

**MINUTES  
CITY OF DEKALB  
REGULAR CITY COUNCIL MEETING  
JUNE 22, 2020**

The City Council of DeKalb, Illinois held a Regular City Council meeting on June 22, 2020, in the Yusunas Meeting Room of the DeKalb Public Library, 309 Oak Street, DeKalb, Illinois.

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

Mayor Smith called the meeting to order at 6:05 p.m.

Mayor Smith announced all City Council members were attending in person, and City Clerk Lynn Fazekas was attending remotely. However, a technical issue prevented Clerk Fazekas from accessing audio during the first few minutes of the meeting. Mayor Smith called upon the executive assistant to call the roll, and she took roll call votes for agenda approval and consent agenda approval as well, after which audio capability was restored.

Executive Assistant Ruth Scott called the roll, and the following Council members were present: Alderman Carolyn Morris, Alderman Bill Finucane, Alderman Tracy Smith, Alderman Greg Perkins, Alderman Scott McAdams, Alderman Mike Verbic, Alderman Tony Faivre, and Mayor Jerry Smith.

Others present included: City Manager Bill Nicklas.

**B. PLEDGE OF ALLEGIANCE TO THE FLAG OF THE UNITED STATES**

Mayor Smith led the Pledge.

**C. APPROVAL OF THE AGENDA**

Mayor Smith asked for a motion to approve the agenda if there were no additions or deletions to be made.

**MOTION**

Alderman Finucane moved to approve the agenda. Alderman Faivre seconded.

**VOTE**

Motion carried 8-0 on roll call vote. Aye: Morris, Finucane, Smith, Perkins, McAdams, Verbic, Faivre, Mayor Smith. Nay: none. Mayor Smith declared the agenda approved.

**D. PUBLIC PARTICIPATION**

There was none.

#### **E. PRESENTATIONS**

There were none.

#### **F. APPOINTMENTS**

There were none.

#### **G. CONSENT AGENDA**

1. Minutes of the Committee of the Whole Meeting of June 8, 2020.
2. Minutes of the Regular City Council Meeting of June 8, 2020.
3. Approval of Executive Session Minutes.
4. Accounts Payable and Payroll through June 22, 2020 in the Amount of \$2,555,818.81.
5. Investment and Bank Balance Summary through April 2020.
6. Year-to-Date Revenues and Expenditures through April 2020.
7. Freedom of Information Act (FOIA) Report – May 2020.
8. Hospitality Recovery Program Update.

Mayor Smith asked for a motion to approve the consent agenda unless a Council member wanted to remove an item for separate consideration. He did not read the consent agenda items.

#### **MOTION**

Alderman Morris moved to approve the consent agenda. Alderman Perkins seconded.

#### **VOTE**

Motion carried 8-0 on roll call vote. Aye: Finucane, Smith, Perkins, McAdams, Verbic, Faivre, Morris, Mayor Smith. Nay: none. Mayor Smith declared the consent agenda approved.

#### **H. PUBLIC HEARINGS**

There were none.

## **I. CONSIDERATIONS**

1. Presentation of the FY2019 Comprehensive Annual Financial Report (CAFR), Audit Report, and Management Letter by Sikich, LLP.

Brian LeFevre, partner, presented the material. He began by noting that the Government Finance Officers Association has awarded DeKalb a Certificate of Achievement for Excellence in Financial Reporting for the 2018 CAFR, which makes 26 years the City has earned the award. He then explained there are two standards at play in this reporting, audit procedural standards and the Governmental Accounting Standards Board (GASB) rules for how the financial documents should be presented. Mr. LeFevre also explained that the audit by itself is considered an annual financial report, and the addition of the introductory and statistical sections is what makes the annual report comprehensive.

Mr. LeFevre then reviewed the City's net position, fund balances, and pension fund performance. He called the 2019 budget structurally good, meaning the City could afford the services it was providing.

Alderman Morris asked what percentage of cities get the Certificate of Achievement, and Mr. LeFevre said less than 10% throughout the country receive it.

## **J. RESOLUTIONS**

1. Resolution 2020-059 Receiving and Filing the FY2019 Comprehensive Annual Financial Report (CAFR), Audit Report, and Management Letter.

Mayor Smith read the resolution by title only.

### **MOTION**

Alderman McAdams moved to approve the resolution. Alderman Faivre seconded.

### **VOTE**

Motion carried 8-0 on roll call vote. Aye: Morris, Finucane, Smith, Perkins, McAdams, Verbic, Faivre, Mayor Smith. Nay: none. Mayor Smith declared the resolution passed.

