



**DEKALB CITY COUNCIL AGENDA  
JULY 13, 2020  
6:00 P.M.**

**\*\*NEW LOCATION\*\***

DeKalb Public Library  
Yusunas Meeting Room  
309 Oak Street  
DeKalb, Illinois 60115

**REGULAR CITY COUNCIL MEETING**

COVID-19 Notice: This meeting will be conducted in-person with a physically present quorum and open to the public. The corporate authorities of the City of DeKalb intend to conduct this meeting in compliance with all applicable social distancing and public health requirements. All persons attending this meeting in-person shall be required to wear protective face masks/coverings. Furthermore, the corporate authorities of the City of DeKalb intend to conduct this meeting pursuant to Illinois Governor JB Pritzker's Executive Order 2020-43 dated June 26, 2020 (the "Executive Order"), which prohibits gatherings of more than 50 people, unless the City of DeKalb determines that it is necessary to invoke the Governmental Functions exemption contained in Section 4(c) of the Executive Order "to ensure the operation of government agencies or to provide for or support the health, safety and welfare of the public."

As a convenience to the public, the City of DeKalb may also provide video, audio, telephonic or internet access for the public to monitor this meeting. The provision of any such remote means of access is not intended to provide for attendance by a means other than physical presence due to the COVID-19 public health emergency, nor is it intended to provide an opportunity for the public to address public officials, make public comment or otherwise participate in the meeting. Except as may otherwise be provided below, any person who wishes to provide public comment or otherwise address public officials during this meeting must attend the meeting in-person and comply with all applicable rules governing the conduct of this meeting including, but not limited to, the aforementioned social distancing and face covering requirements.

The City of DeKalb is providing the following conveniences for the public to monitor this meeting:

Persons wishing to view the meeting from home or elsewhere can tune in to Channel 14 or by following the link provided [here](#).

Persons wishing to make public comment to be read by the Mayor at the appropriate time during the meeting may do so by clicking on the link provided [here](#). Note that all submissions must be received no later than 4:00 p.m. on the day of the meeting.

**A. CALL TO ORDER AND ROLL CALL**

**B. PLEDGE OF ALLEGIANCE**

**C. APPROVAL OF THE AGENDA**

**D. PUBLIC PARTICIPATION**

**E. PRESENTATIONS**

1. [Proclamation: Northern Illinois University 125<sup>th</sup> Anniversary.](#)

**F. APPOINTMENTS**

1. **Reappointment of Joyce Stuegia to the Police Pension Board for the Completion of a Two-Year Term through May 31, 2022.**

**G. CONSENT AGENDA**

1. [Minutes of the Committee of the Whole Meeting of June 22, 2020.](#)
2. [Minutes of the Regular City Council Meeting of June 22, 2020.](#)
3. [Accounts Payable and Payroll through July 13, 2020 in the Amount of \\$3,290,896.07.](#)
4. **Hospitality Recovery Program Update.** See the [attached](#) "Dashboard."
5. **Resolution 2020-065 Authorizing the Execution of a Workers' Compensation Lump Sum Petition and Order in the Amount of \$46,315.07.**

City Manager's Summary: On January 16, 2019, Tim Shipman was injured while working as an Electrician and underwent medical treatment for his injury. Subsequently, he was released by his treating physician after reaching maximum medical improvement and discharged from any ongoing medical treatment.

The City has reached a tentative agreement on a proposed settlement of worker comp claims with Mr. Shipman, which is subject to approval by the City Council, and also subject to approval by the Illinois Workers' Compensation Commission.

The proposed settlement contemplates a permanent partial disability payment totaling \$46,315.07.

**City Council approval is recommended.** ([Click here for additional information](#))

## H. PUBLIC HEARINGS

### 1. Public Hearing Regarding the Proposed Demolition of 912 Edgebrook Drive Using Community Development Block Grant (CDBG) Funding.

