

**ROCHELLE CITY COUNCIL
REGULAR COUNCIL MEETING MINUTES
MONDAY, APRIL 14, 2008**

The Rochelle City Council met in Regular Session at 7:00 p.m. on Monday, April 14, 2008 in the Council Chambers of City Hall; 420 N. 6th Street; Rochelle, IL 61068.

PLEDGE TO THE FLAG & PRAYER

Present on Roll Call were Councilmembers Hayden, Berg, Colwill, Hollonbeck, Hayes, Eckhardt and Mayor Olson. Absent: None. Also present were Ken Alberts, City Manager; Alan Cooper, City Attorney; and Bruce McKinney, City Clerk.

APPROVAL OF MINUTES: Councilwoman Hollonbeck moved and seconded by Councilman Hayes, “**I move the minutes of the Regular Council meeting of March 24, 2008 and the Special Meeting of April 1, 2008 be approved.**” Motion passed by voice vote without dissent.

BILLS & PAYROLL: Councilman Eckhardt and seconded by Councilwoman Hollonbeck, “**I move the bills and payroll for the first half of April 2008 be allowed and paid when checked over and found correct.**” Roll call vote was taken. Ayes: Councilmembers Hayden, Berg, Hollonbeck, Colwill, Hayes, Eckhardt, and Mayor Olson. Nays: None. Motion passed 7-0.

REPORTS & COMMUNICATIONS:

- Mayor: Proclamations:
 - National Telecommunicator’s Week – Read by City Clerk; accepted by Sandy Sullivan, Cory Beck and Robin Olszewski/Dispatchers.
 - Administrative Professionals Week – Read by City Clerk; accepted by Judy Schermerhorn on behalf of IAAP.
 - National Auctioneers Day – Read by City Clerk and presented by Mayor to John Bearrows, Rochelle Auctioneer.
- Mayor Olson read a letter from John Peters, President of NIU, stating his appreciation along with a copy of a Resolution offered by Illinois Senator Richard Durbin. The resolution “memorializes the students and recognizes the community agencies and first responders that helped to confront the crisis and assist the students, faculty and staff” during the recent tragedy. A copy of the resolution was presented to the Fire and Police Chiefs.
- Mayor Olson congratulated and thanked those employees with anniversaries this month.
- Council Members: None
- Employee Introductions: Introduced by Police Chief, Robbie Buck.
 - Ryan McWethy / Police Officer: Officer McWethy was sworn in on December 17th and recently graduated from the 12-week basic training at the Police Training Institute. Ryan served as an on-call firefighter and EMT while attending college, where he majored in Criminal Justice.
 - Elvis Baneski / Police Officer: Officer Baneski was sworn in on March 31st and is currently in field training. Born in Macedonia, he moved to the United States where he attended Oregon High School and completed his Bachelor’s Degree at NIU. He was previously a correctional officer for the Winnebago County Sheriff’s Department. He will start his basic training on May 12th.
 - Nate Hansmann / Police Officer: Officer Hansmann was also sworn in on March 31st and is currently in field training. Nate previously worked for Target Distribution and is currently attending Kishwaukee College majoring in Law Enforcement. He will also attend the Police Training Institute on May 12th.

The Police Department is now fully staffed at 21 officers.

PUBLIC COMMENTARY: None

BUSINESS ITEMS:

- 1. Water and Sewer Extension – Dement Road:** The proposed 2008-09 RMU Capital Budget includes \$510,000.00 for the engineering and extension of 2,735 feet of water main and 2,850 feet of sanitary sewer along Dement Road to serve the Rochelle Business and Technology Park. Subsequent to the required public notice, bids were opened on April 4, 2008, with eight contractors submitting bids. RMU staff and their consultant, Mick Gronewold of Fehr-Graham & Associates, have reviewed all bids and determined that the apparent low bidder, Bish Excavating, has met the minimum requirements of the base bid specification for the installation of ductile iron water main with a bid of \$280,273.00. Bish Excavating also submitted an alternate bid of \$257,299.00 which substitutes PVC water main instead of ductile iron. Both Fehr-Graham and RMU recommends the use of PVC water main, based on previous experience. Although Bish Excavating has not done work for the City of Rochelle, they have been given positive references from other municipalities. Moved by Councilman Colwill and seconded by Councilwoman Hollonbeck, **“I move the City Council accept Bid C08-02 from Bish Excavating in the amount of \$257,299 for the Water and Sewer Extension along Dement Road and reject all other bids.”** Roll call vote was taken. Ayes: Councilmembers Hayden, Hayes, Berg, Colwill, Eckhardt, Hollonbeck, and Mayor Olson. Nays: None. Motion passed 7-0.
- 2. Ordinance Approving Final Plat – Rochelle Business and Technology Park Phase 2:** In August of 2007 the Mayor and Council approved the annexation and zoning of 160 acres of land located east of Dement Road and North of Petro Truck Stop to facilitate the future development of the Rochelle Business and Technology Park. On September 17, 2007 the preliminary and final plat for phase one, a one lot subdivision subsequently purchased by Allstate Insurance, was approved. Reed Harris, Corliss Baer, and the City of Rochelle have petitioned for approval of a final plat for a seven lot subdivision which is the second phase of the Rochelle Business and Technology Park. Mayor and City Council approved the preliminary plat for phase two on March 24, 2008. The final plat was reviewed on April 7, 2008 by the City of Rochelle Plan Commission. The Plan Commission voted to recommend approval of the final plat by a vote of 6-0. Moved by Councilman Eckhardt and seconded by Councilman Berg, **“I move Ordinance 08-3662, An Ordinance Approving the Final Plat of Subdivision for Rochelle Business and Technology Park Phase 2, be adopted.”** Roll call vote was taken. Ayes: Councilmembers Hayden, Hayes, Berg, Colwill, Eckhardt, Hollonbeck, and Mayor Olson. Nays: None. Motion passed 7-0.
- 3. Ordinance Approving Purchase Agreement – Project David:** A tentative purchase agreement between the City of Rochelle and Project David was discussed at a regular City Council Meeting on March 24, 2008. At a subsequent meeting on April 1, 2008 the Mayor and Council authorized the City to exercise its option to purchase 19 acres of land from Reed Harris and Corliss Baer. This property is included in the 36.29 acres represented in phase II of the Rochelle Business and Technology Park. At that same meeting, Mayor and Council authorized the future sale of 13 acres to Project David, a corporation which has expressed an interest in constructing a data center in the Technology Park. The City has negotiated a purchase agreement with Project David for 13 acres north of Technology Parkway and east of Dement Road in the Rochelle Business and Technology Park phase 2. Moved by Councilman Colwill and seconded by Councilman Hayden, **“I move Ordinance 08-3663, An Ordinance Approving Purchase Agreement for Northern Trust Project (Lot 2 Rochelle Business and Technology Park, Phase 2), be adopted.”** Roll call vote was taken. Ayes: Councilmembers Hayden, Hayes, Berg, Colwill, Eckhardt, Hollonbeck, and Mayor Olson. Nays: None. Motion passed 7-0.

4. **Ordinance Approving Development Agreement – Project David:** In the preceding agenda item the Mayor and Council were asked to approve a Purchase Agreement with Project David. Since the property has already been annexed into the City, the Purchase Agreement is contingent on a Development Agreement. The City has negotiated a Development Agreement with Project David which formally details the future development of the property. A summary of the Development Agreement was provided, and discussed, at the March 24, 2008 City Council Meeting. Moved by Councilwoman Hollonbeck and seconded by Councilman Berg, **“I move Ordinance 08-3664, An Ordinance Approving Development Agreement for Northern Trust Project (Lot 2 Rochelle Business and Technology Park, Phase 2), be adopted.”** Roll call vote was taken. Ayes: Councilmembers Hayden, Hayes, Berg, Colwill, Eckhardt, Hollonbeck, and Mayor Olson. Nays: None. Motion passed 7-0.

5. **City Manager’s Report:**

- **Lioness Club Tootsie Pop Days** The Lioness Club has requested permission to hold their annual Tootsie Pop Days fundraiser on Friday, May 2nd. Members plan to stand at area street corners and other public locations to collect donations. The money collected is used to help the sight and hearing impaired in Rochelle and in the State. As there were no objections from the Council, management will approve this request.
- **National Day of Prayer** The City has received a request from Bob and Blanca Winton of Hand in Hand/House of Prayer for approval to observe the 57th Annual National day of Prayer at City Hall on May 1, 2008 at noon. The theme for this year is “Prayer! America’s Strength and Shield.” This observance was well received by the community last year. As there were no objections from Council, management will approve the request. Mr. Alberts also mentioned that there is Community Prayer at Hand in Hand every Saturday morning for anyone who is interested.

EXECUTIVE SESSION: None

ADJOURNMENT: At 7:35 p.m., Councilman Berg moved and seconded by Councilwoman Hollonbeck, **“I move the Council adjourn.”** Motion passed by voice vote without dissent.

Following the business meeting, “Project David” was revealed to the public and the press as Northern Trust, a trillion-dollar corporation which will be constructing a data center in the tech park. Jason Anderson and Ken Alberts both gave facts about Northern Trust as well as thanking those involved in Team Rochelle for their part in making this a possibility.

_____ *s/ Chet Olson*
Chet Olson
Mayor, City of Rochelle

_____ *s/ Bruce W. McKinney*
Bruce McKinney, CMC
City Clerk, City of Rochelle