

CITY OF BRAIDWOOD
Agenda
City Council Regular Meeting
Tuesday, May 28, 2013, 7:00 p.m.
City Council Chambers

Call to Order
Pledge of Allegiance
Roll Call
Public Comment
Approval of Minutes

May 11, 2012 - Regular Meeting

Reports by City Officials

Mayor

Motion to Appoint Commissioner of Accounts and Finance
Notice of Public Hearing for the Appropriation Ordinance on Tuesday, June 11, 2013 at 6:30 pm

Administrator

Clerk

Engineer

Motion to Approve an Ordinance Authorizing an Amended Loan Agreement

City Attorney

Reports by City Commissioners

Accounts and Finances

Payment of Bills
Payroll

Streets and Public Improvements

Public Property

Public Health & Safety

Motion to Approve An Ordinance Parking Article of the Code of Ordinances
Motion to Approve Dave Cornelli as a Full Time Police Officer
Motion to Approve Michael Redmann as a Full Time Police Officer

Planning & Zoning Board Report

Zoning Board Recommendations

City Planner

Motion to Approve an Ordinance of the City of Braidwood Granting Certain Zoning Variance (Garrelts)
Motion to Approve an Ordinance of the City of Braidwood Granting Certain Zoning Variance (Bunting)
Motion to Approve an Ordinance Authorizing Zoning Change with Comer Property

Braidwood Area Healthy Community Coalition

Monthly Report

Old Business
New Business

Executive Session (if required) to discuss personnel, pending and/or imminent litigation, collective bargaining/labor relations, or land acquisition

Adjournment

CITY OF BRAIDWOOD
City Council Regular Meeting
Tuesday, May 28, 2013, 7:00 pm.
City Council Chambers

Call to Order

Mayor Rulien called the meeting to order at 7:00 pm.

Pledge of Allegiance

The Pledge of Allegiance was recited by everyone present.

Roll Call

Elected Officials present: Mayor Bill Rulien, Commissioner of Streets and Public Improvements Danny Graf and Commissioner of Public Health and Safety Eric Tessler.

Appointed officials present: City Attorney Scott Pyles, Police Chief /City Administrator Rich Girot, City Engineer Howard Hamilton, City Planner Doug Carroll and City Clerk Lisa Glisson

Public Comment

Richard Parks – 815 W. Eureka Street, spoke regarding the variance on the corner of Maple and Eureka, does not want an oversized house on a small lot, finally have the neighborhood coming back, it will jeopardize it and the vision of the line of sight of the kids for the park. Mr. Parks advised he is not against building just build a house that fits on the lot.

Jim Canup – 460 Sullivan Lane, thanked everyone who helped and attended the Memorial Day Ceremony. The Mayor then thanked Jim for his hard work and dedication to the veterans.

Robin Ward – 825 W. Eureka Street, also spoke that she is opposed to the house being built on the corner of Maple, she has a handicapped child and is afraid for the safety of the kids going to the park.

Marney Simon, Braidwood Journal, 111 S. Water Street, said good bye to everyone as tonight is the last night for her working for the Journal, introduced the new reporter. Mayor thanked Marney for doing a good job and always being fair.

Mary Tatroe – 173 S. Maple Street, also here to speak on the lot, she advised she spoke at the last meeting and her comments are in the minutes. One other point that she wanted to make was when someone purchases a house that is usually the greatest investment they make, when they choose a community they want to make sure the City Council will protect that investment. The city needs to uphold the ordinances and not just give out variances. Mrs. Tatroe requested the council consider denying the variance.

Approval of Minutes

The minutes for the May 11, 2013 Regular Meeting were approved as written.