City Manager's Summary: This public hearing is mandated by federal (HUD) guidelines for public notice in advance of the demolition of a property eligible for federal assistance. The property located at 912 Edgebrook Drive has been a long-term blight on the Annie Glidden North neighborhood. The building sat vacant for a number of years due to a series of serious building code violations. Numerous citations and litigation failed to yield positive responses from the property owner.

In 2016, the City hired consultants to perform an asbestos assessment and mold inspection of the property. The studies revealed a high level of both substances. An appraisal of the property was performed, and a local contractor inspected the property to provide an estimated cost to rehabilitate the structure. Per this appraisal, the "as is" value of the subject site was estimated to be \$65,000 if the lot was vacant. The cost to remediate and repair the structure was estimated at \$2,547,676. The prospective 2016 market value of 13 units, which is the maximum number of units that current zoning will allow on this site, was \$1,300,000. This yielded a value of - \$1,247,676 if the property was remediated and rehabilitated. The cost of rehabilitation provided by the contractor was slightly lower (\$2,527,676.41) but yielded the same overall "upside down" evaluation. The estimates clearly demonstrated that it was not financially feasible to rehabilitate the building due to the limited number of units that would be permitted under current zoning.

In 2017, the City had the option of (1) continuing to pursue litigation to obtain code compliance or (2) purchasing the property. The property was purchased on November 3, 2017. Following acquisition, the City invested \$57,500 to stabilize and secure the premises. The property remains uninhabitable and unsuitable for rehabilitation. It is located in an area of the City that is populated by a combination of university students and low-income families. In its present state, the building is a health and safety hazard to the public. It is an attractive nuisance that fosters vandalism, break-ins, graffiti, and other criminal activity that requires constant monitoring. There has been no interest in rehabilitating or redeveloping the site for additional housing due to the changes in zoning that would limit the future number of units. The prohibitive costs of construction or rehabilitation are an impediment when compared to the value of the land.

The aforementioned cost estimates reflect 2016 pricing. For the past four years, the building has continued to deteriorate, as no effort has been made

to control the mold. The City's maintenance consists solely of ensuring the security and stability of the building. Demolition costs have risen since 2016 and are anticipated to be higher than those estimated in the 2016 analysis. This is also true for rehabilitation costs. The current value of the cleared land is believed to be the same or potentially less than it was in 2016.

The City is planning demolition of the building using CDBG funds. HUD requires an environmental review of all projects before CDBG funding can be used. An environmental assessment of the building and property was performed in April 2019 by True North Consultants and an extensive evaluation of the related environmental laws and authorities has been performed. There are no anticipated negative impacts to the natural or human environment as a result of this project. Removal of the condemned structure will offer a much-needed green space in a densely populated and highly developed neighborhood. The present objective is to create a vacant seeded residential lot until a future use is determined. ([Click here for additional information](#))

## I. CONSIDERATIONS

### 1. DeKalb Fire Department 2019 Annual Report.

City Manager's Summary: The DeKalb Fire Department has completed its 2019 annual report ([see attached](#)). Within its pages is a full breakdown of emergency and non-emergency services delivered to the community in 2019. The Fire Department continues to respond to increasing requests for service while maintaining compliance with national standards for emergency response times.

#### **2019 Highlights**

##### Administration

In 2019, the Administration at the DeKalb Fire Department experienced a major transition. Early in 2019, one Deputy Fire Chief position was eliminated due to a fiscal reduction in force, and another Deputy Fire Chief and Administrative Analyst retired. This equated to fifty years of experience lost. The interim Fire Chief, Jeff McMaster, was promoted to permanent Fire Chief and tasked with filling this void.

