

September 4, 2012

Lanark City Council met in regular session at City Hall. Alderman Anne Lindsay, Alderman Ed Fehlhafer, Alderman Weston Burkholder and Mayor Ed Stern were present. Alderman Ken Weaver, Alderman Tom Kocal and Alderman Mark Macomber were absent. (Alderman Macomber arrived at 8:35.)

Also present were Ed Mitchell, Amy Barnes, Janie Dollinger and Mike Leslie. Sharon Pepin arrived at 8:20.

Mayor Stern called the meeting to order at 7:30 PM. After roll call, all recited the Pledge of Allegiance.

Motion made by Alderman Burkholder, seconded by Alderman Lindsay to accept the minutes of the August 21st meeting as presented. Roll call: Alderman Burkholder-aye, Alderman Lindsay-aye, Alderman Fehlhafer-aye and Mayor Stern-aye. Motion carried.

Alderman Fehlhafer questioned bill of \$70 from Prowant Construction. Alderman Fehlhafer reported Prowant was asked to give quote for repairs not do the actual work. **Motion** made by Alderman Lindsay, seconded by Alderman Burkholder to accept and pay the bills from August 21st to present. Roll call: Alderman Lindsay-aye, Alderman Burkholder-aye, Alderman Fehlhafer-aye with regret and Mayor Stern-aye. Motion carried.

Proposal for further investigation of blighted buildings – Mayor Stern moved this item up on the agenda. Mike Leslie of Willett Hofmann discussed his proposal to investigate the deteriorating building (Fogell) between Isenhardt Realty and the collapsed building at a cost of \$3,000. Amy Barnes, owner of Isenhardt Realty questioned the common wall between her building and the rapidly deteriorating building on the south side of her building. Leslie did not know the legality with common walls. Mitchell reported the nuisance process has been started. No one seemed to be sure who owns the steps to the upper floor. When asked, Leslie reported he did not think the next building would come down when the debris of the collapsed building is removed. There were concerns of bad winter causing more damage to deteriorating roof on Fogell building. Mitchell announced Public Hearing is scheduled for October 2nd and could possibly have order to do what is needed to the building. After more discussion, Leslie will have costs broke down by end of this week or first of next. Barnes is willing to pay cost for her building only. Leslie will continue to work through Chief Magill. Alderman Fehlhafer wants more aldermen in attendance before taking action and wants to see what we are getting for \$3,000.

Willett Hofmann – Blair Parkway/Truman Ave./Argyle St. – Leslie reported punch list has been submitted to Law Excavating to be completed by September 21st. Mid to late September to seed and mulch. Mayor Stern questioned liability of fence around the detention pond not completed while waiting on gates to arrive.

TIF District Addition and Letter were tabled until Alderman Weaver is present.

Revenue Enhancements – Mayor Stern reported City charges \$60 per grave for digging. This needs to be raised to \$70 per hour. Mayor explained how IDOT fees are figured. Mitchell is working on JCWIFI. Janie Dollinger announced the Library has contacted Experience Works. They might have an opening for Lanark this fall and could possibly share with cleaning of the

new Municipal Building. Dolling explained requirements are minimum wage for persons 55 and over. The only cost to the City or Library is faxing in time sheet each week. All seemed to agree to pursue this.

Demolition Guidelines – Mayor Stern inquired when the pile of bricks (collapsed Fogell building) is removed, how far down does it need to go, ground or basement level. Mayor Stern explained how he did with his house that burned down. Alderman Fehlhafer reported the basement walls are still in the ground at the house which burnt down behind his. Several agreed EPA might have requirements. Mayor Stern reported requires a demolition permit at no charge. We should probably have something in Zoning Ordinance. (Sharon Pepin arrived at 8:20 PM.) Mike Leslie recommended the building downtown be filled in with gravel. After discussing putting some of this in City Code Book, Mayor Stern will work on demolition guidelines. The sewer line also needs to be plugged by filling with concrete.

Community Funding & Planning Services – Sharon Pepin reported on the progress of the Municipal Building from the construction meeting earlier today. There will be a couple of change orders for the next meeting – additional lighting, etc. Pepin announced Bray is comfortable with Change Order #6 for sealant of \$2,238. **Motion** made by Alderman Fehlhafer, seconded by Alderman Lindsay to go ahead with Ringland-Johnson for \$2,238 sealant. Discussed sealant further. Roll call: Alderman Fehlhafer-aye, Alderman Lindsay-aye, Alderman Burkholder-aye and Mayor Stern-aye. Motion carried. (Alderman Macomber arrived at 8:35.) Pepin reported knock box needs to be provided. Pepin showed carpet samples. Decisions need to be made. Library Board will look at during their meeting on Tuesday. Alderman Fehlhafer and Alderman Macomber discussed using the safe door from here in the new building. Alderman Fehlhafer reported a change order will be coming. The new door is in and framed already. Alderman Macomber questioned who made this change as it was originally agreed to use the old door from here (city hall). Pepin and Alderman Lindsay agreed with Macomber the old door was to be used. Pepin will contact Bray. Alderman Fehlhafer told Ringland-Johnson to go with the new door. Pepin submitted draw request #3 of \$148,858 to Ringland-Johnson. Pepin announced the \$311,000 grant should be used up by the next meeting. Clerk questioned if these grants were Federal or State as the auditors need this information. Pepin will look into. Bray has not submitted invoice as yet. **Motion** made by Alderman Macomber, seconded by Alderman Fehlhafer to pay Ringland-Johnson \$148,858. Roll call: Alderman Macomber-aye, Alderman Fehlhafer-aye, Alderman Lindsay-aye and Alderman Burkholder-aye. Motion carried.

Committees

Water & Sewer – Mayor Stern announced need to have a committee meeting to see if we want to do Blair Parkway. Possibly combine projects for the max amount of \$350,000. Pepin reported also need to look at lift station as the City has already received funds of \$25,000. Alderman Fehlhafer announced quote of \$1,200 to remove tree at Poffenberger's on Blair Parkway. There is also a tree at the rear of the Police Dept. that needs to come down. Alderman Fehlhafer recommended tree removal cost of \$1,200 (Poffenberger's) come out of Water & Sewer fund.

Personnel – Alderman Lindsay announced committee will meet September 6th at 8:00 AM.

Street & Property – no report.

Ed Mitchell reported receiving email regarding Eastland Motor Sports. Mitchell reported Poffenberger is ready to sign easement agreement. Mitchell has received responses from Fogell family members. Public Hearing is set for October 2nd. Mitchell does not anticipate any problems. Mitchell has contacted JCWIFI and set up a meeting tomorrow. Mitchell explained

JCWIFI wants to put aerial on water tower and is offering free hook ups. Mayor Stern reported Mt. Carroll is receiving money and maybe Milledgeville too. Mayor Stern announced the need to have agreement with T-6 as the prior agreement was with Aero.

Aldermen did not have any additional business.

Clerk submitted invoice from Morgan Tree Service of \$1,200 and explained reason for \$100 increase – had to grind through concrete. No action was taken at this time.

Mayor Stern reported fifty year agreement with Nicor is up for renewal.

Motion made by Alderman Lindsay, seconded by Alderman Fehlhafer to adjourn. All ayes. Motion carried.

Meeting adjourned at 9:25 PM.

*Respectfully submitted,
Jackie Hawbecker, City Clerk*