

3 October 2017 Minutes of the Regular and Committee of the Whole Meetings of the Silvis City Council held in Silvis City Hall, Council Chambers, 121 11th Street Silvis at 6:30pm.

1) Pledge of Allegiance:

Mayor Matt Carter called the 3 October 2017 Regular meeting of the Silvis City Council to order at 6:30pm and led the Silvis City Council in the Pledge of Allegiance.

2) Roll Call:

Mayor Matt Carter asked City Clerk Jim Nelson to call the Roll.

Members present: Tony Trulson, Larry York, Ian Pavelonis, Kathy Hall, Caryn Unsicker, Todd Malmstrom, Bob Rockwell, Rick Lohse.

Member absent: None

3) Proclamations: *None*

4 Guest Speaker: *None*

5) Public Comment: *None*

6) Consent Agenda:

Mayor Matt Carter asked City Clerk Jim Nelson to read the Consent Agenda dated 3 October 2017. Clerk Nelson read the Consent Agenda dated 3 October 2017. Mayor Carter asked if anything needed to be removed from the Consent Agenda dated 3 October 2017. Mayor Carter asked for a motion to accept the Consent Agenda dated 3 October 2017.

Motion:

Alderwoman Kathy Hall made a motion to approve the Consent Agenda dated 3 October 2017. Motion was seconded by Alderwoman Caryn Unsicker.

Vote:

Members voting aye: Tony Trulson, Larry York, Ian Pavelonis, Kathy Hall, Caryn Unsicker, Todd Malmstrom, Bob Rockwell, Rick Lohse.

Motion carried 8 ayes 0 nays 0 absent

7) *Items removed from the Consent Agenda:*

8) *Special Non-Consent:*

A) Economic Development

Item 1) Redevelopment agreement between the City of Silvis and J & K Housing

Motion:

Alderwoman Kathy Hall to adopt Ordinance 2017-32 a Redevelopment agreement by and between the City of Silvis and J & K Housing Inc. in the Silvis Avenue TIF.

Motion was seconded by Alderman Larry York.

Vote:

Members voting aye: Tony Trulson, Larry York, Ian Pavelonis, Kathy Hall, Caryn Unsicker, Todd Malmstrom, Bob Rockwell, Rick Lohse.

Motion carried 8 ayes 0 nays 0 absent

Item 2) Redevelopment agreement between the City of Silvis and Weber Auto Group

Alderwoman Kathy Hall said she wanted to remove this item from the agenda to review the wording and will represent this item on October 17th.

Item 3) Redevelopment agreement between the City of Silvis and Weber Auto Group

Alderwoman Kathy Hall said she wanted to remove this item from the agenda to review the wording and will represent this item on October 17th.

Regular Meeting

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8) *Special Non-Consent: (continued)*

B) Finance

Discussion:

Alderman Rick Lohse explained that the final numbers for the refinancing of the 2008 Bond that passed through Council on June 20th in Ordinance 2017-19 we had a limit of a \$72,000 savings from that sale. After the math and final numbers it does not look like the savings will be \$72,000. The actual savings will be \$60,000 we will have to change the language a little to show that the savings will be \$60,000.

Motion:

Alderman Rick Lohse made a motion to continue with the refinancing of the 2008 bond issue. Motion was seconded by Alderman Bob Rockwell.

Vote:

Members voting aye: Tony Trulson, Larry York, Ian Pavelonis, Kathy Hall, Caryn Unsicker, Todd Malmstrom, Bob Rockwell, Rick Lohse.

Motion carried 8 ayes 0 nays 0 absent

9) *Mayor's Report:*

Mayor Matt Carter explained that he and Aldermen Lohse, Malmstrom and Trulson attended the 104th IML Annual Conference in Chicago on the 21st through the 23rd of September. Mayor Carter named all of the classes that the Silvis group attended. (See Attached). Mayor Carter noted that Aldermen Trulson and Malmstrom both got a lot out of the Conferences. Mayor Carter explained that at the Mayor's roundtable discussions the subject of closed sessions came up and many of the Municipalities were urging to stay away from closed session issue as much as possible unless it is very touchy. Another item that came up was problem area's in the downtown area that seem to have properties that never are occupied it was recommended that the City lease the building for a year or 5 years depending on the contract and then sublease it to an entrepreneur on a month to month basis at a lower rate to get them started in the business. After the Council meeting all of the Aldermen that went to the classes will be available to elaborate more on the classes after this meeting or another time. Mayor Carter thanked the Council for allowing them to attend the conference. Alderman Malmstrom had the opportunity to meet and have a photo op with Mike Ditka a very dynamic speaker. I ask the Chair of Parks, Building & Grounds to look at a potential dog park. Finance we need to start looking at budgets for the 2018-2019 fiscal year. We also have Labor negotiations looming in the near future. We also talked in the Mayor's Roundtable for each and every Alderman take a ride along with Mr. Grafton and see and understand what each employee does for our community on a daily basis. Mayor Carter said it take more than looking over the numbers to see what goes on in our community.

