

**MARENGO CITY COUNCIL
REGULAR MEETING MINUTES**

Marengo City Hall
132 E. Prairie Street
Marengo, Illinois
May 27, 2008
7:00 p.m.

CALL TO ORDER

Mayor Donald B. Lockhart called the May 12, 2008 Regular City Council Meeting to order at 7:00 p.m.

PLEDGE OF ALLEGIANCE

Mayor Lockhart led everyone present in the Pledge of Allegiance.

ROLL CALL

Present for the Clerk Pro Tem's roll call were Mayor Donald B. Lockhart, Alderman Patrick Shelton, Alderman Michael Secor, Alderman Carole Bartman, Alderman Lisa Trainor, Alderman Michael Smith, and Alderman Todd Hall. Absent was Alderman Pat Signore.

Alderman Erik DeBoer arrived at 7:05 p.m.

PUBLIC PARTICIPATION

None

APPROVAL OF MINUTES

A motion to pass the May 7, 2008 Committee of the Whole and Executive Session minutes was made by Alderman Smith, seconded by Alderman Secor, the motion passed with an aye voice vote by Aldermen: Trainor, Hall, Smith, Secor, and Mayor Lockhart. Aldermen: Shelton, DeBoer, and Bartman abstained.

A motion to pass the May 12, 2008 Regular and Executive Session minutes was made by Alderman Secor, seconded by Alderman Hall. The motion passed with an aye voice vote by Aldermen: Shelton, DeBoer, Hall, Bartman, Secor, and Mayor Lockhart. Alderman Trainor Abstained.

NEW BUSINESS

a. City Staff, Economic Development Commission and Police Pension Commission Appointments

A motion to pass the annual appointment of the following officers for the City:

Chief of Police:	Leslie Kottke
Superintendent of Public Works:	Donald J. Craney
Building Commissioner:	Jayson Shull
ESDA Coordinator	Joseph Hallman
City Attorney:	Carlos Arevalo and Law Offices of Zukowski, Rogers, Flood & McArdle

City Engineer: Darrel Gavle and Baxter & Woodman

In addition, to reappoint Carl Martens, Harvey Meyers, and John Wyrostek to the Economic Development Commission for another three year term as well as William Ryman and James Hare to the Marengo Police Pension Board for another two year term was made by Alderman Shelton, seconded by Alderman Bartman. The motion passed with an aye voice vote by Aldermen: Bartman, Smith, Shelton, Trainor, DeBoer, Hall, and Secor.

b. Resolution Declaring Certain City Property as Surplus

A motion to pass a resolution authorizing the City of Marengo to take for possession property from the Marengo Police Department and dispose of said items pursuant to the Law Enforcement Disposition of Property Act was made by Alderman Smith, seconded by Alderman Trainor. The motion passed with an aye voice vote by Aldermen: Bartman, Smith, Shelton, Trainor, DeBoer, Hall, and Secor.

c. 837 W. Grant Highway Lease

Alderman Bartman questioned if the City Attorney had reviewed the lease, the answer was the City Attorney drafted the lease.

Aldermen Trainor inquired about the property taxes since the property would not have a tax exempt status. The taxes would be assessed at \$1,000.00 to \$1,500.00. Alderman Trainor also wanted to know what maintenance would be required. Assistant to the Administrator Josh Blakemore stated there would be some upgrades to the building. Mr. Behm would like painting, carpet, replacement of damaged coach lights and the removal a non-load bearing interior wall. Mr. Behm would be willing to do the work on the building himself if the City would provide the material.

Alderman Trainor motioned to approve the commercial lease at 837 W. Grant Highway and authorize the Mayor to sign it, seconded by Alderman DeBoer. The motion passed with any aye voice vote by Aldermen: Bartman, Smith, Shelton, Trainor, DeBoer, Hall, and Secor.

d. 117 Ford St. — Homeowner Request for City to Pay for Sewer Rodding — Paul Wixom

Mr. Wixom was not in attendance at the meeting. Superintendent Craney stated that the City opened the manhole across the street from the Wixom house. There was a minor backup in the sewer manhole. Superintendent Craney believes that the blockage was in the Wixom line. Mr. Wixom was still clogged and backing up after City staff cleaned the minor backup. City staff is of the opinion that the sewage back-up inside the Wixom residence was due to the personal sewer line being clogged. Property owners are responsible for all sewer lines from the inside of the dwelling all the way to the sewer main. Therefore, staff feels payment of \$175 for the private sewer line rodding shall be the responsibility of the property owner. A motion to deny payment of the \$175.00 bill for sewer rodding was made by Alderman Bartman, seconded by Alderman Hall. The motion passed with an aye voice vote by Aldermen:

Bartman, Smith, Shelton, Trainor, DeBoer, Hall, and Secor.

e. Request for a Special Use Permit Continuation and Variances — 200 W. Grant Highway — McDonald's