A 25-year veteran with the Fire Department, Battalion Chief Bart Gilmore, was promoted to the rank of Deputy Fire Chief of Training. Fire and emergency medical services (EMS) training is the core of the fire department. His responsibilities included overhauling the personnel training program in accordance with federal and state requirements and national standards, creating a new fire officer and firefighter recertification program, and providing a training curriculum to address the overall needs of Fire operations. Bart

Gilmore also assumed the duty of overseeing the EMS program to improve the quality of our service by elevating EMS education, advancing efficiencies, and directing the newly formed EMS Group to make improvements.

The role of Administrative Assistant was filled by Natalie Nelson. Ms. Nelson brought considerable talent and experience which has been seen in her abilities to find procedural improvements and streamline processes, her knowledge of municipal codes and governmental practices, data processing and analysis, software skills, and her keen ability to communicate through written and verbal mediums. This position receives information, prioritizes assignments, and distributes work orders; processes all account receivables and payables (including EMS billing and cost recovery from motor vehicle accidents); analyzes statistical data; manages special projects; and regularly interacts with the public.

### Operations

In 2019, the Fire Department reached a historic benchmark for requests for service by responding to 6,668 emergencies. This represents a 9.6% increase in calls from 2018, which had previously been a record-setting year. **Since 2017, the Fire Department has seen an 18% increase in total call volume.**

The Fire Department received requests for service in the following areas:

- EMS – 5,121 requests were up from 4648 requests in 2018. This is a 9.7% increase in EMS calls.
- Fire and Non-Fire – 1,547 requests were up from 1,434 requests in 2018. This is a 7.6% increase in fire and hazardous conditions calls.

- Total request for service increased to an average of 18 requests per day, up from 16 calls per day in 2018.

#### Fire and Non-Fire Responses

The Fire Department responds to emergencies to protect people and property from damaging, hazardous, and life-threatening situations. These responses include:

- Structure fires, brush and wildland fires, or outside rubbish fires. The range of fires encompasses minor nuisances through multi-alarm fires and explosions. Property damage due to fire was approximately \$1.6 million in 2019.
- Hazardous conditions that threaten the health and safety of people, such as fallen powerlines, carbon monoxide exposures, flammable gas releases, hazardous material spills, victim entrapment, and structural damage to buildings.
- Service calls for assistance with water or flooding conditions, animal rescues, persons locked in or out, and smoke and odor problems.

- Responses to automatic fire alarm and sprinkler system alarms as required by municipal code to protect lives and property.

#### Emergency Medical Services

**Overall, 77% of all requests for service are EMS-related.** Medical care provided by Fire personnel can be broken down into two categories:

- **Basic Life Support** includes minor illness and injuries that do not require extraordinary measures to treat. Examples are mild respiratory problems, minor burns and injuries, benign cardiac and medical issues, routine obstetric and pediatric care, psychiatric and behavioral aid, and assistance to those with limited mobility.
- **Advanced Life Support** involves life-saving measures that use specialized equipment, procedures, and medications to stabilize the patient until definitive care can be reached. These situations include cardiac arrest, severe cardiac and respiratory problems, traumatic injury, and some chronic illnesses.

Most EMS calls (3,714, 70%) result in patients transported by ambulance to the hospital. Some EMS calls (915, 17%) involve patients who ultimately refuse ambulance transport to the hospital after evaluation or treatment by paramedics. The DeKalb Fire Department also provides intercept and mutual EMS aid to nearby communities. An intercept is an on-the-road

meeting with another EMS provider to upgrade their medical care from BLS to ALS ambulance care. Mutual aid is a response to the scene within another jurisdiction to provide EMS services.

**Fire Chief Jeff McMaster will be on hand to answer any questions the Council may have regarding Fire operations in 2019.**

## **J. RESOLUTIONS**

### **1. Resolution 2020-066 Approving the Adoption of the Shared Principles Developed by the Illinois National Association for the Advancement of Colored People (INAACP) State Conference and the Illinois Association of Chiefs of Police (ILACP) by the City of DeKalb Police Department.**

City Manager's Summary: In the Committee of the Whole background report, the City Manager notes the DeKalb Police Department's embrace of the "Shared Principles" reached between the Illinois NAACP and the Illinois Association of Chiefs of Police in 2018. The attached resolution would make adherence to these principles City Policy covering all city departments.

