

MINUTES OF THE REGULAR MEETING OF THE NORMAL TOWN COUNCIL HELD IN THE COUNCIL CHAMBERS, NORMAL CITY HALL, FOURTH FLOOR UPTOWN STATION, 11 UPTOWN CIRCLE, NORMAL, MCLEAN COUNTY, ILLINOIS – TUESDAY, SEPTEMBER 3, 2019.

1. CALL TO ORDER:

Mayor Chris Koos called the regular meeting of the Normal Town Council to order at 7:01 p.m., Tuesday, September 3, 2019.

2. ROLL CALL:

The Clerk called the roll with the following persons physically

PRESENT: Mayor Chris Koos and Councilmembers, Kevin McCarthy, Chemberly Cummings, Stan Nord, Karyn Smith, Kathleen Lorenz, and Scott Preston. Also present were City Manager Pamela Reece, Assistant City Manager Eric Hanson, Corporation Counsel Brian Day, and Town Clerk Angie Huonker.

ABSENT: None.

3. PLEDGE OF ALLEGIANCE:

Mayor Koos led the Pledge of Allegiance to the Flag.

4. PUBLIC COMMENT:

Jan Murphy, Vice President of Academic Affairs and Provost of ISU spoke in support of the Uptown Renewal Project.

Joe Slane, Medici, spoke in support of the Uptown Renewal Project.

Cheryl Gaines, Formal Councilmember, spoke in support of the Uptown Renewal Project.

Mike Matejka, Normal Resident, spoke in support of the Uptown Renewal Project.

Patrick Hoban, CEO of the Bloomington Normal Economic Development Council, spoke in support of the Uptown Renewal Project.

Rachel Hile-Broad, Normal Resident, spoke in support of the Uptown Renewal Project.

Jonathan Seiden, Normal Resident, spoke in support of the Uptown Renewal Project.

Patrick Dullard, President of Friends of the Constitution Trail, spoke in support of the Trail Resurfacing project.

Dave Shields, Normal Resident, spoke in support of the Uptown Renewal Project and Town of Normal Finance efforts.

Karl Sila, Normal Resident, spoke against the Uptown Renewal Project and against the redevelopment agreement under item 10.

Terry Morgan, Normal Resident, spoke against the redevelopment agreement under item 10.

MOTION TO TABLE:

There being several presentations to come before the Council, Mayor Koos called for a Motion to Table the Omnibus Vote Agenda of the Regular Meeting of the Normal Town Council until after General Orders and New Business are concluded.

MOTION:

Councilmember Lorenz moved, seconded by Councilmember Cummings, the Council Accept a Motion to Table the Omnibus Vote Agenda of the Regular Meeting of the Normal Town Council until after General Orders and New Business are concluded.

AYES: McCarthy, Cummings, Nord, Smith, Lorenz, Preston, Koos.

NAYS: None.

Motion declared carried.

GENERAL ORDERS:

5. PRESENTATION BY JAMIE WILKEY, PARTNER AT LAUTERBACH & AMEN CPA FIRM, ON THE TOWN'S ANNUAL FINANCIAL STATEMENTS AND AUDIT REPORT:

A Presentation was given on the Town's Annual Financial Statements and Audit Report.

6. RESOLUTION TO ACCEPT THE AUDITED TOWN OF NORMAL FINANCIAL STATEMENTS AND REPORT ON INTERNAL CONTROLS FROM THE TOWN'S AUDITORS, LAUTERBACH AND AMEN, CPA FIRM FOR THE YEAR ENDED MARCH 31, 2019: Resolution No. 5704:

MOTION:

Councilmember McCarthy moved, seconded by Councilmember Preston, the Council Approve a Resolution to Accept the Audited Town of Normal Financial Statements and Report on Internal Controls from the Town's Auditors, Lauterbach and Amen, CPA Firm for the Year Ended March 31, 2019.

AYES: McCarthy, Cummings, Nord, Smith, Lorenz, Preston, Koos.

NAYS: None.

Motion declared carried.

There was no discussion on this item.

NEW BUSINESS:

7. ORDINANCE AUTHORIZING THE EXECUTION OF A REAL ESTATE CONTRACT FOR THE PURCHASE OF LOT 2 OF OHLENDORF SUBDIVISION IN THE AMOUNT OF \$39,000 FROM MCLEAN COUNTY LAND TRUST #202 C/O

WILLIAM OHLENDORF AND AUTHORIZING AN ASSOCIATED BUDGET
ADJUSTMENT: Ordinance No. 5792:

MOTION:

Councilmember Preston moved, seconded by Councilmember Lorenz, the Council Adopt an Ordinance Authorizing the Execution of a Real Estate Contract for the Purchase of Lot 2 of Ohlendorf Subdivision in the Amount of \$39,000 from McLean County Land Trust #202 C/O William Ohlendorf and Authorizing an Associated Budget Adjustment.

AYES: Smith, Lorenz, Preston, McCarthy, Cummings, Koos.

NAYS: Nord.

Motion declared carried.