10) *Attorney's Report:*

Attorney Graham Lee reported that his office has sent out all the notices for the abandoned properties.

11) *City Administrator's Report:*

City Administrator Jim Grafton reported the J & K Housing broke ground yesterday so two lots are sight ready. Mr. Grafton said that is really good to see that right after we take action on a development that the Developer is readying the ground for what he promised. Mr. Grafton then reported on a meeting that he attended earlier in the morning at Bi-State to report on the Enterprise Zone expansion. Mr. Grafton wanted to fill Council in briefly on what is happening

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11) City Administrator's Report: (continued)

with the renewal application to extend our Enterprise Zone. The EZ is only good for 20 years, March 31 of 2018 it is done. The two primary benefits are no sales tax on construction materials purchased in Illinois and no building permits fees. John Deere officials were at the meeting and they said they had invested more than a Billion dollars in their facilities to take advantage of the Enterprise Zone. So earlier this year we applied and we just got the results and there were 13 applicants and the QC Area did not make the top 10, they only select the top 10. So that means that our zone is going to expire at the end of March. The purpose of the meeting this morning was to hire a consultant to actually get this done by the end of this year. So we will have an opportunity to be back in the zone by January 1 of 2019. It is a lot of money to do this consulting. There are 6 communities involved including the City of Rock Island, Rock Island County, Milan East Moline, Silvis, and Moline. The cost for the consultant would be based on population. Mr. Grafton guessed the cost for the City of Silvis would be 4 to 5 thousand for that consulting fee. I feel it is quite important that we stay in that Enterprise Zone as it is one of the few Economic Development tools we have left. You may see something in the press about it from some of the other communities.

12) City Engineer: None

13) City Treasurer: None

14) City Clerk:

City Clerk Jim Nelson noted that the September Treasurer's Report is in their agenda packet Treasurer Armstrong could not be here tonight if anyone had any questions he would try to answer or would get the answer for you. Clerk Nelson then noted that his Deputy Clerk Andrea Gryp will be attending Municipal Clerks Institute in Springfield next week. Clerk Nelson also noted he would like to send Martha Nieto and Andrea to a Conference in Des Moines on the 18th of October to prepare for yearend processes. This will cost about \$190 plus meals and travel. Clerk Nelson noted that he had the money available in his training and seminars and conferences line item. Clerk Nelson reminded everyone that Trick or Treat is on Tuesday October 31st from 5:00pm until 8:00pm. Trunk or Treat will be held at the Library on Sunday October 29th from 4:00pm until 6:00pm.

15) Call for adjournment from the Regular Meeting of the Silvis City Council.

Mayor Matt Carter said if there was no more business to be brought before the 3 October 2017 Regular Meeting of the Silvis City Council he would entertain a motion to adjourn.

Motion:

Alderman Bob Rockwell made a motion to adjourn from the 3 October 2017 Regular Meeting of the Silvis City Council. Motion was seconded by Alderman Todd Malmstrom.

Vote:

Motion carried via voice vote.

The 3 October 2017 Regular Meeting of the Silvis City Council adjourned at 6:48pm.

Committee of the Whole

3 October 2017

16) Call Committee of the Whole to Order & Roll Call

Mayor Matt Carter called the 3 October 2017 Silvis City Council Committee of the Whole Meeting to order at 6:49pm and asked City Clerk Jim Nelson to call the Roll.

Roll Call

Members present: Tony Trulson, Larry York, Ian Pavelonis, Kathy Hall, Caryn Unsicker, Todd Malmstrom, Bob Rockwell, Rick Lohse.

Members absent: None

17) Public Comment: None

18) Agenda items for discussion:

A) Public Works

Item 1) Relief on a residential water/sewer/garbage bill in the amount of \$564.80

Discussion:

Alderman Larry York discussed the need to give a resident relief on a \$564.80 water bill including late fees. Alderman York noted that this is a 93 year old who has moved out of the property and this is her final bill. The bill has been on the books for a year. Alderman York noted that this resident does not have the money to pay the bill, and we now cannot lien the property. Alderman York noted we will spend more money than the bill going after her and we will still end up with nothing. It was the committee's recommendation to give relief in the full amount of the bill.