The Illinois NAACP and Illinois Association of Chiefs of Police started working on a common set of principles in 2014 after Ferguson to bridge the mistrust between police and persons of color. The resulting shared principles were announced in 2018 and adopted by the DeKalb Police in March 2020. They are:

- We value the life of every person and consider life to be the highest value.
- All persons should be treated with dignity and respect. This is another foundational value.
- We reject discrimination toward any person that is based on race, ethnicity, religion, color, nationality, immigrant status, sexual orientation, gender, disability, or familial status.
- We endorse the six pillars in the report of the President's Task Force on 21<sup>st</sup> Century Policing. The first pillar is to build and rebuild trust through procedural justice, transparency, accountability, and honest recognition of past and present obstacles.
- We endorse the four pillars of procedural justice, which are fairness, voice (i.e., an opportunity for citizens and police to believe they are heard), transparency, and impartiality.
- We endorse the values inherent in community policing, which includes community partnerships involving law enforcement, engagement of police

officers with residents outside of interaction specific to enforcement of laws, and problem-solving that is collaborative, not one-sided.

- We believe that developing strong ongoing relationships between law enforcement and persons of color at the leadership level and street level will be the keys to diminishing and eliminating racial tension.
- We believe that law enforcement and community leaders have a mutual responsibility to encourage all citizens to gain a better understanding and knowledge of the law to assist them in their interactions with law enforcement officers.
- We support diversity in police departments and in the law enforcement profession. Law enforcement and communities have a mutual responsibility and should work together to make a concerted effort to recruit diverse police departments.
- We believe de-escalation training should be required to ensure the safety of community members and officers. We endorse using de-escalation tactics to reduce the potential for confrontations that endanger law enforcement officers and community members; and the principle that human life should be taken only as a last resort.

**City Council approval is recommended.** ([Click here for additional information](#))

2. **Approval in Omnibus Form of Resolutions Authorizing Community Development Block Grant (CDBG) Year 2020 Public Services Funding Agreements as follows: Resolution 2020-067 Children's Learning Center in the Amount of \$12,000; Resolution 2020-068 Elder Care Services in the Amount of \$9,000; Resolution 2020-069 Hope Haven in the Amount of \$18,000; Resolution 2020-070 Safe Passage in the Amount of \$16,000; and Resolution 2020-071 Voluntary Action Center in the Amount of \$14,000; for a Total Amount of \$69,000.**

City Manager's Summary: Attached are Resolutions authorizing the execution of agreements with multiple agencies for CDBG Public Service funding for Program Year 2020 (CDBG Year 27). The U.S. Department of Housing and Urban Development (HUD) allows up to 15% of the City's annual CDBG allocation to be used for Public Services Funding. The use of CDBG funds for Public Services was approved by the City Council at their Regular meeting

on February 10, 2020 and made part of the CDBG Annual Action Plan for Program Year 2020.

Agency	Program Description	Funding Requested	Recommended Funding
Children's Learning Center (CLC)	Subsidies to low-income families for transportation of children between their homes and/or school and day care.	\$20,000	\$12,000
Elder Care Services (ECS)	Operating funds for the Choices for Care program for elderly individuals to assess their needs and link them with appropriate agencies, benefits, and services.	\$10,000	\$ 9,000
Epilepsy Advocacy Network of Illinois	Services to individuals with epilepsy. Application was not clear on what would be funded and agency had not received Articles of Incorporation as a 501(c)(3) or Non-Profit Determination letter at of time of application.	\$35,000	\$0
Hope Haven	Operating funds for emergency shelter services for homeless individuals and families.	\$20,000	\$18,000
Safe Passage	Operating funds to support emergency shelter services for victims of domestic violence and their children.	\$20,000	\$16,000
Voluntary Action Center (VAC)	Local match to USDA funds to provide a Summer Meals Program for the children of University Village to ensure access to healthy food during the summer months when the free or reduced school lunch program is not available.	\$20,000	\$14,000
	<b>Total</b>	\$125,000	\$69,000