Discussion included determination of the purchase price, placement and relocation of existing sewer, effect of potential property tax exemption, and the Town's intended use of the property in conjunction with creek maintenance.

8. RESOLUTION AUTHORIZING EXECUTION OF A PROJECT DEVELOPMENT
AGREEMENT WITH FIALA BROS. BEER, LLC: Resolution No. 5705:

MOTION:

Councilmember McCarthy moved, seconded by Councilmember Preston, the Council Approve a Resolution Authorizing Execution of a Project Development Agreement with Fiala Bros. Beer, LLC.

AYES: Lorenz, Preston, McCarthy, Cummings, Koos.

NAYS: Smith, Nord.

Motion declared carried.

Discussion included use of parking spaces under the agreement, the nature and amount of sales taxes subject to rebate, assignability of the contract, the nature of the development and of developer's investment in the project, applicability of prevailing-wage requirements, and the effectiveness of the incentive.

PRESENTATION BY PGAV CONCERNING THE UPTOWN RENEWAL PROJECT
AND UPTOWN TAX INCREMENT FINANCING (TIF) DISTRICT:

A Presentation was given on the Uptown Renewal Project and Uptown TIF District.

Following the Presentation and Discussion, Mayor Koos announced that he had to leave the meeting and Mayor Pro Tem Kevin McCarthy would resume the meeting after a ten-minute break.

MOTION TO REMOVE FROM TABLE:

Once General Orders and New Business concluded, Mayor Pro Tem McCarthy called for a Motion to Remove from the Table the Omnibus Vote Agenda of the Regular Meeting of the Normal Town Council.

MOTION:

Councilmember Lorenz moved, seconded by Councilmember Preston, the Council Accept a Motion to Remove from the Table the Omnibus Vote Agenda of the Regular Meeting of the Normal Town Council.

AYES: Lorenz, Preston, Cummings, Nord, Smith, McCarthy.

NAYS: None.

ABSENT: Koos.

Motion declared carried.

9. OMNIBUS VOTE AGENDA:

Mayor Pro Tem Kevin McCarthy read aloud the items to be considered by the Omnibus Vote Agenda.

- A. APPROVAL OF THE MINUTES OF THE REGULAR COUNCIL MEETING OF AUGUST 19, 2019:
- B. REPORT TO RECEIVE AND FILE TOWN OF NORMAL EXPENDITURES FOR PAYMENT AS OF AUGUST 28, 2019:
- C. RESOLUTION APPROVING A SALARY SCHEDULE ADJUSTMENT FOR CLASSIFIED EMPLOYEES TO REFLECT A COST OF LIVING ADJUSTMENT:
- D. RESOLUTION AUTHORIZING THE CITY MANAGER TO SOLICIT BIDS THROUGH THE TOWN'S ENERGY BROKER FOR ELECTRICITY AND NATURAL GAS COMMODITIES FOR TOWN-OWNED ACCOUNTS AND EXECUTE ENERGY SERVICES AGREEMENTS WITH THE LOWEST RESPONSIBLE BIDDER(S): Resolution No. 5706:
- E. RESOLUTION ACCEPTING BIDS AND AUTHORIZING THE EXECUTION OF A CONTRACT WITH H.J. EPEL & COMPANY, INC., IN THE AMOUNT OF \$29,600 FOR THE CONSTITUTION TRAIL ASPHALT RESURFACING PROJECT: Resolution No. 5707:
- F. RESOLUTION TO ACCEPT PROPOSALS AND AWARD A CONTRACT TO KONE, INC., FOR REPLACEMENT OF THE WATER TREATMENT PLANT FREIGHT ELEVATOR IN THE AMOUNT OF \$219,450:
- G. RESOLUTION WAIVING THE FORMAL BIDDING PROCESS AND AUTHORIZING THE PURCHASE OF REFUSE CONTAINERS FROM SCHAEFER SYSTEMS INTERNATIONAL, INC., IN THE AMOUNT OF \$27,454.75: Resolution No. 5708:
- H. RESOLUTION AUTHORIZING THE RENEWAL OF THE EMPLOYEE GROUP HEALTH, DENTAL, LIFE/AD&D PROGRAM:
- I. RESOLUTION APPROVING AN AGREEMENT WITH MORNEAU SHEPELL FOR EMPLOYEE ASSISTANCE PROGRAM (EAP) SERVICES:

MOTION:

Councilmember Lorenz moved, seconded by Councilmember Preston, the Council Approve the Omnibus Vote Agenda.

AYES: Cummings, Nord, Smith, Lorenz, Preston, McCarthy.

NAYS: None.

ABSENT: Koos.

Motion declared carried.

Items D, E, and G were approved by the Omnibus Vote.

Items A, B, C, F, H, and I were removed from the Omnibus Vote.

10. ITEMS REMOVED FROM THE OMNIBUS VOTE AGENDA:

APPROVAL OF THE MINUTES OF THE REGULAR COUNCIL MEETING OF AUGUST 19, 2019:

MOTION:

Councilmember Lorenz moved, seconded by Councilmember Preston, the Council Approve the Minutes of the Regular Council Meeting of August 19, 2019.