Motion:

Alderman Larry York made a motion to place giving this resident relief of her water bill in the amount of \$564.80 on the 17 October 2017 agenda for approval.

Motion was seconded by Alderman Rick Lohse.

Vote:

Members voting aye: Tony Trulson, Larry York, Ian Pavelonis, Kathy Hall, Caryn Unsicker, Todd Malmstrom, Bob Rockwell, Rick Lohse.

Motion carried 8 ayes 0 nays 0 absent

Item 2) Motion to assist Resident flooded out by a storm sewer backup.

Discussion:

Alderman Larry York discussed giving a resident relief on damages to property due to a storm sewer backup in the amount of \$6,817.44 with the money to come from the sewer fund.

Alderman York noted that the resident lives at 302 12th Avenue. The storm sewer line running underneath 19th Street was plugged after a 5 inch rain storm. The water rose over 20 feet.

Alderman York said it is our sewer and our drainage and some of the blame belongs to the City of Silvis, County of Rock Island and the State of Illinois. The resident lost everything in his basement furnace, air conditioner, hot water heater, washer and dryer. Alderman Tony Trulson asked if we had the receipts for the damage. Alderman Rick Lohse noted that he did have the receipts and reviewed them. Alderman Rick Lohse said the largest item is his boiler at a cost of \$4,700. Clerk Jim Nelson noted that we will have the attorney draw up a hold harmless agreement as to not assume any of the blame for the incident. We feel this is a special incident where three governing bodies are involved and no one wants to reimburse for the damage and we need to help out but not accept the full responsibility.

Committee of the Whole

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18) Agenda items for discussion: (continued)

A) Public Works

Item 2) Motion to assist Resident flooded out by a storm sewer backup.

Motion:

Alderman Larry York made a motion to place giving a resident relief for property damage from a storm sewer backup in the amount of \$6,817.44 on the 17 October 2017 agenda for approval.

Motion was seconded by Alderman Rick Lohse.

Vote:

Members voting aye: Tony Trulson, Larry York, Ian Pavelonis, Kathy Hall, Caryn Unsicker, Todd Malmstrom, Bob Rockwell, Rick Lohse.

Motion carried 8 ayes 0 nays 0 absent

Item 3) Motion to purchase a post driver for the sign department

Discussion:

Alderman Larry York discussed the need to purchase a new post driver for the sign department.

Motion:

Alderman Larry York made a motion to place the purchase of a post driver for the sign department at a cost not to exceed \$400 on the 17 October 2017 agenda for approval.

Motion was seconded by Alderwoman Kathy Hall.

Vote:

Members voting aye: Tony Trulson, Larry York, Ian Pavelonis, Kathy Hall, Caryn Unsicker, Todd Malmstrom, Bob Rockwell, Rick Lohse.

Motion carried 8 ayes 0 nays 0 absent

Item 4) Motion to purchase and installation of Electric Vehicle Charging station for City Hall

Discussion:

Alderman Larry York discussed the purchase of 2 Electric Vehicle Charging stations to be installed at City Hall and the Library at a cost not to exceed \$3,000 not including installation. Alderman Rick Lohse mentioned that the charging unit for City Hall will actually be in the Municipal lot in front of City Hall. Alderman Tony Trulson asked if the Public Works Committee had done any study on how many vehicles would be able to take advantage of this. There has been a lot of discussion on where we are going to place the charging units but none on the need for the chargers in those locations. Mayor Carter noted that the discussion was any time the Electric Vehicle will be parked from ½ hour to an hour it can be charged. Generically we were talking about charging station for the Library and this parking lot. Alderman Larry York said the reason we are only buying two is because we want to see what the need is. Alderman Trulson said he did not think we had quite had our ducks in a row on this. Alderman Todd Malmstrom said we can go ahead and approve this as we continue to get more input. Alderwoman Caryn Unsicker asked if there are any from any other Cities that might be used. Alderwoman Unsicker asked about the cost return. This is the difference between the type of chargers. A Tesla charger Type 3 is a high speed charger and will last about 200 miles the ones we have are not that powerful and are for smaller vehicles. This is a market for in town drivability. Mayor Carter said as we put charging stations out they will be on a map or a mobile app so people with the need will be able to find them. At this point they are slightly scattered out throughout the Quad Cities. Alderman Trulson asked if the charging stations are free or is there a

18) Agenda items for discussion:

A) Public Works

Item 4) Motion to purchase and installation of Electric Vehicle Charging station for City Hall

