

**SUMMARY MEETING MINUTES  
PUBLISHED BY THE AUTHORITY OF THE CITY COUNCIL  
OF BLOOMINGTON, ILLINOIS  
MONDAY, September 11, 2017; 7:00 P.M.**

The Council convened in Regular Session in the Council Chambers, City Hall Building, at 7:04 p.m., Monday, September 11, 2017.

The Meeting was called to order by Mayor Pro Tem Schmidt.

The Meeting was opened by Pledging Allegiance to the Flag followed by a moment of silent prayer.

Mayor Pro Tem Schmidt directed the City Clerk to call the roll and the following members of Council answered present:

Aldermen: Jamie Mathy, David Sage, Mboka Mwilambwe, Amelia Buragas, Scott Black, Joni Painter, Diana Hauman (Absent), Kim Bray, Karen Schmidt, and Mayor Tari Renner (Absent).

Staff Present: David Hales, City Manager, Steve Rasmussen, Assistant City Manager; Jeffrey Jurgens; Corporation Counsel, Cherry Lawson, City Clerk; Brendan Heffner, Chief of Police; Scott Sprouls, IS Director, Nicole Albertson, Human Resource Director; Jim Karch, Public Works Director; Austin Grammar, Economic and Development Coordinator, and other City staff were also present.

**Recognition/Appointments**

A. Recognition of Firefighter Mathew Burke on successfully completing his probation.

**Public Comment**

**“Consent Agenda”**

*Items listed on the Consent Agenda are approved with one motion, and is provided in **BOLD**, and items that Council pull from the Consent Agenda for discussion are listed with a notation **Pulled from the Consent Agenda**.*

**Motion by Alderman Black seconded by Alderman Painter that the Consent Agenda be approved.**

**Mayor Pro Tem Schmidt directed the Clerk to call the roll which resulted in the following:**

**Ayes: Aldermen Schmidt, Sage, Mathy, Mwilambwe, Buragas, Painter, Black, and Bray.**

**Nays: None.**

**Motion carried.**

The following was presented:

Item 7A: Consideration of approving the Minutes of the August 28, 2017 Regular City Council Meeting.

The following was presented:

Item 7B: Consideration of Approving Bills, Payroll, Procurement Card Purchases, and Electronic Transfers in the amount of \$ 6,679,636.70.

The following was presented:

Item 7C: Consideration of a Resolution approving Executive Session Minutes for partial release to the public.

The following was presented:

Item 7D: Consideration of a Motion Re-affirming the Appointment of Mayor Pro Tem. (***Pulled from the Consent Agenda for discussion***)

The following was presented:

Item 7E: Consideration of a Resolution Waiving the Formal Bidding Process, and Approve a two (2) year Contract with Mississippi Lime Company for supply and delivery of granulated quicklime and liquid calcium hydroxide for water treatment purposes.

The following was presented:

Item 7F: Consideration of approving the purchase of two Swing sets for Sunnyside and Emerson Parks.

The following was presented:

Item 7G: Consideration of approving a Purchase Order in the amount of \$33,120.00 related to housing expenditures for five (5) Police New Hires While Attending Basic Police Academy.

The following was presented:

Item 7H: Consideration of Approval of a Local Agency State Agreement for Jurisdictional Transfer and Adoption of a Resolution Accepting Ownership of Property from the Illinois Department of Transportation for the Improved Street Width and New Retaining Wall on the South side of Market Street West of the Railroad Bridge.

The following was presented:

Item 7I: Consideration of an Ordinance approving a petition from Bruce & Theresa Weldy, for a vacation of a portion of a Surface Drainage and General Purpose Utility Easement at 2105 Fifer Drive.

The following was presented:

Item 7J: Consideration of an Ordinance Rezoning the property at 508 W. Oakland Ave from S-2, Public Lands and Institutions to R-1C, Single Family Residential District.

The following was presented:

Item 7K: Consideration of an Ordinance for a Special Use Permit for the property located at 1509 N. Clinton Blvd to allow a lock and key shop, a nonconforming use, in the R-1C, Single Family Residential District.

The following was presented:

Item 7L: Consideration of Approving a Petition for Vacation of Part of West Seminary Avenue and North Mason Street, a Petition for Vacation of Part of College and Graham Streets, and also Transferal of Property Ownership of the Vacated Right Of Way to the Union Pacific Railroad Company (UPRR).

The following was presented:

Item 7M: Consideration of the request from Taylor Knuth and Danielle Ferg to allow moderate consumption of alcohol at their October 14, 2017 wedding reception to be held at Davis Lodge.

