

**ROCHELLE CITY COUNCIL  
REGULAR COUNCIL MEETING MINUTES  
January 28, 2013**

The Rochelle City Council met in Regular Session at 7:00 p.m. on Monday, January 28, 2013 in the Council Chambers of City Hall; 420 N. 6<sup>th</sup> Street; Rochelle, IL 61068.

**PLEDGE TO THE FLAG & PRAYER:** The Prayer was said by City Clerk McKinney.

**ROLL CALL:** Present on Roll Call were Councilmembers McDermott, Hollonbeck, Berg, Eckhart, Hayes and Mayor Olson. Absent: Councilman Rice. Quorum was present. Also present were City Manager Plyman and City Clerk McKinney.

**PROCLAMATIONS, COMMENDATIONS, ETC.:** None

**REPORTS AND COMMUNICATIONS:**

- Mayor:
  - Mayor Olson announced that City Clerk McKinney lost his father on Saturday, January 26.
- Council Members:
  - Councilman Eckhart reminded everyone about the "From the Heart" dinner on Saturday.
- Introduction – Ogle County State's Attorney Mike Rock was introduced to the Council.
- Financials – December 2012: In Council packets

**PUBLIC COMMENTARY:** None

**BUSINESS ITEMS:**

**1) CONSENT AGENDA ITEMS BY OMNIBUS VOTE with Recommendations:**

- a) Approve Minutes of City Council Meeting – January 14, 2013
- b) Accept and Place on File Minutes of Stormwater Advisory Commission – June 13, 2012
- c) Approve Bills – 010413-011013=\$341,332.29, 011113-011713=\$2,044,161.39
- d) Approve Payroll –122412-010613=\$242,512.39
- e) Resolution Regarding the Release of Executive Session Minutes

Moved by Councilman Berg and seconded by Councilman McDermott, **"I move Consent Agenda Items (a) through (e) be approved by Omnibus Vote as recommended."** Roll call vote was taken. Ayes: Councilmembers Berg, Eckhart, Hollonbeck, Hayes, McDermott, and Mayor Olson. Nays: None. Motion passed 6-0.

- 2) **Ordinance Amending the Municipal Code of the City of Rochelle to Eliminate a Fee for Certain Sign Alterations and Correct a Definition:** On December 7, 2012 the Administrative Committee of the City Council discussed the subject of sign permits for businesses. The City's current sign ordinance includes the assessment of a fee for sign alterations, even if the alteration is only a change in the sign copy. The committee asked staff to consider a change to the sign ordinance for this particular situation. After review, City Manager David Plyman recommends that the municipal code be changed to eliminate the assessment of a fee for sign alterations in which only the copy is changed. In addition, Attorney Cooper has suggested that the definition of "Alteration" and "alter" be modified by deleting the last sentence since it is regulatory and contained elsewhere in the ordinance. Councilman Berg moved and seconded by Councilwoman Hollonbeck, **"I move Ordinance 13-4283, An Ordinance Amending Section 110-661 and Section 110-667 of the Municipal Code of the City of Rochelle to Eliminate a Fee for Certain Sign Alterations and Correct a Definition, be adopted."** Roll call vote was taken. Ayes: Councilmembers Berg, Eckhardt, Hollonbeck, Hayes, McDermott, and Mayor Olson. Nays: None. Motion passed 6-0.
- 3) **Reduction in Letters of Credit – Coated Sand Solutions:** In November of 2011 and April of 2012 Coated Sands Solutions submitted the following letters of credit: IS0011167 in the amount of \$424,000 for public land improvements along Steward Road and IS0005797 in the amount of \$432,130 for onsite improvements associated with stormwater, mass grading and their site plan. Due to the completion of a majority of the required improvements, Coated Sand Solutions Manager Joe Ebens has requested a reduction in the letters of credit. City Engineer Sam Tesreau has reviewed the request for a reduction in the letters of credit and verified that a majority of the land improvements have been completed. However, there are additional items that need to be completed including the shared use path, grading, restoration, seeding, landscaping and pavement striping. The City Engineer recommends a new letter of credit for 10% (\$42,400) of the original surety for the land improvements along Steward Road, plus an additional \$22,000 for incomplete or outstanding items outlined in the City Engineer's letter dated January 21, 2013 for a total of \$64,400. In addition, the developer/sub-divider must submit a cashier's check to the City in the amount of \$20,000 for their portion of the shared use path per the annexation agreement. The new irrevocable letter of credit of \$64,400 must be submitted prior to expiration of the existing letter of credit on April 5, 2013 and will be held for a period of not less than 24 months as guarantee of satisfactory completion of the land improvements. In addition, the City Engineer recommends a new letter of credit for incomplete onsite improvements of no less than \$16,000 prior to the expiration of the existing letter of credit on April 12, 2013. As outlined in the City Engineer's letter, the additional work, including the submission of the final as-builts, should be completed by June 30, 2013. Sam Tesreau was present to answer questions. Councilman Eckhardt moved and seconded by Councilman McDermott, **"I move the Council approve a reduction in Letters of Credit for Coated Sands Solutions subject to conditions outlined in the City Engineer's Letter dated January 21, 2013."** Roll call vote was taken. Ayes: Councilmembers Berg, Eckhardt, Hollonbeck, Hayes, McDermott, and Mayor Olson. Nays: None. Motion passed 6-0.