Discussion: (continued)

cost. Alderman Trulson said we have businesses that sell fuel to propel vehicles and I think this is taking a product away from some of our businesses. Mayor Carter disagreed with Alderman Trulson stating that this is for a different vehicle. Alderman Malmstrom asked if this is free. Mayor Carter noted that a charge will cost about \$.50. Alderman Lohse said that this charger will get you about 25 miles per one hour charge. Alderman Lohse said the thought is getting ahead of the curve be progressive and be ready for the next demand on our infrastructure. Alderman Lohse said that by the year 2020 General Motors will have over 20 models of electric cars. Alderman Lohse said if we have them in our Municipal lots and the people who have electric cars know they are there then they will be more apt to come to our community plug in walk to one of our shops, restaurant, or Library for a small cost of providing a charge. Alderman Lohse also said this may expand to grocery stores where you can charge while you shop. Alderman Lohse thinks this is a good plan. Alderwoman Kathy Hall said she believes that if we put them in the downtown area it is a TIF eligible expense. Alderwoman Unsicker said it looks like we have done some research on this but will they be dated in 5 years. Mayor Carter was concerned about putting too much money into the charging systems as the technology for EV's is moving along at a rapid pace. Alderman Tony Trulson disagrees and said he would not make a motion.

Motion:

Alderman Larry York made a motion to place the purchase of two EV charging units to be installed at City Hall and another location to be determined at a later time at a cost not to exceed \$3,000 on the 17 October 2017 agenda for approval.

Motion was seconded by Alderman Rick Lohse.

Vote:

Members voting aye: Larry York, Ian Pavelonis, Kathy Hall, Caryn Unsicker, Todd Malmstrom, Bob Rockwell, Rick Lohse.

Members voting nay: Tony Trulson

Motion carried 7 ayes 1 nays 0 absent

19) Staff Reports:

A) Fire Department:

Chief David Leibovitz informed Council that next week starts Fire Prevention week. We will have Bowlesburg kids coming to the Fire Station also we will be going to Bowlesburg on Friday. Chief Leibovitz said the Silvis students will not be coming as they are not in school that week, but will attend the next week. We will have an open house on Saturday October 14th from 11:00am until 2:00pm.

B) Building Inspections: None

C) Police Department:

Chief Mark VanKlaveren noted that the Police Department is having their Drug Take Back Day on Saturday October 28th from 10:00am until 2:00pm at the Silvis Police Department parking lot located at 600 Illini Drive. Chief VanKlaveren thanked the Garden Club for their efforts in keeping the flower beds at the Police Department so beautiful. I would like to call a Public

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19) Staff Reports:

C) Police Department: (continued)

Safety/ Finance meeting because we have a possible hire in the Police Department. Police Chief Mark said he did put it in the budget for an expansion.

D) Public Works/Parks: No Report

20) Comments from the Alderpersons:

Alderman Tony Trulson reported he did attend the IML Conference in Chicago we attended some excellent training available. I went to the FOIA / OMA classes, Ethics. I would like to thank Council for the opportunity. Alderman Todd Malmstrom thanked Council for allowing him to attend the IML Conference in Chicago. Alderman Rick Lohse thanked Council for sending him to the IML. Alderman Lohse noted he attended Disaster Planning and because of the tragedy in Las Vegas that training now seems very relevant. I recommend that our management team review and make sure we are set and ready to go if something like that would ever happen here.

21) Closed Session-None

22) Adjournment

Mayor Matt Carter asked for a motion to adjourn from the 3 October 2017 Committee of the Whole meeting of the Silvis City Council.

Motion:

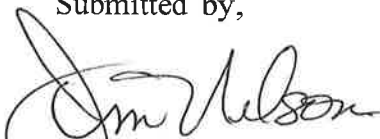
Alderwoman Caryn Unsicker made a motion to adjourn from the 3 October 2017 Silvis City Council Committee of the Whole meeting.

Motion was seconded by Alderman Todd Malmstrom.

Motion carried via voice vote:

The 3 October 2017 Committee of the Whole meeting of the Silvis City Council adjourned at 7:14pm