The following was presented:

Item 7N: Consideration of the request from Logan Bruce and Rachel Angus to allow moderate consumption of alcohol at their November 25, 2017 wedding reception to be held at Miller Park Pavilion.

Item 7D: Consideration of a Motion Re-affirming the Appointment of Mayor Pro Tem. *(Pulled from the Consent Agenda for discussion)*

**Motioned by Alderman Bray, seconded by Alderman Sage to reaffirm the continuing appointment of Karen Schmidt as Mayor Pro Tem.**

**Mayor Pro Tem Schmidt directed the Clerk to call the roll which resulted in the following:**

**Ayes: Aldermen Schmidt, Sage, Mathy, Mwilambwe, Buragas, Painter, Black, and Bray.**

**Nays: None.**

**Motion carried.**

**“Regular Agenda”**

The following was presented:

Item 8A: Consideration of:

- a) Analysis of Bids and Approval of the City Hall Annex Demolition Contract with Stark Excavating, Inc. for City Bid 2018-11 in the amount of \$681,403 for Base Bid 1 + Alternate 1.1; and
- b) Approve an Ordinance Amending the Fiscal Year 2018 Budget in the amount of \$91,403.00.

*(Presentation by David Hales, City Manager and Russ Waller, Facilities Manager 5 minutes, and Council discussion 10 minutes.)*

Mr. Hales asked Steve Rasmussen, Assistant City Manager, to make the presentation.

Mr. Rasmussen spoke about the existing City Hall Annex and the fact that it is falling apart and needs to come down before it falls down. It is a hazard to safety and public health. This project was not specifically included in the FY-18 budget; however, Facilities Department budgeted \$250,000 out of their existing major facilities repair to do this demolition because it is so urgent to get it down. However, the cost of the demolition was more than that; it was in the range of \$650,000. In order to get this done now, Facilities recommended that we move the repair of the Police Department roof into the FY19 budget. However, that left \$590,000 to do this, but it was \$91,000 short. Public Works would take \$91,000 out of their fuel budget. Since we prepared this about two weeks ago, the world changed on us and now about 10% of the country's ability to refine gasoline has been taken out so gasoline prices went up a great deal. We are still going to recommend continuing with that project and explained the plan for doing so which included discussion of the pros and cons of a metal versus concrete retaining wall.

Alderman Mathy stated he was fine with a sheet pile retaining wall and spend the extra money that it would cost to make a concrete retaining wall on landscaping next to the sidewalk to hide the parked vehicles. He also commented on another problem that will need to be dealt with in the future is the Public Works facility due to its lack of vehicle bays big enough for the newer ladder trucks, dump trucks and recycling trucks.

Mr. Rasmussen pointed out that one of the considerations with the sheet steel retaining wall is that we are working with a space-needs study with the proposal of finding an operational center where we can move that whole facility or maybe repair it there.

Alderman Sage asked about the height of the wall and stated that he would be in favor of using that money for some other benefit given that probably a lot of it is going to be blocked from view anyway by vehicles parked there for maintenance.

Alderman Black stated he was fine with the sheet pile retaining wall.

Alderman Buragas thought that the concrete wall is more attractive but understands the argument. She then asked about the schematic of the overhead, of the parking lot and of what it would look like.

Alderman Bray asked about maintenance and longevity of a metal wall as compared to a concrete wall.

Mr. Waller states that with the metal wall, you are going to have some maintenance requirements, especially if you are going to paint it because that type of retaining wall has a natural tendency to rust. As long as a concrete wall does not get damaged, there is minimal maintenance.

Mr. Jurgens stated on hearing a couple of different thoughts up here, there are two different options and tonight you can go with the recommendation that it is in the packet. He explained the alternative motion, as well, and wanted to make sure that that was clear to Council.

Mr. Hales submitted a recommendation in support of the concrete retaining wall.

Alderman Black wondered if maybe there is another option. Perhaps approve the bid to tear the building down and maybe refer this back to beautification or somebody for feedback.

Mr. Rasmussen stated we have a technical problem with that and in that once we tear it down, that we have to do what we are going to do with the back and I do not know that we have that time. He asked Mr. Waller if it could be broken into two phases.

Mr. Waller replied that we could not and in order to tear the building down, you have to put the retaining wall in first and explained why.

**Motion by Alderman Buragas seconded by Alderman Bray that the unit prices and Contract with Stark Excavating, Inc. for the City Hall Annex Demolition, Bid 2018-11, in the amount of \$681,403 for Base Bid 1 plus Alternate 1.1; approve the Ordinance and authorize the Mayor and City Clerk to execute the Ordinance, and authorize the City Manager and City Clerk to execute the necessary contract documents.**

**Mayor Pro Tem Schmidt directed the Clerk to call the roll which resulted in the following:**

**Ayes: Aldermen Schmidt, Sage, Mathy, Mwilambwe, Buragas, Painter, Black, and Bray.**

**Nays: None.**

**Motion carried.**

The following was presented:

Item 8B: Consideration of a Resolution adopting the Downtown Design and Branding Concept recommended by the Downtown Signage Committee. (*Recommend Council approve a resolution adopting the Downtown Design and Branding Concept recommended by the Downtown Signage Committee, and authorize the Mayor and City Clerk to execute the necessary documents.*) (*Presentation by Steve Rasmussen, Assistant City Manager, Tricia Stiller and Russell Francois 10 minutes, and Council discussion 15 minutes.*)

Mr. Rasmussen stated we have three actions in this and will present each one separately. He introduced the current co-chairs of that committee, Tricia Stiller and Russ Francois.

Ms. Stiller stated that over the last few years, we have worked together to identify ways to enhance the downtown experience for our visitors. There is lack of understanding in the community regarding downtown's boundaries, there is difficulty in identifying our many wonderful destinations, and finally existing signage is inconsistent and confusing. She then listed some of downtown's strengths.

Alderman Buragas stated she was getting a lot of feedback and in general, is hearing a lot of enthusiasm for this project. She felt the community is very supportive of moving forward.

Alderman Sage asked we have any sense of what might be perhaps not hard quantifiable numbers but perhaps some sense of what this might bring?

Ms. Stiller responded that it can be very difficult to quantify the positive impact of a comprehensive sign program like this. But you only get one opportunity to make a first impression and adding attractive and welcoming gateways as well as helpful information to our landscape will certainly improve the impact that we have on guests and hopefully they will choose to return time and time again.

Alderman Sage asked if we anticipated having one of these signs in each block. Ms. Stiller stated we have multiple destinations on each sign and will be meeting tomorrow to solidify locations for signs.

Alderman Black stated that based on the feedback he has received on this, he feels that we need a couple more options in terms of the design and the slogan.

Alderman Mathy stated that people are very passionate about this all of a sudden and was excited to see this happening and that we are moving a lot closer to fruition. He likes the idea of pausing and getting more public involved and more things around the design and the concepts.

Alderman Mwilambwe stated that a lot of good and big things have happened in Bloomington. We have had a lot of people who are visionary it is important to highlight that aspect of our history but also the architecture.

**Motion by Alderman Buragas seconded by Alderman Bray that this item be delayed to a future Work Session Council Meeting.**

**Mayor Pro Tem Schmidt directed the Clerk to call the roll which resulted in the following:**

**Ayes: Aldermen Schmidt, Sage, Mathy, Mwilambwe, Buragas, Painter, Black, and Bray.**

**Nays: None.**

**Motion carried.**

a) Consideration of a Resolution approving a Change order for the Contract with Kerestes Martin Associates, Inc. (aka KMA Design) (RFQ# 2017-10) for continuing Professional Services for Downtown Branding and Wayfinding in the amount of \$28,095.10. *(Recommend Council adopts a Resolution approving the change order for the amount of \$28,095.10 with Kerestes Martin Associates Inc. (aka KMA Design), and authorize the Mayor and City Clerk to execute the Resolution.)*

RESOLUTION NO. 2017 – 33

A RESOLUTION AUTHORIZING A CHANGE ORDER IN THE AMOUNT OF \$10,000 ASSOCIATED WITH THE CONTRACT BETWEEN THE CITY OF BLOOMINGTON AND KERESTES MARTIN ASSOCIATES INC FOR PROFESSIONAL SERVICES

Mr. Hales offered a suggestion for your consideration that you still consider a change order tonight but only for continued design services up to say \$10,000. That would in turn allow this committee working with KMA to work on and bring back both to the Council and publicly some additional options on design elements and then secondly the Council also consider continuing on in approving the reappointments to the downtown signage ad hoc committee.

Alderman Bray wondered if maybe we could tease out some of the elements that are appearing before us so maybe folks could weigh in as to what they have heard so far and from their constituents or maybe weigh in the direction that they are going. One of the elements in play here is graphics, and she asked if we could get some understanding of the different fonts that we have and why these were selected.

Mr. Francois spoke about the selection of the “Dream Big” motto. Mayor Pro Tem Schmidt asked if Mr. Francois was suggesting a work session. Mr. Francois stated that we have so much information from the logo, “Dream Big”, along with so many color opportunities to just take a look it.

Alderman Black suggested that a couple of different designs of various styles and then we can hone in on the best buy-in for the community. We are not making any final decisions; we are rolling it out in public, perhaps there is another Pantagraph article that then gets more people engaged, and we make the best decision overall.

Mr. Rasmussen stated that maybe what we do tonight is we vote on the second two and that is to vote on a suggestion as Mr. Hales has made to consider the resolution to do the change

order in the amount of \$10,000 to reappoint the committee and then maybe what we can do is instead of adopting the concept, we could then have the committee work on this some more and come back to you with a proposal then as to how we might better extend this and involve more of the public.

**Motion by Alderman Buragas seconded by Alderman Bray that Council adopts a Resolution approving the change order for the amount of \$10,000 with Kerestes Martin Associates Inc. (aka KMA Design), and authorize the Mayor and City Clerk to execute the Resolution.**

**Mayor Pro Tem Schmidt directed the Clerk to call the roll which resulted in the following:**

**Ayes: Aldermen Schmidt, Sage, Mathy, Mwilambwe, Buragas, Painter, Black, and Bray.**

**Nays: None.**

**Motion carried.**

b) Approve Reappointments to the Downtown Signage Ad Hoc Committee for a one year term. *(Recommend Council approve the reappointment of Carl Teichman, Vicki-Lynn Tilton, Beth Whisman, Dave Park, Thom Jones, and Crystal Howard, and Tom Krieger.)*

**Motion by Alderman Buragas seconded by Alderman Bray that Council approve the reappointment of Carl Teichman, Vicki-Lynn Tilton, Beth Whisman, Dave Park, Thom Jones, and Crystal Howard, and Tom Krieger.**

**Mayor Pro Tem Schmidt directed the Clerk to call the roll which resulted in the following:**

**Ayes: Aldermen Schmidt, Sage, Mathy, Mwilambwe, Buragas, Painter, Black, and Bray.**

**Nays: None.**

**Motion carried.**

## **9. City Manager's Discussion**

Mr. Hales mentioned two important meetings this week.

## **10. Mayor's Discussion**

Mayor Pro Tem Schmidt acknowledged Austin Grammar who had done an incredible amount of work on this Bloomberg Challenge and really pulled together a lot of things.



## **11. City Alderman's Discussion**

Alderman Buragas briefly spoke about the idea of reduction and parking being part of the recommendation coming from the task force and wanted to clarify that the task force has had numerous discussions about how to increase parking and would anticipate that any catalyst project that the task force ultimately recommends would include considerations of parking and not the removal of parking.

Alderman Sage commented on the feedback he got which was on the relocation of the library and his review of the minutes from the joint meeting in June of the City Council with the library board. He is concerned that this is moving in a different direction even though there was a clear Council majority for keeping the library where it is.

Alderman Mathy commented that the concept of using the library and even moving the library as a catalyst project came from other members of the Downtown Task Force. People were very excited about the concept at this meeting but it is not something that is going to be written and nobody is dominant in saying that this is the way we are going to make this recommendation.

Alderman Buragas did not want to go into detail here because again this is at the early stages of the brainstorming, but the library board has been very engaged in the Downtown Task Force plans. Our next meeting is September 25, and I think at that point in time, we will have more time to discuss this issue while talking about infrastructure.

Alderman Painter commented when she was on the library board, they seemed to indicate that there were plans that were already drawn up. They talked about expanding the library where it was just a little bit

Alderman Mwilambwe stated he liked the idea of being consistent with expanding the library where it was.

Alderman Black stated we should have a joint Library and City Hall building that accommodates our needs and that also gets the public engaged in that way which would keep it in that current location.

Alderman Painter stated she felt that we could really use some small tech satellites around town.

Alderman Mathy thanked Mayor Pro Tem Schmidt for her help with the Council for the last few weeks.

Mayor Pro Tem Schmidt stated that the kudos go to David and his staff for making everything very easy. Everyone has been very gracious in stepping in and doing things and I know I can count on everybody.

## **12. Executive Session – *Cite Section***

## **13. Adjournment**

## **14. Notes**

**CITY OF BLOOMINGTON**

**ATTEST**

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Karen Schmidt, Mayor Pro Tem

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Cherry L. Lawson, City Clerk