City Council Meeting
April 1, 2019

Call to Order
Deputy Clerk Meadows called the regular meeting scheduled for April 1, 2019 of the McHenry City Council to order at 7:00 pm in the McHenry City Council Chambers, 333 S. Green Street, McHenry, IL.

Roll Call

Pledge of Allegiance
Mayor Jett proceeded to lead those present in the Pledge of Allegiance.

Public Comment
Mayor Jett asked if anyone in the audience wished to address the Council Members at this time. Those in attendance offered no comments.

Consent Agenda:
Motion to Approve the Following Consent Agenda Items:
  A. Ordinance authorizing the Disposal of Surplus Property owned by the City of McHenry;
  B. Curran Road Highway Safety Improvement Program (HSIP) IDOT Agreements;
  C. Pearl Street Illinois Transportation Enhancement Program (ITEP) IDOT Agreements;
  D. 2019 Hot Mix Asphalt (FOB) Materials Contract Award to Peter Baker and Son Company in the amount of $41.00 per ton for HMA Surface Mixture and $34.00 per ton for HMA Binder Mixture;
  E. March 18, 2019 City Council Meeting Minutes;
  F. Issuance of Checks in the amount of $191,030.49.

Mayor Jett asked the Council Members if there were any items listed on the consent agenda they wished to remove for separate consideration. The Council Members offered no comments. A Motion was made by Alderman Curry and seconded by Alderman Santi to approve the consent agenda items A-F as presented.

Mayor Jett asked if the Council Members had any other comments regarding the consent agenda items. Alderman Santi asked Director Schmitt with respect to agenda item 5.D. what was the difference between the HMA Surface Mixture and the HMA Binder Mixture. Director Schmitt reported that the surface mixture is used for the initial roadway repairs followed by the binder
sealer. Alderman Santi thanked Director Schmitt for his response.


Individual Action Item Agenda
Motion to approve a Sign Variance to D.R. Horton to allow off-site advertising signage at the southeast corner of Veteran’s Parkway and South Route 31 for a period not to exceed two years, or when the final certificate of occupancy is issued for the Oaks at Irish Prairie Subdivision.

Director Polerecky provided the Council Members with an overview of the sign variance request that the department had received to allow an offsite development sign for the Oaks at Irish Prairie Subdivision. He continued on to report that D.R. Horton and the property owner, Prairie Pointe Land Development Corporation, have an agreement in place to allow for the development sign pending City Council approval.

Alderman Santi asked if the development sign would be lite. Director Polerecky replied no. Alderman Santi questioned if there were variance application fees and permit fees associated with the sign variance request. Director Polerecky replied yes, and the sign variance application fees had been paid.

Mr. Hoffman, Land Acquisitions Director for D. R. Horton approached the podium. He reported that the reasoning behind the sign variance request was directional in nature due to the fact that their development is not located off of any major City intersections. Alderman Santi questioned if D.R. Horton had considered using a billboard sign. Mr. Hoffman replied yes, however billboard signage is very costly.

Alderman Glab stated he had no issues with the variance request. However, he was questioning the term of the variance. He went on to question the reasoning behind the expiration date of either two-years or when the last certificate of occupancy is issued. Director Polerecky noted that D.R. Horton builds spec homes and that the subdivision could be built-out without all the spec homes being sold. In his opinion the term not to exceed two years or when the final occupancy is issued protects both the City and the Developer.

Mayor Jett asked if those in attendance had any questions regarding the matter under consideration. Those in attendance offered no comments.

There being no further discussion on the motion, a Motion was made by Alderman Mihevc and seconded by Alderman Santi to approve a Sign Variance to D.R. Horton to allow off-site advertising signage at the southeast corner of Veterans’ Parkway and South Route 31 for a period not to exceed two years, or when the final certificate of occupancy is issued for the Oaks at Irish Prairie Subdivision.

Motion to table consideration of an Incentive Agreement between the City of McHenry and Blue Stone Single Tenant Properties, LLC to the April 15, 2019 City Council Meeting.

Mayor Jett reported that the representatives from Blue Stone Single Tenant Properties, LLC has been unavailable to discuss this matter. However, Staff does have meeting scheduled for Wednesday, April 10th. He recommended the Council Members consider tabling this matter until the April 15th City Council meeting.

There being no further discussion on the motion, a Motion was made by Alderwoman Condon and seconded by Alderman Curry to table consideration of an Incentive Agreement between the City of McHenry and Blue Stone Single Tenant Properties to the April 15, 2019 City Council Meeting. Roll call: Vote: 7-ayes: Alderwoman Condon, Alderman Curry, Alderman Devine, Alderman Mihevc, Alderman Schaefer, Alderman Glab and Alderman Santi. 0-nays, 0-abstained. Motion carried.

Discussion Only Items

Process for Filling the City Clerk Vacancy

Attorney McArdle discussed various options in which the City Council Members could proceed with filling the vacant City Clerk’s position. He discussed the following options:

1. The Mayor would appoint a person to fill the vacancy through 2021 (with or without an appointed Deputy Clerk).
2. The Mayor could choose to leave the Deputy Clerk in the position without appointing anyone to fill the vacant City Clerk position.
3. The City Council could choose to place a referendum on the 2020 ballot to have the position no longer elected.
4. The City Council could choose to leave the City Clerk position vacant until spring of 2021.

A lengthy discussion ensued with respect to the options regarding filling the City Clerk’s position. Alderman Curry noted that in his opinion it was unfair to the voters not to be given an opportunity to elect a City Clerk as provided by ordinance. Alderwoman Condon agreed with Alderman Curry.

The Council Members agreed that Mayor Jett should as provided by law appoint a City Clerk with concurrence of the full City Council.

Attorney McArdle will draft an amendment to Ordinance No. MC-18-1162 which was passed on February 5, 2018 to reflect the desire of the City Council Members to appoint a City Clerk. The draft Ordinance will be brought back to the full City Council for a continued discussion in the near future.
Executive Session
There were no matters brought forward to discuss in executive session.

Staff Reports
The Staff Members offered no reports.

Mayor and City Council Comments
Mayor Jett wished Alderwoman Condon a belated Happy Birthday.

Alderman Santi reported that the Public Works Committee has a committee meeting scheduled for Tuesday, April 9th at 6:00 p.m.

Alderwoman Condon reported that the Community Development Committee is scheduled to meet on Monday, April 8th at 7:00 p.m.

Adjournment.
There being no further public business to discuss, a Motion was made by Alderman Santi and seconded by Alderman Glab to adjourn from the public meeting at 7:40 p.m. Roll call: Vote: 7-ayes: Alderman Santi, Alderman Glab, Alderman Schaefer, Alderman Curry, Alderman Mihevc and Alderman Devine and Alderwoman Condon.0-nays, 0-abstained. Motion carried.

Respectfully submitted,
Debra Meadows

[Signature]
Deputy Clerk

[Signature]