



**CITY OF MONMOUTH
COUNCIL MEETING MINUTES**



Date: Tuesday, January 2, 2018

Time: 7:00 p.m.

Location: 100 East Broadway
Monmouth, Illinois

I. CALL TO ORDER & PLEDGE OF ALLEGIANCE

Mayor Rod Davies called the meeting to order in the Council Chambers at City Hall, 100 East Broadway at 7:00 p.m. and led the audience in the Pledge of Allegiance to the Flag.

II. ROLL CALL

Executive Administrative Assistant Jan Helms called the roll and those answering **Present** were: Aldermen Justin Thomas, Dave Rutledge, Alderwoman Susan Twomey, Aldermen Brian Daw, Bob Wells, and Joe Clark **Absent:** Aldermen Juan Pinedo and Dan Heatherly **Also Present:** Mayor Rod Davies, City Administrator Lew Steinbrecher, City Attorney Marcum Spears, Executive Administrative Assistant Jan Helms, MFD Chief Casey Rexroat, MPD Chief Joe Switzer, Building and Zoning Director Wade Woodward, Woodard & Curran Public Works Director Andy Jackson, IT Director Ken Helms and Andy Bell-Baltaci of the Review Atlas. **Also Absent:** City Clerk Susan S. Trevor

III. APPROVAL OF MINUTES

A. Approval of the December 18, 2017 Truth in Taxation Hearing and the December 18, 2017 Council Meeting Minutes

It was moved by Alderman Daw and seconded by Alderman Rutledge to approve the December 18, 2017 Truth in Taxation and December 18, 2017 Council Minutes as presented. **AYE:** Aldermen Thomas, Rutledge, Alderwoman Twomey, Aldermen Daw, Wells, and Clark **NAY:** none **ABSENT:** Aldermen Pinedo and Heatherly **MOTION CARRIED.**

IV. PRESENTATIONS TO THE COUNCIL

A. Presentations or Citizen Inquiries (All inquiries are limited to 3 minutes per City Ordinance)
There were none to be heard.

B. Consent Agenda

1. Approval of Bills (Items on Consent Agenda will not be discussed unless a request is made to remove an item for discussion)

It was moved by Alderman Clark and seconded by Alderwoman Twomey to approve the Bills as presented. **AYE:** Aldermen Thomas, Rutledge, Alderwoman Twomey, Aldermen Daw, Wells, and Clark **NAY:** none **ABSENT:** Aldermen Pinedo and Heatherly **MOTION CARRIED.**

2. Meeting Time Change to 6:00 pm from 7:00 pm

It was moved by Alderwoman Twomey and seconded by Alderman Wells to change the meeting the meeting time to 6:00 pm from 7:00 pm through April 2018. **AYE:** Alderwoman Twomey, Aldermen Daw, Wells, Clark, Thomas and Rutledge. **NAY:** none **ABSENT:** Aldermen Pinedo and Heatherly **MOTION CARRIED**

V. COMMITTEE OF THE WHOLE

A. Building/Zoning – Director Wade Woodward

- Citizen Lake Update – the electrical and plumbing has been installed and they are waiting for the electrical cabinet that had to be ordered.
- Monmouth Manufactured Homes – John Tuttle – had to update the plumbing, electrical, and gas on 4 of the lots at Cokel Court.
- Smithfield is installing a new underground electrical service to the proposed site for the new Inedible Building. They plan to begin this project soon. 200 geo piers have to be installed under the building due to the condition of the ground in that area.
- Casey's – The fire suppression hood passed inspection. The final inspection is scheduled for the end of this week. Their plan is to open mid-week the week of January 8, 2018.
- Shyvel's – the brickwork has been completed on the south side of the building, with the exception of washing the brick. They had to re-lay the brick from 6' on up. This was a Façade grant as there is an entrance to a business on the south side.

B. Community Engagement – Ken Helms

- Ken will have a rough draft of the updated Website in 2-3 weeks.
- He is considering doing an annual newsletter that will provide a wrap-up of the year, including projects, major changes, ordinance changes, informing the public to encourage engagement.

C. Woodard-Curran – Director Andy Jackson

- Work has been routine – leaf pick-up, 2 snow events, 7 water main breaks since 12/21, with two on New Year's Eve.
- Screw pump – electrical is done. Grouting is on hold due to weather.
- Force Main Bids – received 7 bids. Lowest bidder was Legacy Corporation for \$478,880. W/C received several references from cities Legacy has worked for. W/C Engineering recommends Legacy Corporation for the project.

Alderman Rutledge asked if they are going to leave the existing pipe in the ground.

Director Jackson said it would be left in the ground within 5 feet of the new pipe. Alderman Rutledge asked if it is going to be a bigger pipe. Director Jackson said it was the same size, but you can push more water through PVC than you can through cast. Alderman Rutledge asked what the time frame would be and Director Jackson said they want to be across the crop ground before the crops are planted in the spring.

Mayor Davies said there would be no action, but asked Ken Helms to brief Council on the SBA Communication's proposal to buyout the lease for the tower located at the south water tower. It is a cell monopole and they pay us \$1,000/month for it. One of their customers is Verizon and they will be with them for a long-term lease. They are proposing a one-time buyout of \$180,000 – good for 55 years. We would receive the \$180,000 within three months, then SBA can sell service until this agreement expires. Cell technology has changed and in 18 years, they may not need this tower. Administrator Steinbrecher said that while \$180,000 would be nice, the buyout would not allow opportunity for any additional funds for 55 years. We currently have \$12,000 in recurring revenues with the agreement in place now, signing the buyout restricts negotiating any increases in rent in the future. He has reservations about giving up control of the tower. Alderman Wells commented that \$180,000 could help a lot if we had it all at once. Ken

said this interest in the tower may have something to do with the State of Illinois signing on to go with First Net, which is a Public Safety network leading eventually to next generation 911. This is a 20-30 year project. SBA is looking for a group of 200 towers to help display First Net. Alderman Daw said that regardless of the technology, we will still need the antenna. Ken said that in some of the 5G areas, they place smaller cellular towers on utility poles and that these lease buyouts do not happen often. Alderwoman Twomey mentioned that companies do not make offers unless it benefits them and that we should make our own negotiations. Alderman Thomas asked if private providers sell tower space to Verizon and Director Helms reported that in the current lease, Verizon leases space on the tower to allow coverage and we receive 10% (profit sharing) of the clients that SBA has on the tower.

VI. ORDINANCES

A. 1st Reading – 18-001, Sexual Harassment Policy

Mayor Davies explained that the State of Illinois directed all municipalities to pass this Sexual Harassment Ordinance by January 15, 2018. **It was moved by Alderman Wells and seconded by Alderman Clark to approve Ordinance 18-001. AYE:** Aldermen Wells, Clark, Thomas and Rutledge, Alderwoman Twomey and Alderman Daw **NAY:** none **ABSENT:** Aldermen Pinedo and Heatherly **MOTION CARRIED.**

VII. OTHER BUSINESS

There was none to be considered.

VIII. ADJOURNMENT

It was moved by Alderman Rutledge and seconded by Alderwoman Twomey to adjourn the meeting at 7:35 p.m. MOTION CARRIED by unanimous voice vote with the exception of Aldermen Pinedo and Heatherly, who were absent.

Mayor Rod Davies

**Executive Administrative Assistant
Jan Helms**