Reports by City Officials

Mayor Rulien reported Exelon hosted the Fishing for a Cure. They raised \$57,000.00 for charity, that should be noted that they are working at being a good neighbor, attending the WCGL meeting regarding road issues,

attended the Rt. 66 meeting with the consultants as we share a grant with other towns to bring in tourism for Rt. 66, meeting with WWTP, various issues we are still trying to resolve at the plant. There were various mistakes and design flaws with the plans, things left out, the process goes on trying to correct those issues. I had a meeting with public works to discuss specifically tornados and the cleanup process in the aftermath when there are no landmarks left to know where you are at. We are trying to be better prepared if something happened. Mayor Rulien advised he would like to appoint Elena Hibler to the position of Accounts and Finance Commissioner.

Mayor Rulien requested a motion to approve Elena Hibler as the Commissioner of Accounts and Finance. Comm. Graf made the motion. Seconded by Comm. Tessler. The motion was approved with 3 ayes (Graf, Tessler, Rulien) 0 nays, 1 Absent (Hutton).

City Clerk swore in Elena Hibler as the appointed Commissioner of Accounts and Finance.

Mayor advised there would also be a public hearing on June 11, 2013 at 6:30 pm for the Appropriation Ordinance.

City Engineer reported on the ordinance to increase the EPA loan for the WWTP from 10 million to 12 million. The EPA has already approved the project cost of up to 17 million, after discussions with the council, it is needed to complete the project but a motion is needed for approval by the council.

Mayor Rulien requested a motion to approve Ordinance 13-10 An Ordinance Authorizing an Amended Loan Agreement. Graf made the motion. Seconded by Comm. Tessler. Discussion: Mayor spoke on the past administration hired an engineering firm that had no experience for building a plant and had them under contract for \$900,000.00 when we got here. They already had a contract on that plant it was being built, and there where many things left out of that plant that should have been in the plant as it cannot work without them. After many months of waiting for the past engineering firm to resolve those problems, which they apparently could not, we changed engineers and are moving forward to finish that project but it is not without additional costs, for instance the one change order was the missing muffin monster (big grinder in front of centrifuge, a \$200,000.00 piece of equipment that can be destroyed instantly by a bolt going through to it. So we have \$200,000.00 piece of equipment that they left off the 40-50 thousand dollar muffin monster to protect it. It's a disaster on top of disaster since that plant was started the costs have been astronomical, crazy on some of the things that have been left off. So here we are that is why we have to increase the loan. The motion was approved with 4 ayes (Hibler, Graf, Tessler, Rulien) 0 nays, 1 Absent (Hutton).

City Attorney Scott Pyles advised nothing to report.

Reports by City Commissioners

Comm. Hibler made a motion to approve the payment of bills in the amount \$87,472.42. Comm. Graf seconded. The motion was approved with 4 ayes (Hibler, Graf, Tessler, Rulien) 0 nays, 1 Absent (Hutton).

Comm. Hibler made a motion to approve the payment of payroll in the amount of \$71,735.52. Comm. Tessler seconded. The motion was approved with 4 ayes (Hibler, Graf, Tessler, Rulien) 0 nays, 1 Absent (Hutton)

Commissioner of Streets and Public (Comm. Graf) – advised he has nothing tonight due to the full agenda.

Commissioner of Public Properties (Comm. Hutton) was absent tonight as he attended his granddaughters graduation.

Comm. Tessler made a motion to approve Dave Coronelli as a Full-Time Police Officer. Comm. Graf seconded. Discussion: Dave and the other officer Michael are filling the void from the two officers that left, one a month ago and one eight months ago. We are filling the void now as they need to go to PTI training that starts in July

and runs through December. We are trying to cut out the overtime by filling the shifts with scheduled officers, where now we are having to fill them with overtime since we do not have the manpower. Chief Girot advised that with Dave he is part-time now and just switching to full time, he works all the time now but had to be cut off due to the amount of hours he had already worked. The motion was approved with 4 ayes (Hibler, Graf, Tessler, Rulien) 0 nays, 1 Absent (Hutton).

