Mayor Kelly called the Regular City Council Meeting to order at 7:00 pm and led the pledge to the flag. City Clerk Moller called roll to establish a quorum. Aldermen present: Haderlein, Schulz, Carncross, Heinsohn, Gorman, Meza, Perkins and Opper. Also present: Treasurer Bejot, Deputy Chief Bauman, Code Enforcement Officer Nutley, Supt. Parks & Rec Knop, Supt. Utilities Grant, City Attorney Gibson and members of the audience.

PUBLIC COMMENT
None

CONSENT AGENDA - APPROVED
Mayor Kelly stated that items under the Consent Agenda are acted upon in a single motion. There is no separate discussion of these items prior to the Council vote unless a Council Member requests that an item be removed from the Consent Agenda for separate action.

a. Regular City Council Meeting Minutes of October 22, 2019  
b. Finance Committee Meeting Minutes of November 12, 2019  
c. Ordinance Committee Meeting Minutes of October 29, 2019  
d. Park Board Meeting Minutes of November 4, November 13 and November 18, 2019  
e. Administrators Report  
f. Building & Grounds Report  
g. Community Development Department Report  
h. Harvard Diggins Library Directors Report  
i. Parks & Recreation Report  
j. Police Department Report  
k. Public Works Department Report  
l. Utilities Department Report  
m. Proclamation Commemorating Harvard School Choice Week  
n. Resolution Establishing Regular City Council Meeting Dates for Calendar Year 2020  
o. Harvard Garden Club request to host annual spring plant sale at Harvard Diggins Library  
p. FYI: Girl Scout Cookie Program will be held January-March, 2020  
q. Payment of bills in the amount of $356,155.15

Alderman Gorman initiated discussion on whether committee meeting minutes should be on consent agenda and expressed concern with voting to approve minutes for meetings that you don’t personally attend. He recommended minutes be submitted as drafts under committee reports with final approval by the respective committee. Mayor Kelly related that in the past approval of minutes has been on the consent agenda but policy could be changed so minutes are approved by individual committees. Alderman Opper noted committee minutes are presented to the whole body for review prior to the City Council meeting so each committee has opportunity to review the minutes and address any changes that need to be made at the City Council meeting. Some committees meet only a couple times a year so minutes might not get approved to be published in a timely fashion if they are not approved by the council. Attorney Gibson stated she has also seen committee minutes put in a line item prior to the consent agenda labeled as an omnibus agenda. Additional discuss ensued about adding a step for committee minutes to be approved prior to the consent agenda as a separate line item to be voted on by respective committee members and left on the consent agenda for final approval and publication. The Events Committee and Park Board both meet monthly and have citizen membership and could approve minutes at their regular meeting. Alderman Gorman made a motion to add a line item to the agenda for those committees that have only aldermen on them to vote on the minutes; Parks and Events Committee Meeting Minutes to be submitted under Committee Reports as drafts and voted on at their next committee meeting to make them official. Mayor Kelly stated that no action can be taken as the discussion is not an agenda item. Alderman Opper inquired if it was necessary to vote on policy change. Mayor Kelly noted he controls the agenda and can rearrange the agenda accordingly.
No items were removed from the Consent Agenda. A motion was made by Alderman Opper, seconded by Alderman Carncross to approve the Consent Agenda, Items 4a-q, as presented. Roll call vote: Haderlein, aye; Schulz, aye; Carncross, aye; Heinsohn, aye; Gorman, aye; Meza, aye; Perkins, aye and Opper, aye. Motion approved eight to zero.

CITY OF MARENGO PRESENTATION FOR INCLUSION IN THE WOODSTOCK-HARVARD ENTERPRISE ZONE

Mayor Koziol thanked the City Council for meeting to discuss the opportunity for the City of Marengo to join the Harvard/Woodstock Enterprise Zone (EZ). City Administrator Josh Blakemore and Economic Development Consultant Teresa Nortillo distributed handouts that provide an overview of economic, administrative, regional marketing and long-term benefits to Harvard and Woodstock if Marengo joins. Consultant Nortillo noted a technical memo based on an economic impact study using an IMPLAN economic analysis model and reviewed provisions of the proposed Non-Binding Letter of Understanding (LOU). The City of Woodstock recently gave their support of the LOU.

- At Alderman Opper’s inquiry, Consultant Nortillo stated Marengo is looking to be granted 4 miles, a portion of which would come straight from Harvard down Route 23 and certain areas yet to be identified on the east/west side of Route 23 and down through the I-90/23 Corridor. Alderman Opper inquired why additional tax breaks are needed with the new corridor and WWTP facility, both of which provide great assets that should stimulate development on their own. Administrator Blakemore reviewed Marengo’s need to get infrastructure to the corridor and felt the EZ is an opportunity to work together in a cooperative economic tool that will spur development in the region and corridor. Alderman Opper didn’t think it would be a benefit to Harvard with both communities offering the same incentives and tax breaks. Consultant Nortillo relayed the cost differential to come to Marengo is significant enough that companies don’t want to come to the exchange so they need additional incentives as a cost offset to attract companies to the exchange. She further noted there are vastly different markets for all the cities and Marengo is not going after the same companies as Woodstock or Harvard. Benefits to Harvard are the cost sharing and regional marketing that would identify companies that would come to Harvard.