As Community Services Coordinator Joanne Rouse explains in her background memorandum, Public Services grants for 2020 are being presented to Council three months later than usual due to HUD delays in issuing the CDBG grant amount for 2020 and in approving the 2020 Annual Action Plan during the COVID crisis. All Public Services subrecipients being awarded funding provide programs that meet HUD eligibility guidelines, address a national objective, and are consistent with local objectives as stated in the City's Five-Year Consolidated Plan 2020-2024. All applications were reviewed and scored by an application review committee and grant amounts were determined based on the priority and need for the proposed services. Grant amounts were increased from the estimated \$60,000 approved in the 2020 Annual Action Plan to a total of \$69,000 to reflect the

overall increase in CDBG grant funds that have been awarded to the City for Program Year 2020.

**City Council approval is recommended.** ([Click here for additional information](#))

**3. Resolution 2020-072 Authorizing an Architectural Improvement Program (AIP) Economic Incentive for the Hillside Restaurant, Located at 121 N. Second Street, in the Amount of \$18,075.50.**

City Manager's Summary: On August 26, 2019, the City Council approved a TIF grant of \$12,200 for Mary and Gavin Wilson to reimburse them for the accidental excavation of their restaurant's building sewer during utility and construction work in Palmer Court associated with the addition to the Egyptian Theatre. The severance of their sewer lateral required an emergency re-connection to a new line that had been installed for the adjacent project, and the disparity in elevation between their old lateral and the new sewer extension ultimately required a new sanitary manhole and other extraordinary measures.

As any passerby could observe over the past year, the Palmer Court construction caused extraordinary wear and tear on the Hillside Restaurant facades as well as a significant loss of business during construction hours. The Wilsons have applied for an AIP grant to address several concerns, one of which is related to the year-long construction next door:

- The need for professional pressure-washing and cleaning of their exterior walls, roof and gutters. The bid amount was \$875; this type of maintenance is eligible for 10% AIP support or **\$87.50**.
- The replacement and re-wiring of ungrounded receptacles and light fixtures inside their restaurant. The low bid from Swedberg Electric was \$8,139; this type of rehab work is eligible for 50% AIP support or **\$4,069.50**.
- Installation of accessible doors. The low bid was \$14,195. Such upgrades are eligible for a 50% AIP grant or **\$7,097.50**.
- Kitchen and bath plumbing upgrades. The low bid was \$9,975. Such upgrades are eligible for 50% funding support under the AIP guidelines or **\$4,987.50**.
- Carpet Replacement. The low bid was \$7,334. This upgrade is eligible for a 25% reimbursement or **\$1,833.50**.

The total AIP funding request is **\$18,075.50**, which is within the \$25,000 cap for individual projects. If approved, the total expenditures approved to date in 2020 from the AIP budget of \$75,000 would be \$28,739. On June 22, the

Council approved a \$9,888.50 grant to Sam and Jacqui Finch for tuckpointing and a \$775 grant to Helen Umbdenstock to replace her commercial awning.

**City Council approval is recommended.** ([Click here for additional information](#))

- 4. Resolution 2020-073 Authorizing an Intergovernmental Agreement with the Illinois Department of Transportation for Public Transit Funding from the Illinois Downstate Operating Assistance Program from July 1, 2020 through June 30, 2021 in an Amount Not to Exceed \$6,154,536.**

City Manager's Summary: The approval of this Resolution authorizes the Mayor to sign an Intergovernmental Agreement (IGA) between the Illinois Department of Transportation (IDOT) and the City to provide public transit operating assistance to the City's contracted Transit Services Providers (TSP). The annual Downstate Operating Assistance Program (DOAP) IGA allows the City to provide its TSP's with funds to operate public transit services in the DeKalb Urbanized Area (UZA) and reimburse the City for costs it incurs administering public transit in the UZA. The IGA provides up to \$6,154,536 in state funds for the operating costs to provide public transit for the DeKalb UZA for State Fiscal Year (SFY) 2021 (July 1, 2020, through June 30, 2021).

