APPROVAL OF THE RENEWAL OF TOUR SERVICE LICENSES FOR THE PERIOD MAY 1, 2013-APRIL 30, 2014

Motion: Fach moved, seconded by Greene, to open discussion on the Tour Service Licenses for the period May 1, 2013-April 30, 2014.

Discussion: None.

Roll Call: AYES: Greene, Lincoln, Painter, Cording, Fach, Renner
 NAYS: None
 ABSENT: Murphy

The motion carried.

Discussion: Council discussed the use of oversized vehicles. Lincoln reminded Council previous councils discussed the use of oversized vehicles and developed the oversized restrictions. Any inquiries received from residents will be handled by the Police Department.

Motion: Cording moved, seconded by Fach, to close discussion on the Tour Service Licenses for the period May 1, 2013-April 30, 2014.

Discussion: None.

Roll Call: AYES: Lincoln, Painter, Cording, Fach, Greene, Renner
 NAYS: None
 ABSENT: Murphy

The motion carried.

Motion: Fach moved, seconded by Painter, to approve the renewal of the Tour Service Licenses for the period May 1, 2013-April 30, 2014, item 13C-0126.

Discussion: None.

Roll Call: AYES: Painter, Cording, Fach, Greene, Lincoln, Renner
 NAYS: None
 ABSENT: Murphy

The motion carried.

13C-0132 – DISCUSSION AND POSSIBLE ACTION ON LEASE AGREEMENT WITH THE GALENA AREA CHAMBER OF COMMERCE FOR THE DEPOT

Motion: Cording moved, seconded by Fach, to approve the lease agreement with the Galena Chamber of Commerce for the Depot with the changes made with regard to suggested parking clarifications and postings.

Discussion: None.

Roll Call: AYES: Painter, Cording, Fach, Greene, Lincoln, Renner
 NAYS: None
 ABSENT: Murphy

The motion carried.

NEW BUSINESS

13C-0151 – PRESENTATION OF 2013-14 VISITGALENA.ORG OPERATING BUDGET

Richard Forrester, 614 Gear Street presented the VisitGalena.org Operating Budget. He noted \$60,000 has been added to the marketing category with \$50,000 to be used for marketing and sponsorship of local events. He advised wage increases were minimal.

13C-0152 – MONTHLY REPORT FROM ENVIRONMENTAL MANAGEMENT CORPORATION (EMC)

Saylor advised Jerry Kirchner is back at work and doing well.

They continue to battle the bacteria problems with Well #6. The well has been running constantly for several weeks. If the tests taken today come back with bacteria, Saylor advised he will send samples to Kansas to a lab to help identify what type of bacteria we are dealing with. The Well must show readings of zero for two days in order to pass.

13C-0153 – DISCUSSION AND POSSIBLE ACTION ON APPROVAL OF A CONTRACT FOR GRANT PARK GAZEBO RESTORATION

The following bids were received:

Company	Base Bid \$	Alternates 1-3
Montgomery Timmerman Construction	\$63,604	No prices
Renaissance Restoration	\$89,450	\$2,120 (Alt. 2)

Motion: Fach moved, seconded by Greene, to postpone action on the approval of a contract for the Grant Park Gazebo Restoration.

Discussion: Council discussed and agreed they would like to sit down with the contractor as well as the Galena Foundation to determine what type of materials will be used before agreeing to a contract.

Roll Call: AYES: Fach, Greene, Lincoln, Painter, Cording, Renner
 NAYS: None
 ABSENT: Murphy

The motion carried.

13C-0154 – FIRST READING OF AN ORDINANCE ANNEXING 33.71 ACRES PURSUANT TO A PETITION FOR ANNEXATION BY OWNERS JAMES RICHARDS, JO ANN RICHARDS, JOSEPH BORSODORF, ALEXANDER PHILLIPS AND JAMES SULLIVAN

Motion: Greene moved, seconded by Painter, to approve the first reading and waive the second reading of an ordinance annexing 33.71 acres pursuant to a petition for annexation by owners James Richards, Jo Ann Richards, Joseph Borsdorf, Alexander Phillips and James Sullivan.

Discussion: None.

