

City Council of the City of Carbondale, Illinois
Regular Meeting
September 25, 2012

The City Council of the City of Carbondale, Illinois, held a regular meeting on Tuesday, September 25, 2012, in City Council Chambers, 200 South Illinois Avenue. Mayor Fritzler called the meeting to order at 7:00 p.m. with the following members of the Council present/absent:

1. Roll Call

Present: Councilman Lee Fronabarger, Councilwoman Corene McDaniel, Councilman Chris Wissmann, Councilman Donald D. Monty, Councilwoman Jane Adams, Councilman Lance Jack and Mayor Joel Fritzler.

Absent: None.

Also present were City Clerk Rachael E. Moore, City Manager Kevin Baity, and various members of the City's administrative staff.

2. General Announcements and Proclamations

J. Fritzler announced that the Carbondale Microbrew & Music Festival would be held on Saturday, September 29, and that the Southern Illinois Irish Festival would be held on October 5 and 6, 2012.

C. Wissmann announced that Carbondale Main Street's Downtown Art & Wine Fair would be held on October 6.

C. McDaniel announced that the African American Museum of Southern Illinois was relocated within the University Mall and would be hosting a Re-Grand Opening and Art Exhibit on Saturday, October 6th from 1:00-3:00 p.m. In addition, on October 19, the African American Museum of Southern Illinois would be hosting a fund raiser at the Carbondale Civic Center called "Groovers & Divas" and all were invited to participate.

J. Adams announced that on October 5, there would be a public meeting at the Civic Center at 5:00 regarding the downtown TIF district; that there would be a Keep Carbondale Beautiful and Green Earth sponsored Native Species and Tree Shrub sale at the Murdale Shopping Center on October 6; and that the Fire Station would be hosting an Open House to kick off Fire Prevention Week at 600 East College on October 6 from 10:00 – 1:00.

L. Fronabarger announced that this coming weekend is Family Weekend at SIU, and that during the past weekend, the Swim-a-Thon fund raiser for the Park District was very successful with more than 1,000 miles being swam over the course of the event.

3. Public Hearings and Special Reports

1. Public Hearing Regarding the Sale of Real Estate to Intertape Polymer Group

The minutes of this Public Hearing were transcribed separately.

4. Consent Agenda

Presented for Council approval on the Consent Agenda were the following items and corresponding recommendations:

1. Approval of Minutes of the Regular City Council Meeting held on September 11, 2012. Recommendation: Approve.
2. Warrant for Period Ended September 3, 2012, FY 2013, Warrant #1163 in the amount of \$1,093,413.39. Recommendation: Approve in the amount of \$1,093,413.39. (Exhibit A-9-25-2012)
3. Acceptance of Minutes of Boards, Commissions and Committees. Recommendation: Approve the minutes of the Board of Fire and Police Commissioners meetings of June 19 and 20, 2012 and place them on file.
4. Appointments and Reappointments to Boards and Commissions. Recommendation: Concur with the Mayor's recommended appointment of Rod Sievers to serve as a representative of SIUC on the Carbondale Convention & Tourism Bureau for a term to expire April 30, 2015; the appointment of Blaine Tisdale to serve as a representative of the GPSC on the Human Relations Commission for an unexpired term ending May 1, 2013; the appointment of Kathy Benedict to the Preservation Commission to fill an unexpired term ending October 31, 2015; and the reappointments of Kevin P. Clark and Dorothy Ittner to the Preservation Commission to terms ending October 31, 2015.
5. Approval of 2013 Calendar of City Council Meetings. Recommendation: Approve the 2013 Calendar of City Council meetings.
6. Item pulled from Consent by request of C. Wissmann.
7. Award of Contract for Northwest Wastewater Treatment Plant UV Renovations (WW1003). Recommendation: Award the contract for Northwest Wastewater Treatment Plant UV Renovations to Amrent Contracting, Inc., of Chester, Illinois, in the amount of \$287,504.00.
8. Award of Contract for Sidewalk Improvements, CIP No. SW1301. Recommendation: Award a contract for sidewalk improvements to Stone's Concrete Construction, Inc., Alto Pass, Illinois, in the amount of \$64,941.56.
9. Item pulled from Consent by request of D. Monty.
10. Resolution Authorizing the City Manager to Execute an Amendment to an Engineering Service Agreement with Crawford, Murphy & Tilly, Inc. for the Water Storage Facility Project (WS0202). Recommendation: Approve the Resolution which authorizes the City Manager to execute Amendment No. 3 to an Engineering Services Agreement with Crawford, Murphy & Tilly, Inc. of Springfield, Illinois, in an amount not-to-exceed \$187,305.00. (Res. 2012-R-51, Exhibit B-9-25-2012)
11. Item pulled from Consent by request of D. Monty.

C. Wissmann moved, and L. Fronabarger seconded, to approve Consent Agenda Items 4.1, 4.2, 4.3, 4.4, 4.5, 4.7, 4.8 and 4.10. VOTE: Ayes: L. Fronabarger, C. McDaniel, C. Wissmann, D. Monty, J. Adams, L. Jack and J. Fritzler. Nays: None. Motion declared carried.

