
SYCAMORE CITY COUNCIL –MEETING 6:00 PM
MINUTES OF FEBRUARY 20, 2023 – 308 WEST STATE ST. SYCAMORE, IL 60178

ROLL CALL

Mayor Braser called the meeting to order at 6:00 p.m. (7:00 p.m. as stated on audio version) and City Clerk Mary Kalk called the roll. Those Alderpersons present were Jeff Fischer, Pete Paulsen, Virginia Sherrod, Chuck Stowe, Alan Bauer, and Nancy Cople. Aldermen Josh Huseman and David Stouffer were absent. Attorney Keith Foster was also present.

INVOCATION led by Alderperson Virginia Sherrod and Nancy Cople

PLEDGE OF ALLEGIANCE led by Alderperson Nancy Cople

APPROVAL OF AGENDA
MOTION

Alderperson Cople motioned to approve the agenda and Alderperson Fischer seconded the motion.

VOICE VOTE

Mayor Braser called for a voice vote to approve the motion. All Alderpersons voted aye. Motion carried 6-0.

AUDIENCE TO VISITORS

CONSENT AGENDA

- A. Approval of the Minutes for the Regular City Council Meeting of February 6, 2023.
- B. Payment of the Bills for February 20, 2023, in the amount of \$1,004,906.92.

MOTION

Alderperson Bauer motioned to approve the Consent Agenda and Alderperson Stowe seconded the motion.

ROLL CALL VOTE

Mayor Braser called for a roll call vote to approve the motion. Alderpersons Fischer, Paulsen, Sherrod, Stowe, Bauer, and Cople voted aye. Motion carried 6-0.

PRESENTATION OF PETITIONS, COMMUNICATIONS, AND BILLS

REPORT OF OFFICERS

REPORTS OF STANDING COMMITTEES

Finance – Alan Bauer – no report
Public Safety – Pete Paulsen – no report
Public Works – Chuck Stowe – no report

PUBLIC HEARINGS

ORDINANCES

- A. Ordinance 2022.26 – An Ordinance Approving a Planning and Zoning Commission Recommendation of a Request by Max and Steve Heide for a Zoning Map Amendment for the Property Located at 2425 Bethany Road, Sycamore, IL (PIN Number 08-01-451-019) from the Current Zoning of C-2, Central Business District to C-3, Highway Business District, in the City of Sycamore, Illinois. First and Second Reading.

City Manager Michael Hall said that this is a rezoning from C-2 to C-3 as a request from the Heide's and a recommendation from staff. They have no ideas right now, but C-2 zoning is more restrictive than C-3 zoning. Additionally, the rest of the area around it is zoned C-3, too so this is a clean-up as well.

The mayor added that this was passed unanimously by the Planning & Zoning Commission (PZC).

MOTION

Alderson Fischer motioned to waive First Reading for Ordinance 2022.26 and Alderson Stowe seconded the motion.

ROLL CALL VOTE

Mayor Braser called for a roll call vote to approve the motion. Aldersons Fischer, Paulsen, Sherrod, Stowe, Bauer, and Copple voted aye. Motion carried 6-0.

MOTION

Alderson Fischer motioned to adopt Ordinance 2022.26 and Alderson Stowe seconded the motion.

ROLL CALL VOTE

Mayor Braser called for a roll call vote to approve the motion. Aldersons Fischer, Paulsen, Sherrod, Stowe, Bauer, and Copple voted aye. Motion carried 6-0.

- B. Ordinance 2022.27 – An Ordinance Approving a Request from Brian Grainger of Old Mill Park, LLC for Approval of a Special Use Permit for a Planned Unit Development Under Article 4.3 and a Planned Development Preliminary Development Plan and Plat in Accordance with Section 4.4.5.C of the City's Unified Development Ordinance for the Property Located North of Mt. Hunger Road and East of Route 23 (PIN Numbers 06-29-427-001, 06-29-427-002, 06-29-427-003, and 06-29-427-004), in the City of Sycamore, Illinois. First and Second Reading.

City Manager Michael Hall said that this originally came to the PZC in December 2021 for a zoning change and conceptual plan. At that time there were suggestions to have changes included adding a second entrance. After meeting with the petitioner, a traffic study was completed which indicated that there wouldn't be a problem with traffic at Mt Hunger Road and Route 23. The traffic study, however, didn't look far enough into the future for possible development to the east, so Mr. Grainger agreed to do more Right-of-Way for future expansion to allow for turns into his development and also a turning lane to go onto Route 23. This would be on the developer if another came in to develop to the east as opposed to Brian Grainger. This was approved unanimously at the PZC meeting.

Alderman Bauer said he wished they weren't giving up frontage on a state route that was originally intended for commercial use and he also wishes to have a second access to the north. Regarding the access onto Route 23 at the gate or bollards, how long would it take the fire department, if gated, to open it or go around. He also asked if the units would have sprinklers. Lastly, he said he would feel better if the entrance would be further to the east.