- Alderwoman Haderlein indicated she not impressed when the City did all that annexation to get down to the interchange and thought it was unplanned to bring an interchange in an area where you can’t provide services and are now asking county taxpayers to subsidize bringing industrial development to the area. Consultant Nortillo referred to the memo drafted and supported by the MCEDC in terms of economic job creation and fiscal benefits to the exchange. Alderwoman Haderlein noted that she read the report and did not agree with the conclusions. Administrator Blakemore related that Marengo took the opportunity to work with the tollway to get the interchange project and noted the focus of the EZ is not entirely on the I90/23 corridor and includes an area on the west side of Grant St.

- Mayor Kelly added there are underlying advantages and marketing benefits if Marengo joins and asked Executive Director Charles Eldridge to comment on the budget for marketing/advertising of the EZ. Charles stated the zone effectively doesn’t have a marketing budget and he travels where he can with a modest travel expense budget to promote the EZ. He suggested if Marengo were added, all their contributions for operating expenses be used to create a presence on social media and marketing materials which he felt would effectively put the whole western half of McHenry Co. in play for economic development and have a positive impact on Harvard.

- At Alderman Schulz’ inquiry, Mr. Eldredge stated that the original start up organizational cost is hard to define because he did the bulk of the work at no charge. Marengo’s estimate would be at the low end if a consultant had been hired. It took about 1,200 man hours to write the application; direct costs were $6,000-$7,000.

There was no action slated on the agenda and the proposed Letter of Understanding will be on the agenda for consideration at the City Council Meeting on December 10th, 2019.

Mr. Eldredge commented that Harvard’s competition for economic development is with DuPage, Will, Lake and Northwest Cook Counties and not individual communities in McHenry County. If we work together as a county, we have a better chance of being successful.
Alderman Schulz recused himself from the meeting at 7:44 pm.

Thomas Joseph, Harvard GS, Inc. d/b/a Harvard Shell, 1300 N. Division St., submitted a Class A Liquor License application. Thomas Joseph and Tarsem Singh were present and reviewed the application. They currently have a Class B License and do not have gaming machines. Their intent is to add machines at the gas station. Mayor Kelly noted that he met with the petitioners on several occasions and as Liquor Commissioner he requires a separate entrance from the main entrance for a convenience store location so individuals under age 21 cannot access the area and a half wall which will allow the cashier on duty to monitor the area according to the submitted renderings. The petitioners stated that most of the time there are 2-3 employees on site during the day. Cashiers are Basset certified and would oversee the area and serve patrons beer and wine from a cooler. The hours of operation would be dependent on whether they have an extended hours license. Alderwomen Haderlein stated she did not think serving alcohol and having gaming in a gas station was a compatible use. At Alderman Meza’s inquiry, Deputy Chief Bauman related it is a rising use for gas stations particularly at interchanges along the interstate. Alderman Meza felt we are more of a residential community and not like I90 or Cicero. Alderwoman Heinsohn agreed with Alderwoman Haderlein and didn’t think we needed to approve any new gaming applications. Alderwoman Heinsohn made a motion, seconded by Alderman Oppe to deny the Liquor License Application. Roll call vote: Carncross, no; Heinsohn, aye; Gorman, no; Meza, aye; Perkins, no; Opper, aye and Haderlein, aye. Motion to deny the application was approved four to three.

Alderman Schulz returned to the meeting at 7:53 pm.

SPECIAL EVENT LIQUOR LICENSE HARVARD DIGGINS LIBRARY - APPROVED
The Harvard Diggins Library is requesting a Special Event Liquor License for Saturday, January 25, 2020, from 5 – 10 pm in conjunction with the Harry Potter Escape Room event to benefit the Harvard Food Pantry. The fees have been paid. A motion was made by Alderman Meza, seconded by Alderman Oppe to approve the license application as submitted. Roll call vote: Heinsohn, aye; Gorman, aye; Meza, aye; Perkins, aye; Haderlein, aye; Schulz, aye and Carncross, aye. Motion approved eight to zero.

INTERGOVERNMENTAL AGREEMENT WITH McHENRY COUNTY AND OTHER PARTNER AGENCIES FOR GENERAL PUBLIC DIAL-A-RIDE TRANSIT SERVICES IN 2020 - APPROVED
Mayor Kelly related the City’s share and service is unchanged from 2019. A motion was made by Alderman Oppe, seconded by Alderman Perkins to authorize execution of the Intergovernmental Agreement with McHenry County and Other Partner Agencies for General Public Dial-A-Ride Transit Services in 2020. Aldermen voting aye: Gorman, aye; Meza, aye; Perkins, aye; Opper, aye; Haderlein, aye; Schulz, aye; Carncross, aye and Heinsohn, aye. Motion approved eight to zero.