**DISCUSSION ITEMS:**

- 1) **Corridor Lighting Design:** The City and State plan to make improvements to the City's Northern and Eastern Gateways over the next couple of years including the installation of streetlights on IL Route 38, Caron Road and IL Route 251 from Flagg Road to south of IL Route 38. This provides an excellent opportunity to create a cohesive look for our community through an overall corridor lighting design. On August 13, 2012 Teska and Associates presented a Lighting Design Concept Plan to the Mayor and Council which was developed based on goals and objectives which included "lighting that is sustainable in its use of energy."


Since August, City staff members have analyzed the additional capital cost of the proposed light emitting diode (LED) fixtures, approximately \$650 per fixture for the IL Route 251 corridor, and related energy and life cycle savings versus the capital, energy and life cycle costs of the current high pressure sodium (HPS) fixtures. In addition, staff considered a photometric report prepared by Willett Hofmann and Associates which compared the lighting design required for both the full cut off LED fixture, as illustrated in the TESKA report, and the existing HPS fixtures. Their report indicated that 72 LED streetlights would be required on the IL Route 251 project to obtain the same light levels as 59 HPS lights. Since the additional LED streetlights significantly increased the upfront capital costs, subsequent discussions with a lighting representative resulted in the option of using a teardrop LED light fixture to maintain the same number of streetlights in lieu of the proposed full cut off fixture. While this option would help keep capital costs down the teardrop fixture is not dark skies compliant, would result in additional light pollution and was not included in the proposed lighting design.

Based on all of the information provided, RMU Business/Financial Analyst, Dan Westin, completed a thorough analysis of the LED teardrop fixture versus the HPS fixture which resulted in a payback period of 12 years for the LED energy and life cycle savings to compensate for the additional upfront capital costs.

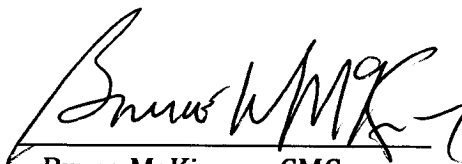
**EXECUTIVE SESSION:** At 7:29 p.m. Councilman Berg moved and seconded by Councilwoman Hollonbeck, **"I move the Council recess into executive session to discuss: 1) The (appointment, Employment, compensation, discipline, performance and/or dismissal) of specific employee(s) Section (c) (1) and 2) Purchase or lease of real property for City's use. Section (c) (5).** Roll call vote was taken. Ayes: Councilmembers Berg, Eckhardt, Hollonbeck, Hayes, McDermott, and Mayor Olson. Nays: None. Motion passed 6-0.

At 7:54 p.m. Councilman Berg moved and seconded by Councilman McDermott, **"I move the Council return to Open Session.** Motion passed by voice vote without dissent.

**ADJOURNMENT:** At 7:54 p.m., moved by Councilman McDermott and seconded by Councilwoman Hollonbeck, **"I move the Council adjourn."** Motion passed by voice vote without dissent.



Chet Olson, Mayor



Bruce McKinney, CMC,  
City Clerk, City of Rochelle