Director of Community Development said the same situation is in Phase I so typically, there will be a Knox box, an emergency access box for which only the Fire Department has the key or code, they will be able to access quickly. The units will not have sprinklers as they are not required to be sprinklered.

City Engineer Mark Bushnell added that he is fine with the location of the entrance as it is directly aligned with the one to the south as we don't want conflicting turning movements.

MOTION

Alderson Copple motioned to waive First Reading for Ordinance 2022.27 and Alderson Paulsen seconded the motion.

ROLL CALL VOTE

Mayor Braser called for a roll call vote to approve the motion. Aldersons Fischer, Paulsen, Sherrod, Stowe, Bauer, and Copple voted aye. Motion carried 6-0.

MOTION

Alderson Copple motioned to approve Ordinance 2022.27 and Alderson Paulsen seconded the motion.

ROLL CALL VOTE

Mayor Braser called for a roll call vote to approve the motion. Aldersons Fischer, Paulsen, Sherrod, Stowe, and Copple voted aye while Alderman Bauer voted nay. Motion carried 5-1.

RESOLUTIONS

- A. Resolution No. 929 – A Resolution Authorizing the Participation in the Northern Illinois Municipal Electric Collaborative (NIMEC) and Authorizing the City Manager to Approve a Contract with the Lowest Cost Electricity Provider for a Period of up to 36 Months.

City Manager Michael Hall said NIMEC provides alternative possibilities for lower rates. They are going out to bid March 2nd or 3rd and this is authorizing this contract for the city manager to work with them.

MOTION

Alderson Paulsen motioned to approve Resolution 929 and Alderson Fischer seconded the motion.

ROLL CALL VOTE

Mayor Braser called for a roll call vote to approve the motion. Aldersons Fischer, Paulsen, Sherrod, Stowe, Bauer, and Copple voted aye. Motion carried 6-0.

CONSIDERATIONS

- A. Consideration of a Community Development Recommendation to Approve a Plat of Easement for Caliber Collision.

City Manager Michael Hall said this is looking to allow easements with Caliber Collision.

MOTION

Alderson Stowe made a motion to approve the Consideration and Alderson Fischer seconded the motion.

VOICE VOTE

Mayor Braser called for a voice vote to approve the motion. All Aldersons voted aye. Motion carried 6-0.

- B. Consideration of an Administrative Recommendation to Award a Contract in the Amount of \$561,962.50 to Microsurfing Contractors LLC of Bridgeton, MO for the 2022-23 Microsurfing Project.

City Manager Michael Hall said that this bid was opened last week for microsurfing.

City Engineer Mark Bushnell added that this will start as soon as the weather breaks. It was originally bid last summer but there was a strike and difficulty getting material, so it was suggested to bid over the winter for better pricing to start in the spring.

MOTION

Alderson Fischer made a motion to approve the Consideration for \$561,962.50 to Microsurfing Contractors LLC and Alderson Paulsen seconded the motion.

ROLL CALL VOTE

Mayor Braser called for a roll call vote to approve the motion. Aldersons Fischer, Paulsen, Sherrod, Stowe, Bauer, and Copple voted aye. Motion carried 6-0.

- C. Consideration of a Police Department Recommendation to Purchase a 2023 Ford Police Interceptor Utility AWD from Morrow Brothers Ford for a State Pricing Match of \$41,080.

City Manager Michael Hall said that this is for an additional vehicle as they will be adding another canine, and this would be the canine vehicle. The money being used to pay for this is from the monthly state portion of the Sales Tax from cannabis sales which started being collected two years ago. Currently, there is about \$66,000, and by State Statute, it must be used in finding illegal cannabis.

Police Chief Jim Winters added that this fund would be used to fund the equipment for the car. This fund is used for enforcement, training, and impaired driving.

Alderson Fischer confirmed that the difference in the price and the fund will cover the cost of equipping the car.

City Manager Michael Hall also added that the monthly share of about \$2,000 is still coming in, too.

MOTION

Alderson Paulsen made a motion to approve the Consideration for \$41,080 to Morrow Brothers Ford and Alderson Copple seconded the motion.

ROLL CALL VOTE

Mayor Braser called for a roll call vote to approve the motion. Alderpersons Fischer, Paulsen, Sherrod, Stowe, Bauer, and Cople voted aye. Motion carried 6-0.

APPOINTMENTS

OTHER NEW BUSINESS

ADJOURNMENT

MOTION

Aldersperson Stowe motioned to adjourn the meeting at 6:18 p.m. and Aldersperson Paulsen seconded the motion.

VOICE VOTE

Mayor Braser called for a voice vote to approve the motion. All Alderspersons voted aye. Motion carried 6-0.

Mayor - Steve Braser

Attest:

City Clerk – Mary Kalk