Submitted by,



Jim Nelson, CMC
City Clerk

TREASURER'S REPORT
CALENDAR 9/2017, FISCAL 5/2018

FUND#	TITLE	LAST REPORT ON HAND	MTD EXPENSES	MTD REVENUE	BALANCE	LAST REPORT CASH BALANCE	THIS MONTH CASH BALANCE
001	GENERAL	194,433.94	298,135.18	100,848.04	2,853.20-	1,217,830.70	1,019,111.56
002	GENERAL FUND RESERVE	1,081.55	.00	.00	1,081.55	1,008,959.27	1,008,959.27
110	AUDIT FUND	10,691.81	.00	4,437.39	15,129.20	17,361.88	21,799.27
130	IMRF FUND	86,942.94	25,214.95	45,923.76	107,651.75	95,677.20	116,386.01
150	CIVIL DEFENSE FUND	1,036.71	49.27	473.89	1,461.33	1,873.10	2,297.72
160	LIBRARY FUND	14,103.29	15,614.75	43,330.52	41,819.06	401,461.05	429,123.82
170	MOTOR VEHICLE TAX	57,803.79-	2,575.24	.00	60,379.03-	211,738.49	209,163.25
180	TOURISM FUND	85.00-	.00	.00	85.00-	80.00	80.00
190	PARKS FUND	100.84-	15,978.59	16,232.29	152.86	307.68	35.08
210	PARKS & REC FUND	29,838.05-	2,151.25	18,137.30	13,852.00-	74,573.93	90,559.98
211	MCGEHEE CENTRE FUND	1,960.69	1,268.07	1,300.00	1,992.62	44,781.20	44,813.13
212	TPC GOLF TAX FUND	4,097.21	.00	5,880.67	9,977.88	5,193.75	11,074.42
213	GARBAGE FUND	21,181.85-	17,253.78	32,813.89	5,621.74-	48,093.03	63,653.14
214	OPEN CHAIR GOLF FUND	.00	.00	.00	.00	.00	.00
215	STREET & BRIDGE FUND	7,086.40-	24,385.76	24,053.37	7,418.79-	337.86	5.47
216	REPLACEMENT TAX FUND	27,660.69	19,000.00-	.00	46,660.69	80,465.14	99,465.14
217	PUBLIC BENEFIT FUND	254.12-	562.27	.00	816.39-	38,993.16	38,430.89
218	VOLUNTEER FD FUND	.00	.00	.00	.00	.00	.00
220	TIF#1 (R.E./SALES TAX)	.00	.00	.00	.00	.00	.00
225	SILVIS DOWNTOWN TIF	20,920.68	23,764.00	36,275.58	33,432.26	158,906.49	171,418.07
226	TIF#3 (R.EST.TX)	.00	.00	.00	.00	.00	.00
227	TIF - 4	567,915.40	.00	265,669.34	833,584.74	942,246.53	1,207,915.87
231	TIF#5 (R.ESTATE TAX)	15,564.68	.00	.00	15,564.68	65,843.83	65,843.83
232	SSA/TPC DEERE RUN	206,092.95	.00	13,898.07	219,991.02	206,188.74	220,086.81
233	TIF#7/STATURE PARK	48,368.85	.00	25,747.41	74,116.26	134,070.75	159,818.16
234	TIF#8/HYNDY R.E. TAX	141,527.92	.00	65,426.15	206,954.07	689,773.35	755,199.50
236	SILV INDUSTRIAL PARK T	7,486.33	1,807.50	3,699.53	9,378.36	7,752.05	9,644.08
238	RAILTECH TIF DISTRICT	64,409.58	.00	41,277.67	105,687.25	229,605.88	270,883.55
239	SILVIS AVENUE TIF	570.16-	.00	125.79	444.37-	41.33	167.12
240	SALES TAX FUND	159,128.63	1,814.47	.00	157,314.16	252,512.27	250,697.80
330	CAPITAL IMPROVEMENT FU	124.94	.00	.00	124.94	119,569.70	119,569.70
332	2010B BUILD AMERICAN B	.00	.00	.00	.00	.00	.00
333	FAIRACRES PROJ# 09-242	.00	.00	.00	.00	.00	.00
334	FAIR ACRES ASSESSMENT	1,361.96	60.85	835.52	2,136.63	11,638.71	12,413.38
410	DEBT SERVICE FUND	.00	.00	.00	.00	228.80	228.80
510	WATER FUND	68,700.43	32,261.81	62,636.81	98,854.59	943,195.52	973,298.17
520	SEWER FUND	24,291.78-	93,715.76	108,522.17	9,485.37-	288,080.43	302,614.49
521	EPA SEWER REPL/DEPR RE	.00	.00	.00	.00	2,534.03	2,534.03
522	WS DEPRECIATION	153.56	.00	.00	153.56	141,161.93	141,161.93
560	METER DEPOSIT FUND	892.24	.00	1,300.00	2,192.24	72,559.54	73,859.54
720	PAYROLL FUND	489.90	.00	.00	489.90	.07-	.07-
750	FIRE PENSION FUND	18,737.95	.00	6,574.18	25,312.13	491,148.14	497,722.32
760	POLICE PENSION FUND	212,736.36	47,588.20	143,888.12	309,036.28	5,669,625.21	5,765,925.13
Report Total		1,735,409.20	585,201.70	1,069,307.46	2,219,294.12	13,674,410.60	14,155,960.36