Mr. Tom Roush was in attendance to represent Susan and Dawn Singleton who are seeking a renewal of the special use permit in conjunction to allow the footprint of the building to be enlarged. This enlargement will allow for upgrades to meet ADA compliant restrooms as well as a kitchen enlargement and more seating capacity. This request was presented at the May 19, 2008 Planning and Zoning Commission meeting. The PZC adopted the findings of facts and made a recommendation to approve the issuance of a special use permit. The PCZ recommended:

1. Restrict the drive through operating hours from Sunday-Thursday to 5:00 a.m. to 11 p.m. and Friday and Saturday to 5:00 a.m. to 12:00 a.m.
2. Install an intermediate landscape island within the existing parking area along the Route 20 side, and
3. Install a "Please Do Not Honk" sign on the property.

The petitioners have already installed the "Please Do Not Honk" sign. Susan Singleton presented the color scheme and materials that would be used in the renovation to the building. The theme will be Americana. The colors of the building will be beige and burgundy.

Alderman Trainor inquired about the discussion the PZC had on the hours of operation. Alderman Bartman stated that she was at the PZC meeting and there were no restrictions on the hours on the current special use permit but the Singleton's have keep the hours much earlier than what McDonald does allow to keep with residential consideration. There will be new landscaping added parallel to Rt. 20. No drainage will be affected. Building Commission Shull had looked into the drainage and could find no problems. From a stormwater standpoint the increase in additional square footage did not warrant any additional stormwater controls.

A motion to adopt an ordinance issuing a special use permit allowing a drive thru feature for a retail food site while granting a variation to the Marengo Zoning Ordinance Section 8. 7 for a decrease in the required amount of parking space's and granting a variation to the Marengo Municipal Code Chapter 21.10 (2) (B) with conditions as noted above was made by Alderman DeBoer, seconded by Alderman Secor. The motion passed with an aye voice vote by Aldermen: Trainor, Secor, Bartman, DeBoer, Shelton, Hall, and Smith.

Alderman Bartman took the opportunity to thank the Singleton's for being good corporate citizens for the last 15 years and for giving back to the community and would like them to know the City of Marengo appreciates all they have done.

f. Consideration of Marengo Marketplace Resolution

A motion to authorize an agreement with the receiver, taking into account the comment and proposed language as requested, and provide the Mayor the

authority to execute it was made by Alderman Secor, seconded by Alderman Smith. The motion passed with an aye voice vote by Aldermen: Trainor, Secor, Bartman, DeBoer, Shelton, Hall, and Smith.

OLD BUSINESS

No old business at this time.

MAYOR'S STATEMENTS AND REPORTS

The Mayor stated that he was looking at strategic / financial planning for the future of Marengo. The Mayor has spoken to Rich Flood about putting on a seminar for all the Aldermen. There will be 3 and 6 month follow-ups with the seminar to see where the City Council is at. The Mayor feels the City needs to have a 5 and 10 year plan. The date for the seminar will be set at the next City Council meeting.

DEPARTMENT HEAD AND STAFF REPORTS

Building Commissioner Jayson Shull submitted his report in the packet.

Superintendent of Public Works Jim Craney submitted his reports for water and streets. Superintendent Craney also reported the generator for the WWTP has been delivered.

Assistant to the Administrator Josh Blakemore had nothing to report at this time.

John Tierney, Baxter & Woodman, submitted his report.

Deputy Chief Joe Hallman submitted a report. Deputy Chief Hallman pointed out a letter in his report that Andrew Kjellgren was being honored by MADD as one of the "Top Ten" law enforcement officers in McHenry County for the year 2007. He is one of ten officers who have had the highest number of DUI arrests in the county.

City Administrator Scott Hartman did not have a report at this time because he was out on vacation last week. He did pass out a report on the residential development project status summary.

City Attorney Carlos Arevalo had no report at this time.

EXECUTIVE SESSION

A motion to go into Executive Session for the purpose of personnel and potential litigation was made by Alderman DeBoer, seconded by Aldermen Shelton. The motion passed with an aye voice vote by Aldermen: Trainor, Secor, Bartman, DeBoer, Shelton, Hall, and Smith.

RETURN TO OPEN SESSION

The City Council returned to open session at 8:19 p.m.

The City Council went back to Item 6 f. Consideration of Marengo Marketplace Resolution.

There have been some calls about the Pace cut. The City needs to make a list of agencies available to the citizens. Possibly churches or senior service organizations could help out with rides and Wisted's offer a delivery service.

Alderman Smith would like the strategic planning to be followed up immediately with the financial planning; waiting too long could lose continuity.

ADJOURNMENT

A motion to adjourn the meeting was made at 8:30 p.m. by Alderman Shelton, seconded by Alderman DeBoer. The motion passed with an aye voice vote by Aldermen: Trainor, Secor, Bartman, DeBoer, Shelton, Hall, and Smith.

Respectfully submitted,

Sally Millermon
Clerk Pro Tem