AWARD PROPERTY AND LIABILITY INSURANCE 12/2/2019 - 12/01/2020 - APPROVED
A motion was made by Alderman Schulz, seconded by Alderman Oppe to approve the renewal of the property and liability insurance with Brit Global Security/Broker Crum Halsted with an annual premium of $98,069.00 (includes terrorism coverage) and to authorize the execution of all necessary documents. Roll call vote: Meza, aye; Perkins, aye; Opper, aye; Haderlein, aye; Schulz, aye; Carncross, aye; Heinsohn, aye and Gorman, aye. Motion approved eight to zero.

PROPOSED TAX LEVY - ORD. 2019-121 APPROVED
A motion was made by Alderman Oppe, seconded by Alderwoman Haderlein to approve the proposed Tax Levy Ordinance pursuant to the Finance Committee’s recommendation to levy a 4.9% increase. Roll call vote: Perkins, aye; Opper, aye; Haderlein, aye; Schulz, aye; Carncross, aye; Heinsohn, aye; Gorman, aye and Meza, aye. Ordinance 2019-121 approved eight to zero.

TAX LEVY ABATEMENT FOR WATER/SEWER AND TIF BONDS – ORD. 2019-122 APPROVED
Mayor Kelly stated that the abatement is meant for those revenue bonds issued in the water system and TIF District. There is sufficient revenue to pay for the principal and interest. A motion was made by Alderman Oppe, seconded by Alderman Schulz to approve the proposed ordinance, An Ordinance Abating a Portion of

AMEND CHAPTER 19, BUILDING CODE – ORD. 2019-123 APPROVED
Mayor Kelly noted that when the UDO was adopted, school impact fees were inadvertently omitted. The proposed ordinance reinstates the fees in Chapter 19. A motion was made by Aldermanine Heinsohn, seconded by Alderman Carncross to approve the proposed ordinance Amending Chapter 19, Building Code, Relating to Driveways and Parking Area Requirements and School Impact Fees. Roll call vote: Haderlein, aye; Schulz, aye; Carncross, aye; Heinsohn, aye; Gorman, aye; Meza, aye; Perkins, aye and Oppen, aye. Ordinance 2019-123 approved eight to zero.

CALL PUBLIC PROPERTY COMMITTEE MEETING
Alderman Meza called a Public Property Committee Meeting for Monday, December 2, 2019, at 6 pm to discuss City owned/surplus property.

CALL STREETS & ALLEYS COMMITTEE MEETING
Alderman Oppen called a Streets & Alleys Committee Meeting for Monday, December 2, 2019, at 6:10 pm to discuss the MFT Road Program.

DEPT HEADS REPORT
Reports as submitted.

Deputy Chief Bauman reported that the police officer testing process has been completed. There were 11 applicants and 8 that made the final list which has been officially posted. The process for the sergeant’s promotional exam has also started as the current list is expired. There are 9 eligible officers who have until December 6th to submit a letter of intent to take the test which will take place sometime in March.

COMMITTEE REPORTS

ALDERMEN OPPE AND MEZA
Aldermen Oppen and Meza thanked the Boy Scouts for coming out and attending the City Council Meeting.

ALDERMAN SCHULZ
Alderman Schulz reviewed the Park Board discussion on the swimming pool. Over 400 surveys were received and about 30 people attended the public meeting. The decision was made to keep the pool open, with the majority of aldermen in favor of keeping the pool open. Alderman Schulz noted the pool is a great community asset that will need to be maintained and upgraded going forward. Money will need to be allocated to the pool. Funds in the capital improvement fund can be used to replace the boiler. Other items to be done include sealing, painting, impellers, basket ball hoop and replacing the slide that was removed a couple years ago. The Park Board approved pricing for the next season; prices being charged for pool passes are the same as what was charged in 1993.

NO REPORT
City Attorney Gibson, Treasurer Bejot and Aldermen Perkins, Gorman, Heinsohn, Carncross and Haderlein had no additional report.
CLERK'S REPORT
December 2  Public Property Committee Meeting – 6 pm
          Streets & Alleys Committee Meeting – 6:10 pm
December 3  Planning & Zoning Commission Meeting – 7 pm
December 9  Special Park Board Meeting - 6 pm
December 10 Regular City Council Meeting – 7 pm
December 16 Regular Park Board Meeting – POST TO CANCEL
December 17 Regular Events Committee Meeting - 5:30 pm

MAYOR'S REPORT
• Mayor Kelly updated the City Council on the status of the former Motorola building. The City is alleging that the property has been abandoned. The current owner has until December 2nd to appear in court to defend their position. Other jurisdictions are also taking action against the owner. Final outcome of that trial will be known in a couple of weeks after which the next steps can be determined.
• Mayor Kelly has been working with Charles Eldredge with the Enterprise Zone and Harvard EDC on a few projects that will hopefully bring additional investment to the community.
• The Tracy Group purchased some lots in Oak Grove Crossing and will be pulling permits for spring construction.
• Mayor Kelly thanked the Boy Scouts for attending the meeting.

At 8:12 pm, a motion was made by Alderman Opper, seconded by Alderman Perkins to adjourn the meeting. Aldermen voting aye: Haderlein, Schulz, Carncross, Heinsohn, Gorman, Meza, Perkins and Opper. All ayes. Motion carried.

Submitted by:

Lori Moller,
City Clerk

Date

December 6, 2019