The Illinois DOAP grant provides 65% of the funding for the operating expenses of the TSP's and the City to provide public transit. The City reimburses the TSP's for 65% of their operating expenses using DOAP funds. The funds will be administered through the City's Transit Fund 200-30-37. The Public Works transit group recommends approval of the IGA, which will fund public transit during the state's FY2021.

**City Council approval is recommended.** ([Click here for additional information](#))

- 5. Resolution 2020-074 Awarding a Bid to Seven Brothers Painting, Inc. in the Amount of \$710,100 for Painting and Repair of the South Water Tower with Staff Authority to Approve Change Orders for a Total Project Cost Up to \$734,954.**

City Manager's Summary: This resolution proposes the award of a contract for the painting of the South Water Tower--a two-million-gallon elevated storage tank located at 2851 Corporate Drive that was constructed in 1984. The tower is one of four elevated water storage facilities owned and operated

by the City. The tower maintains water system pressure and provides water storage for both domestic and fire suppression purposes.

In April 2020, Dixon Engineering, Inc. (Dixon) performed an inspection of both the interior and exterior of the South Water Tower and provided a detailed report of their findings including recommendations and cost estimates. The recommendations included:

- Power washing of the exterior and repainting the tower with an application of a three-coat epoxy urethane system.
- Abrasive blast cleaning of the wet interior with application of a three-coat zinc epoxy system.
- Abrasive blast cleaning of portions of the dry interior and application of a three-coat epoxy system on the access tube and two-coat epoxy system on the rest of the dry interior.

In addition to repainting, Dixon recommended several repairs and improvements be made to the tower including:

- Replacement of the wet interior roof hatch with a 30-inch diameter hatch and gasket to meet Illinois EPA requirements.
- Replace of the access tube roof hatch with a 30-inch diameter hatch.
- Modification of the overflow discharge pipe and installation of a new overflow flap gate.
- Installation of a new mud valve and access ladder.
- Replacement of sections of the wet interior ladder.
- Replacement of the existing vent with a frost-free roof vent to meet Illinois EPA requirements.
- Installation of a roof handrail with painter's rail to meet Illinois EPA requirements.
- Installation of a suspended ring, impressed current cathodic protection system in the wet interior.

The total engineering estimate for painting and repairs was \$761,000. At the recommendation of Bryan Faivre, the Director of Utilities and Transportation, the City Manager included \$811,500 in the Water Fund's FY2020 budget to address the needed capital improvements described above.

A Request for Bids (RFB) was released on May 29, 2020. Three bids were received and publicly opened on June 22, 2020, with results as follow:

<b>Company Name</b>	<b>Total Amount of Proposal</b>
Seven Brothers Painting Inc.	\$710,100
L.C. United Painting Co. Inc.	\$996,000
Viking Painting	\$1,249,800

The lowest responsible bid was Seven Brothers in the amount of \$710,100 which was \$50,900 below the engineering estimate of \$761,000. Dixon and the City's Utility Department staff have reviewed the bids and recommend the award to the low bidder. Brothers is a prequalified contractor with Dixon for this scope of work and has successfully completed projects of this size.

The Utility staff is also requesting authority to approve change orders up to \$734,954, which is an increase of 3.5% over the bid amount. Without this authority, any change order that may be needed in the field, no matter how small in nature, would require the contractor to stop work until the item could be brought back to Council for approval. This could impede work and increase the overall cost of the project.