AYES: Cummings, Nord, Smith, Lorenz, Preston, McCarthy.

NAYS: None.

ABSENT: Koos.

Motion declared carried.

Minutes were adjusted to reflect changes requested by Councilmember Smith.

REPORT TO RECEIVE AND FILE TOWN OF NORMAL EXPENDITURES FOR PAYMENT AS OF AUGUST 28, 2019:

MOTION:

Councilmember Nord moved, seconded by Councilmember Preston, the Council Receive and File Town of Normal Expenditures for Payment as of August 28, 2019.

AYES: Cummings, Nord, Smith, Lorenz, Preston, McCarthy.

NAYS: None.

ABSENT: Koos.

Motion declared carried.

Discussion included accounting for reimbursement of expenses by the Children's Discovery Museum, payment under an agreement for the attachment of Town wi-fi equipment on a private building, and expenses for repairs to the College Avenue Parking Deck.

RESOLUTION APPROVING A SALARY SCHEDULE ADJUSTMENT FOR CLASSIFIED EMPLOYEES TO REFLECT A COST OF LIVING ADJUSTMENT: Resolution No. 5709:

MOTION:

Councilmember Nord moved, seconded by Councilmember Preston, the Council Approve a Resolution Approving a Salary Schedule Adjustment for Classified Employees to Reflect a Cost of Living Adjustment.

AYES: Smith, Lorenz, Preston, Cummings, Nord, McCarthy.

NAYS: None.

ABSENT: Koos.

Motion declared carried.

Discussion included the use of the CPI-U as the index to calculate the adjustment rate.

RESOLUTION TO ACCEPT PROPOSALS AND AWARD A CONTRACT TO KONE, INC., FOR REPLACEMENT OF THE WATER TREATMENT PLANT FREIGHT ELEVATOR IN THE AMOUNT OF \$219,450: Resolution No. 5710:

MOTION:

Councilmember Smith moved, seconded by Councilmember Preston, the Council Approve a Resolution to Accept Proposals and Award a Contract to Kone, Inc., for Replacement of the Water Treatment Plant Freight Elevator in the Amount of \$219,450.

AYES: Lorenz, Preston, Cummings, Nord, Smith, McCarthy.

NAYS: None.

ABSENT: Koos.

Motion declared carried.

Discussion included the useful life of the replacement elevator, the condition of the current elevator, and the rejection of a nonresponsive bid.

RESOLUTION AUTHORIZING THE RENEWAL OF THE EMPLOYEE GROUP HEALTH, DENTAL, LIFE/AD&D PROGRAM: Resolution No. 5711:

MOTION:

Councilmember Smith moved, seconded by Councilmember Nord, the Council Approve a Resolution Authorizing the Renewal of the Employee Group Health, Dental, Life/AD&D Program.

AYES: Preston, Cummings, Nord, Smith, Lorenz, McCarthy.

NAYS: None.

ABSENT: Koos.

Motion declared carried.

Discussion included the fund balance of the health fund, the consideration of the use of a self-funded plan vs. a fully funded plan, the types of claims affecting renewal rates, the use of wellness programs and employee education to reduce claims, and the reimbursement of costs related to the health plan by CIRBN under the existing employment agreement.

RESOLUTION APPROVING AN AGREEMENT WITH MORNEAU SHEPELL FOR EMPLOYEE ASSISTANCE PROGRAM (EAP) SERVICES: Resolution No. 5712:

MOTION:

Councilmember Smith moved, seconded by Councilmember Preston, the Council Approve a Resolution Approving an Agreement with Morneau Shepell for Employee Assistance Program (EAP) Services.

AYES: Cummings, Nord, Smith, Lorenz, Preston, McCarthy.

NAYS: None.

ABSENT: Koos.

Motion declared carried.

Discussion concerned the effect of the contract amount coming in under budget.

11. CONCERNS:

Councilmember Stan Nord spoke about the Sweet Corn Circus event and the vacant position on the Connect Transit Board.

Councilmember Karyn Smith spoke about the Labor Day Parade.

City Manager, Pamela Reece spoke about the upcoming Household Hazardous Waste event.

Mayor Pro Tem Kevin McCarthy spoke about completion of a recent Infrastructure Improvement Project.

12. ADJOURNMENT:

There being no further business to come before the Council, Mayor Pro Tem McCarthy called for a Motion to Adjourn the Regular Meeting of the Normal Town Council.

MOTION:

Councilmember Preston moved, seconded by Councilmember Smith, the Council Accept a Motion to Adjourn the Regular Meeting of the Normal Town Council.

AYES: Cummings, Nord, Smith, Lorenz, Preston, McCarthy.

NAYS: None.

ABSENT: Koos.

Motion declared carried.

Mayor Pro Tem McCarthy adjourned the Regular Meeting of the Normal Town Council at 10:55 p.m., Tuesday, September 3, 2019.