Roll Call: AYES: Greene, Lincoln, Painter, Cording, Fach, Renner
 NAYS: None
 ABSENT: Murphy

The motion carried

13C-0155 – DISCUSSION AND POSSIBLE ACTION ON A CONTRACT FOR AUDITING SERVICES

The following bids were received:

Year	Firm				
	Baker Tilly	Eide Bailey	McGlavery	O’Connor Brooks & Co.	Wiplfli
2013	\$26,000	\$25,500	\$24,000	\$21,450	\$24,500
2014	\$27,000	\$26,500	\$24,600	\$21,725	\$24,990
2015	\$28,000	\$27,500	\$25,300	\$22,000	\$24,450
TOTAL	\$81,000	\$79,500	\$73,900	\$65,175	\$73,940

If the work performed exceeds the scope included in the RFP, the firms would bill the city on an hourly basis. The hourly costs for each firm are as follows:

Personnel	Baker Tilly	Eide Bailey	McGlavery	O’Connor Brooks	Wiplfli
CPA/Principals	\$110-\$310	\$200	\$275	\$130	\$175
Accountants	\$110-\$310	\$120-\$150	\$90-\$135	\$90-\$105	\$110
Administrative	\$70-\$90	\$80	\$80	\$60	\$60

Motion: Painter moved, seconded by Cording, to award the contract for audit services to O’Connor Brooks.

Discussion: Painter thanked staff for doing the RFP. She finds it reassuring and nice to know that we are continuing to make a wise decision when it comes to the audit.

Roll Call: AYES: Painter, Cording, Fach, Greene, Lincoln, Renner
 NAYS: None
 ABSENT: Murphy

The motion carried

13C-0156 – DISCUSSION AND POSSIBLE ACTION ON THE FISCAL YEAR 2013-14 OPERATING BUDGET

Motion: Cording moved, seconded by Painter, to approve the Fiscal Year 2013-14 Operating Budget with the proposed changes as summarized on page 54 of the packet.

Discussion: Cording stated she appreciates the investigation of the concerns brought forward and appreciated the comparison of salaries as much as it could be. She likes the idea of the Illinois Gaming Machine money going toward Turner Hall.

Painter questioned if the gaming money would be in addition to what was already budgeted for Turner Hall. Moran advised he essentially deducted the \$10,000 that was there and put in the \$25,000. He advised, whatever the gaming machine revenue is, it would be put into the Turner Hall Fund.

Moran presented three salary increase options. Council discussed and agreed to go with option number 1, 3.25 percent for all non-union employees.

Roll Call: AYES: Painter, Cording, Fach, Greene, Lincoln, Renner
NAYS: None
ABSENT: Murphy

The motion carried

13C-0157 – WARRANTS

Motion: Lincoln moved, seconded by Fach, to approve the Warrants as presented, item 13C-0157.

Discussion: None.

Roll Call: AYES: Painter, Cording, Fach, Greene, Lincoln, Renner
NAYS: None
ABSENT: Murphy

The motion carried.

13C-0158 – ALDERPERSONS' COMMENTS

Highway 20 – Fach advised he has a CD showing three good wrecks on the highway and Dodge Street and a fourth accident that went across the highway from High Street and into the stop sign. He will send the photos to IDOT

Jake Brake Sign – Fach questioned why the “No Jake Braking” sign is located so far out and not closer to town.

Trail Monitors – Painter stated she is in the process of seeking trail monitors for the Galena River Trail. She received a good response last year and it worked out very well. Those interested can contact Emily Painter or City Hall to sign up.

Thank you/Farewell – Painter thanked Alderperson Cording for her work on the Council and bid her farewell. She was very responsive and did a very articulate job in representing her constituents. She wished her the best.

13C-0159 – CITY ADMINISTRATOR'S REPORT

City Hall – Moran advised plans are still moving forward with the new city hall. The plans should be ready to bid by May 1st.

13C-0160 – MAYOR'S REPORT

Thank you – Mayor Renner thanked Alderperson Cording for sitting with us for four years. He wished her luck and thanked her for her hard work.

13C-0161 - ADJOURNMENT

Motion: Fach moved, seconded by Cording, to adjourn.

Discussion: None.

Roll Call: AYES: Cording, Fach, Greene, Lincoln, Painter, Renner
NAYS: None
ABSENT: Murphy

The motion carried.

The meeting adjourned at 7:17 p.m.

Respectfully submitted,



Mary Beth Hyde
City Clerk