Comm. Tessler moved to Approve Michael Redmann as a Full-Time Police Officer. Comm. Hibler seconded. The motion was approved with 4 ayes (Hibler, Graf, Tessler, Rulien) 0 nays, 1 Absent (Hutton).

City Clerk swore in Dave Coronelli and Michael Redmann as Police Officers for the City of Braidwood.

Comm. Tessler made a motion to Approve Ordinance 13-11 An Ordinance Amending the Parking Article of the Code of Ordinances. Comm. Hibler seconded. The motion was approved with 4 ayes (Hibler, Graf, Tessler, Rulien) 0 nays, 1 Absent (Hutton).

Commissioner of Public Health & Safety (Comm. Tessler) advised there is a long list of arrests on the press release so instead of reading it anyone who wanted could view it after the meeting.

Planning and Zoning

Michelle Serena read the recommendations for the three variances, Garrelts passed to approved 5 yes, 1 no, 1 absent - motion carried, Bunting declined 10 ft. set back at Maple & Eureka, 6 yes 0 no, 1 absent – declined motion carried, Bunting variances for a 20 ft. setback 4 yes 2 no 1 absent motion for 20 ft. carried and Comer passed to approve rezoning from R1 back to AG, 4 yes, 2 no, 1 absent – motion carried.

The next zoning meeting is June 5, 2013.

City Planner Doug Carroll added that the planning commission was busy with those meetings and now we have three ordinances for approval by the council. The first is the Garrelts variance that is requesting a variance to a 9 ½ ft. set back between the house and garage they are building. The second variance is the Bunting variance to make the setback for the house at Maple & Eureka have a 20 ft. set back instead of a 30 ft. set back. The third is to put the zoning back to AG for two lots on the Comer property, when it was annexed into the city it was required by ordinance to come in as R1, they would like it switched back to AG so they can have a pole building and some animals.

Mayor Rulien suggested the Bunting variance be tabled until the next meeting. Since Comm. Hutton was not present, Comm. Hibler had not had a chance to look it over and there being opposition to the variance, the Mayor wants to make sure each Commissioner goes out and looks at the property for themselves and measures to see what is being requested.

Mayor Rulien requested a motion to table the Bunting Variance. Comm. Graf made that motion. Seconded by Comm. Hibler. The motion was approved with 4 ayes (Hibler, Graf, Tessler, Rulien) 0 nays, 1 Absent (Hutton).

Mayor Rulien requested a motion to approve Ordinance 13-12 Ordinance of the City of Braidwood Granting Certain Zoning Variance. Comm. Graf made that motion. Seconded by Comm. Tessler. The motion was approved with 4 ayes (Hibler, Graf, Tessler, Rulien) 0 nays, 1 Absent (Hutton).

Mayor Rulien requested a motion to approve Ordinance 13-13 An Ordinance Authorizing Zoning Change with Comer Property. Comm. Tessler made that motion. Seconded by Comm. Hibler. **Discussion:** The property was 9 acres of agricultural, when it came into town it was subdivided into 3-3 acre pieces that had to come in as R-1. They are requesting 6 acres to return to AG and the other 3 at a future date may go commercial. The motion was approved with 4 ayes (Hibler, Graf, Tessler, Rulien) 0 nays, 1 Absent (Hutton).

Braidwood Area Healthy Community Coalition

Sandy Fletcher the president of the Coalition gave an update on the strategic planning training the members attended and advised the next meeting would be June 17, 2013.

New Business

Comm. Graf welcomed Elena back on the board, stating it was a great pleasure working with you before and I'm looking forward to working with you again.

Adjournment

Mayor Rulien asked for a motion to adjourn. Comm. Tessler made that motion, seconded by Comm. Hibler. The motion was approved with 4 ayes (Hibler, Graf, Tessler, Rulien) 0 nays, 1 Abs (Hutton).

Approved this 11 day of June 2013

Will Rulien Mayor

Lisa Adleson City Clerk