The total proposed budget is as follows:

Construction Contract Amount	\$710,100
Contingency Allowance (3.5%)	\$ 24,854
<b>Total Painting Budget</b>	<b>\$734,954</b>

**The City Manager recommends City Council approval of the Seven Brothers bid of \$710,100 with a contingency allowance of \$24,854 (3.5%) for a total project cost (minus Engineering) of \$734,954. ([Click here for additional information](#))**

**6. Resolution 2020-075 Authorizing an Engineering Services Agreement with Dixon Engineering, Inc. for Coating Inspection and Construction Engineering for Painting and Repair to the South Water Tower in an Amount Not to Exceed \$51,500.**

City Manager's Summary: The Utility staff also request approval of an engineering services agreement with Dixon Engineering, Inc. (Dixon) in an amount not to exceed \$51,500 for coating inspection and construction engineering for the painting and repair of the City's South Water Tower.

Dixon provided a Statement of Qualifications (SOQ) in response to a Request for Qualifications (RFQ) for engineering services that was released on January 3, 2018. Based on this earlier professional selection process, Dixon Engineering's very satisfactory services during the painting and repair of the City's North Water Tower in 2018, and Dixon's help with the specifications of the South Water Tower painting project, the Utility staff request approval of an engineering services agreement with Dixon.

**City Council approval is recommended.** ([Click here for additional information](#))

**7. Resolution 2020-076 Awarding a Bid to West Side Tractor Sales for the Purchase of a John Deere 624L Series 4WD Loader in the Amount of \$189,960.**

City Manager's Summary: The Water department requests approval of the bid submitted by West Side Tractor Sales Company for the purchase of a new John Deere 624L Series 4WD loader in the amount of \$189,960. Approval of the bid will allow for the replacement of a 2000 John Deere 544H Series 4WD loader. The 544H John Deere loader will be retained and used primarily for Airport snow removal.

The Utilities Division is responsible for the maintenance and repair of over 170 of underground water main, 2,500 fire hydrants, 3,000 valves and 11,000 water service lines. Proper and timely repair of these assets minimizes the risk of water service disruptions and ensures reliable fire protection and water quality to the community. Maintaining dependable equipment is essential in achieving these goals.

The current loader used by the Utilities Division is 20 years old and was purchased in 2000. The equipment is used extensively in the repair and maintenance of the City's public water supply and is in critical need of replacement.

To address this need, the Utility staff solicited sealed bids from equipment dealerships for the purchase of a new loader. Detailed bid specifications were developed to ensure that the new equipment would adequately meet the needs of the Utilities Division in all kinds of weather. Over one hundred different performance requirements were listed as part of the equipment specifications including those relating to engine design, cooling system, power train, hydraulic system, electrical system and operator station controls.

The following sealed bids were opened on June 23, 2020:

Manufacturer	Dealership	New Loader Bid Price	Number of Deviations from Bid Specifications (113 Total)
Doosan DL280	Sargents Equipment	\$172,013.71	24
John Deere 624L	West Side Tractor Sales Co.	\$189,960	0
Case 721G	Miller-Bradford & Risberg	\$191,000	13
Caterpillar 938M	Altorfer	\$209,220	6

Sargents (Doosan DL280) was the low bid at \$172,013.71 but their bid included 24 deviations from the bid specifications. Some deviations could be considered minor in detail while others are of more significance as they relate to engine, transmission or hydraulic performance. Most notably, the Doosan DL280 did not meet the minimum required horsepower of 179 hp @1,600 rpm (which was 20 hp less than the John Deere 624L) or the required torque rating. The only equipment meeting all 113 specifications as outlined in the bid packet was the John Deere 624L bid of \$189,960, which was the second lowest bid and was provided by West Side Tractor Sales Company (see attached Exhibit X).

Because the lowest bid was non-conforming, the Water staff recommend the award of the contract to the next lowest bidder, John Deere, which met all the City's specifications.

The FY2020 Water Fund budget includes \$200,000 under line item 600-00-00-86000 (Equipment) for the purchase of a new 4WD loader. The purchase price of the John Deere 624L loader is 189,960 which is \$10,040 under budget.

**City Council rejection of the Doosan bid, and Council award of the contract to John Deere in the amount of \$189,960 are recommended.** At the July 27 Regular Council meeting, a leasing proposal will be presented for Council action. [\(Click here for additional information\)](#)

**8. Resolution 2020-077 Approving a Law Enforcement Embedded Social Worker Agreement with Northwestern Medicine Ben Gordon Center.**

City Manager's Summary: The DeKalb Police Department has a longstanding relationship with Northwestern Medicine Ben Gordon Center (NMBGC) to provide mental or behavioral health services through referrals.

The framework for this type of program was first identified when the DeKalb Police department was awarded a one-year Police-Mental Health Collaboration grant in 2018, which was funded by the Department of Justice. During that time, the Police department engaged in a comprehensive study and analysis of behavioral health services performed by community social service agencies in collaboration with the Department. In addition, Police department representatives attended a variety of training seminars, including the national Critical Incident Team (CIT) conference, and visited several police departments around the country that had developed successful behavioral health response units. The primary goal of the grant was to develop a strategic plan in identifying gaps in service in behavioral health responses. It was determined that an embedded social worker within the Police department was one of the highest priority items in improving behavioral health services as part of a Police department response.

Over the past year, the referral program has been more robust with a designated social worker following up with frequent callers. When the department identifies a person with mental or behavioral health issues that is generating a large number of Police responses, the social worker can contact that person in an attempt to provide services that will reduce the need for Police intervention. Over the last year, the Police department and NMBGC have been working towards embedding a social worker within the Police department. This social worker will still be expected to follow-up with behavioral health calls, as well as with additional victims. The social worker will also be available to respond to in-progress calls to help officers on scene when appropriate.

The social worker will be working at the Police department approximately 30 hours per week, depending on requirements defined by NMBGC. The salary for the program is being funded completely by the DeKalb County Mental Health Board.

This program has been informally implemented and awaits the Council's approval to formally contract with Northwestern Ben Gordon Center.

**City Council approval is recommended.** ([Click here for additional information](#))

#### **K. ORDINANCES – SECOND READING**

**None.**

#### **L. ORDINANCES – FIRST READING**

- 1. Ordinance 2020-045 Amending the Fiscal Year-End December 31, 2020 Budget (Motor Fuel Tax Fund 210).**

City Manager's Summary: Capital monies from state sources will help the City of DeKalb finance a number of infrastructure improvements associated with the extraordinary Ferrara and Facebook developments along Gurler Road. These monies were not certain at the time the City Council approved the FY2020 Budget in November 2019. The following budget amendments are offered for the Council's review and approval:

### **Fund 210 Motor Fuel Tax Fund**

#### Revenue:

- Add \$967,250.08 (MFT-based Rebuild Illinois bond monies) to Line Item 210-00-00-33550.

#### Expenditures:

- Add \$205,000 to Line Item 210-00-00-62300 primarily for engineering services associated with Afton Road and also the engineering for the Fairview Drive bike path;
- Add \$250,000 to Line Item 210-00-00-81000 for the Afton Road ROW acquisitions.
- Add \$510,000 to Line item 210-00-00-83050 for IL Rt. 23 and Gurler intersection improvements and possibly as a contingency for the street maintenance program in FY2020.

**City Council approval is recommended.** ([Click here for additional information](#))

## **M. REPORTS AND COMMUNICATIONS**

- 1. Council Member Reports**
- 2. City Clerk Report**
- 3. City Manager Report**

## **N. EXECUTIVE SESSION**

- 1. Approval to Hold an Executive Session to Discuss Collective Bargaining as Provided for in 5 ILCS 120/2(c)(2).**

## **O. ADJOURNMENT**

**[FULL AGENDA PACKET](#)**