4.6 Resolution Amending Title Eighteen of the Carbondale Revised Code as it Relates to Parking Fees

J. Adams moved, and L. Fronabarger seconded, to pass a Resolution to amend the parking fee structure. DISCUSSION: C. Wissmann expressed that he requested this item be pulled from the Consent Agenda so that he would be able to vote 'no' on it. D. Monty had questions concerning the senior parking permits. VOTE: Ayes: L. Fronabarger, D. Monty, J. Adams, L. Jack and J. Fritzler. Nays: C. McDaniel and C. Wissmann. Motion declared carried. (Res. 2012-R-52, Exhibit C-9-25-2012)

4.9 Acceptance of Grants for Water and Sewer Improvements and Resolution Authorizing the Mayor to Execute Grant Agreements with the Illinois Department of Commerce and Economic Opportunity

D. Monty moved, and J. Adams seconded, to adopt a Resolution authorizing the Mayor to execute Grant Agreements with the Illinois Department of Commerce and Economic Opportunity. DISCUSSION: D. Monty expressed that he wanted to pull this item from the consent agenda because what these grants will allow the City to provide is an accomplishment in that water and sewer services will be provided even during times when there is no power which is a benefit to and for the public. J. Fritzler noted that the Cedar Lake Pump Station improvements include the addition of a generator, which means that in the event of some kind of disaster the water service is continued without the necessity of a boil order. VOTE: Ayes: L. Fronabarger, C. McDaniel, C. Wissmann, D. Monty, J. Adams, L. Jack and J. Fritzler. Nays: None. Motion declared carried. (Res. 2012-R-53, Exhibit D-9-25-2012)

4.11 A Resolution Authorizing the Acquisition of Real Estate and an Ordinance Authorizing a Budget Adjustment for Fiscal Year 2013 for the Property Acquisition

D. Monty moved, and C. Wissmann seconded, to approve a Resolution authorizing the City Manager to execute a Purchase Contract with the Jackson County Trustee for the purchase of 608 West Rigdon Street, 1037 North Michaels, and 417 East Ashley, and to pass an Ordinance Authorizing a Budget Adjustment to transfer funds into the Building and Neighborhood Services and the Maintenance and Environmental Services Fiscal Year Budget in the amount of \$700 and \$1,400 respectively. DISCUSSION: D. Monty noted that he requested this item to be pulled from the consent agenda because the title on the agenda did not necessarily inform the public of the action that was being taken. VOTE: Ayes: L. Fronabarger, C. McDaniel, C. Wissmann, D. Monty, J. Adams, L. Jack and J. Fritzler. Nays: None. Motion declared carried. (Res. 2012-R-54, Exhibit E-9-25-2012 and Ord. 2012-39, Exhibit F-9-25-2012)

5. General Business

5.1 An Ordinance Annexing Certain Property Within and Adjacent to the Lakeland Hills Subdivision

D. Monty moved, and L. Fronabarger seconded, to adopt the Ordinance annexing certain property within and adjacent to the Lakeland Hills Subdivision. DISCUSSION: L. Fronabarger inquired about properties in this area whose owners do not return petitions and whether they are legally bound to annex. K. Baity responded that the parcels for those who did not return petitions will be handled through a complaint to be filed in the Circuit Court. D. Monty provided a brief history of this annexation agreement, noting specifically that these properties have received the benefit of City sewer services for about fifteen years. VOTE: Ayes: L. Fronabarger, C. McDaniel, C. Wissmann, D. Monty, J. Adams, L. Jack and J. Fritzler. Nays: None. Motion declared carried. (Ord. 2012-40, Exhibit G-9-25-2012)

5.2 Resolution Authorizing the City Manager to Enter into an Economic Development Tax Increment Financing Agreement Related to a Property Located at 309 East

Main Street

C Wissmann moved, and C. McDaniel seconded, to approve a Resolution authorizing the City Manager to enter into an Economic Development Tax Increment Financing Agreement related to a property located at 309 East Main Street. DISCUSSION: C. Wissmann welcomed them to Carbondale, D. Monty noted his thanks for a new business, and J. Fritzler asked whether it was a wet or dry rub barbeque. VOTE: Ayes: L. Fronabarger, C. McDaniel, C. Wissmann, D. Monty, J. Adams, L. Jack and J. Fritzler. Nays: None. Motion declared carried. (Res. 2012-R-50, Exhibit F-9-11-2012)

6. Citizens' Comments and Questions

Eric Deutsch, Carbondale, inquired about the City's previous financing of the Stadium Grill restaurant at 309 East Main Street. K. Baity responded.

7. Council Comments

L. Jack posed a question for staff and also as a topic for discussion regarding the power outages in downtown Carbondale, noting specifically their frequency and duration. Following this comment J. Adams, L. Jack, J. Fritzler, D. Monty, L. Fronabarger, C. Wissmann and K. Baity engaged in a discussion regarding Ameren's duty to provide power, the method by which pole light outages are reported and repaired, and possible alternatives for reporting those outages.

C. Wissmann, in response to Eric Deutsch's earlier question, noted that the City's decision to make a loan to Stadium Grill ended up being a bad decision, but that overall the City has a good record with these types of loans.

D. Monty, also in response to Eric Deutsch's earlier question, noted that he used to administer that loan program and that the approval and recommendation process was very rigorous and has a very small default rate. He further noted that if you look out in the economy it is not uncommon for new restaurants to struggle and not make it.

8. Adjournment

There being no further business to come before the City Council, the meeting was declared adjourned at 8:13 p.m.

Rachael E. Moore, City Clerk

Approved by the City Council on:
