

MINUTES
February 19, 2019
Committee of the Whole
City of Batavia

Please **NOTE:** These minutes are not a word-for-word transcription of the statements made at the meeting, nor intended to be a comprehensive review of all discussions. They are intended to make an official record of the actions taken by the Committee/City Council, and to include some description of discussion points as understood by the minute-taker. They may not reference some of the individual attendee's comments, nor the complete comments if referenced.

Chair Brown called the meeting to order at 7:00pm.

1. Roll Call

Members Present: Chair Brown; Ald. Russotto, Stark, Chanzit, Wolff, Salvati, O'Brien, Callahan (via phone), Meitzler, Uher, Cerone, McFadden

Members Absent: Aldermen Atac and Malay

Also Present: Chief Deicke, Batavia Fire Department; Laura Newman, City Administrator; Gary Holm, Director of Public Works; Chris Aiston, Economic Development Consultant; Anthony Isom, Assistant to the City Administrator; and Jennifer Austin-Smith, Recording Secretary

2. Reminder: Please speak into the microphone for BATV recording

3. Approve Minutes for January 29, 2019

Motion: To approve minutes for January 29, 2019

Maker: Stark

Second: Meitzler

Voice Vote: 12 Ayes, 0 Nays, 2 Absent
Motion carried.

4. Items Removed/Added/Changed

There were no items to be removed, added or changed.

5. Matters from the Public (For Items NOT on the Agenda)

There were no matters from the public for items not on the agenda.

6. WWTP Monthly Project Update

Jerry Ruth, Trotter and Associates, reported on the Wastewater Treatment Plant (WWTP) monthly project update including Phase I rehab, photos, cost, progress, and schedule. Ruth stated that the progress is 88% and change orders remain at 1.40%. The liquidated damages are at \$614,000. The electric power is causing the large delay. O'Brien asked about the south face of the main building and if that is stained permanently. Ruth stated that he believes that it is cement washing off the deck and stated that it should not be permanent.

Motion: To recommend to City Council approval of Resolution 19-012-R: Authorizing Kane County 2019-Community Development Block Grant Application
Maker: Malay
Second: Cerone
Voice Vote: 12 Ayes, 0 Nays, 2 Absent
Motion carried.
CONSENT AGENDA

7. Resolution 19-025-R: Authorizing Execution of an Intergovernmental Agreement with Batavia Township and Countryside Fire Protection District (RD 2/13/19) CS

Wolff overviewed the memo with the Committee. The Committee of the Whole (COW) received a handout titled 'City of Batavia with Fire Protection District.' Chief Deicke explained that they have to drive past Countryside Fire Protection's fire station to serve constituents so this Intergovernmental Agreement makes service more efficient.

Motion: To recommend to City Council approval of Resolution 19-025-R: Authorizing Execution of an Intergovernmental Agreement with Batavia Township and Countryside Fire Protection District
Maker: Meitzler
Second: Cerone
Voice Vote: 12 Ayes, 0 Nays, 2 Absent
Motion carried.
CONSENT AGENDA

8. Resolution 19-020-R: Awarding a Grant Under the Façade Improvement Grant Program for 112 W Wilson St., Batavia Tech Center, LLC (CA) GS

Aiston reported on the Façade Improvement Grant for Computer Aided Engineering (CAE) at 112 West Wilson Street. Aiston stated that this building is a historic building built in 1887. CAE has done some other improvements to this building. This grant is for replacement of the exterior doors. There are three doors to be replaced.

Motion: To recommend to City Council approval of Resolution 19-020-R: Awarding a Grant under the Façade Improvement Grant Program for 112 W Wilson St, Batavia Tech Center, LLC
Maker: Uher
Second: Cerone
Voice Vote: 12 Ayes, 0 Nays, 2 Absent
Motion carried.

9. Discussion: Considering a Economic Development Business Retention and Expansion Incentive (Property Tax Rebate Program) 1225 Douglas Road (CA) GS

Aiston reported that there is a US headquarters located here in Batavia that would like to expand their warehouse distribution space. Over time they plan on adding some lines for plastic injection molding. There are two parcels in question for the development that would be consolidated into one parcel. This is a dual incentive program as proposed with the City of Batavia and the City of Geneva School District participating in the rebate. Aiston explained that there are three

competing sites for this business. Aiston discussed the different sites and what they are offering the business in question and how it competes with the Chicago-land market. Aiston distributed a handout titled 'City of Batavia and Geneva School District CUSD Property Tax Rebate Business Attraction Financial Incentive Program' and overviewed the handout with the Committee. Aiston stated that he believes that we have a fair and competitive proposal.

The Committee discussed the proposal, amount of employees that this would bring the City, future business growth, and the benefits of having this facility in Batavia. Chanzit asked if the City of Batavia entered into incentive agreements with this company in the past. Aiston stated that the City has not entered into incentive agreements with this company in the past to the best of his knowledge.

The Committee of the Whole directed staff to formally make the incentive offer to the business.

10. Resolution 19-024-R: Awarding the Annual Electric Tree Trimming Contract to Asplundh Tree Expert Company for an Amount not-to-exceed \$200,000 (Brian Bettin 2/19/19) PU

O'Brien overviewed the memo with the Committee. Holm noted that last year the bids were canceled due to the extreme cost for the service. Holm stated that this is for west of the river.

Motion: To recommend to City Council approval of the Resolution 19-24-R: Awarding the Annual Electric Tree Trimming Contract to Asplundh Tree Expert Company for an amount not-to-exceed \$200,000

Maker: Meitzler

Second: Chanzit

Voice Vote: 12 Ayes, 0 Nays, 2 Absent
Motion carried.

11. Project Status

Newman reported on the following:

- Upcoming annual updates:
 - 2/26: Finance and IT Departments
 - 3/5: Public Works
 - 3/12: Community Development and Economic Development
 - 3/19: Human Resources, Police Department and Fire Department
- Committee of the Whole discussion on One Washington Place will held on 2/26
- Winding Creek residential property to be discussed on 2/26
- Prairie Commons building permits for several buildings have been approved
- Avenue Chevy Raising Cane's development will go to the Plan Commission tomorrow night, 2/20
- Potential for another 150,000 square foot building for a company that is looking at Batavia as a possible location

12. Other

Chair Brown asked about the removal of the trees and placement of a fence on the Mooseheart property. Albertson answered that Mooseheart has not yet applied for a permit for the fence. Albertson stated that they have been reminded of the need to issue a permit for the fence and the six-foot fence height limit.

13. Adjournment

There being no other business to discuss, Chair Brown asked for a motion to adjourn the meeting at 8:25pm; Made by Wolff; Seconded by O'Brien. Motion carried.

Minutes prepared and submitted by Jennifer Austin-Smith, Recording Secretary, on March 3, 2019.