2. Resolution 2020-060 Authorizing an Agreement for Professional Engineering Services with Hampton, Lenzini, and Renwick for City Bridge Inspections in an Amount Not to Exceed \$23,614.

Mayor Smith read resolution by title only.

### **MOTION**

Alderman Smith moved to approve the resolution. Alderman Verbic seconded.

VOTE

Motion carried 8-0 on roll call vote. Aye: Finucane, Smith, Perkins, McAdams, Verbic, Faivre, Morris, Mayor Smith. Nay: none. Mayor Smith declared the resolution passed.

3. Resolution 2020-061 Authorizing the Sale of Real Property Located at 715 N. 11th Street (PIN 08-23-203-013) in the Amount of \$6,000.

Mayor Smith read the resolution by title only.

MOTION

Alderman Finucane moved to pass the resolution. Alderman Smith seconded.

VOTE

Motion carried 8-0 on roll call vote. Aye: Smith, Perkins, McAdams, Verbic, Faivre, Morris, Finucane, Mayor Smith. Nay: none.

4. Resolution 2020-062 Authorizing an Addendum to the Non-Exclusive License Agreement for the Installation of Underground Fiber Optic Facilities within the Public Right-of-Way for the Annie Glidden North Broadband Infrastructure Project.

Mayor Smith read the resolution by title only.

MOTION

Alderman Morris moved to approve the resolution. Alderman Verbic seconded.

VOTE

Motion carried 8-0 on roll call vote. Aye: Perkins, McAdams, Verbic, Faivre, Morris, Finucane, Smith, Mayor Smith. Nay: none. Mayor Smith declared the resolution passed.

5. Resolution 2020-063 Authorizing an Architectural Improvement Program (AIP) Economic Incentive for Helen's Hair Designs, Located at 147 N. 2nd Street, in the Amount of \$775.

Mayor Smith read the resolution by title only.

MOTION

Alderman Smith moved to approve the resolution. Alderman Morris seconded.

VOTE

Motion carried 8-0 on roll call vote. Aye: McAdams, Verbic, Faivre, Morris, Finucane, Smith, Perkins, Mayor Smith. Nay: none. Mayor Smith declared the resolution passed.

6. Resolution 2020-064 Authorizing an Architectural Improvement Program (AIP) Economic Incentive for Sam and Jacqui Finch, Owners of Finch Funeral Home, Located at 310 Oak Street, in the Amount of \$9,888.50.

Mayor Smith read the resolution by title only.

#### MOTION

Alderman Finucane moved to approve the resolution. Alderman Verbic seconded.

#### VOTE

Motion carried 8-0 on roll call vote. Aye: Verbic, Faivre, Morris, Finucane, Smith, Perkins, McAdams, Mayor Smith. Nay: none. Mayor Smith declared the resolution passed.

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

1. Ordinance 2020-041 Approving a Rezoning from “CBD” Central Business District to “PD-C” Planned Development – Commercial District, and Approving a Preliminary and Final Development Plan to Allow for a Building Contractor’s Office and Materials Storage at 421 Grove Street (Christa and Matt Gehrke).

Mayor Smith read the ordinance by title only.

#### MOTION

Alderman McAdams moved to approve the ordinance. Alderman Morris seconded.

#### VOTE

Motion carried 8-0 on roll call vote. Aye: Faivre, Morris, Finucane, Smith, Perkins, McAdams, Verbic, Mayor Smith. Nay: none. Mayor Smith declared the ordinance approved.

### **L. ORDINANCES – FIRST READING**

1. Ordinance 2020-043 Approving a Development Agreement with Swedberg & Associates, Inc. (421 Grove Street).

Mayor Smith read the ordinance by title only.

#### MOTION

Alderman Smith moved to approve first reading. Alderman Faivre seconded.

VOTE

Motion carried 8-0 on roll call vote. Aye: Morris, Finucane, Smith, Perkins, McAdams, Verbic, Faivre, Mayor Smith. Nay: none. Mayor Smith declared passage of first reading.

MOTION

Alderman Finucane moved to waive second reading and approve the ordinance. Alderman Smith seconded.

VOTE

Motion carried 8-0 on roll call vote. Aye: Finucane, Smith, Perkins, McAdams, Verbic, Faivre, Morris, Mayor Smith. Nay: none. Mayor Smith declared the ordinance passed.

2. Ordinance 2020-044 Authorizing an Amendment to the Special Use Permit Approved by Ordinance 2017-031 in Order to Extend the Timeframe for a Modular Classroom to Remain on the Site at 1121 School Street (Littlejohn Elementary School).

Mayor Smith read the ordinance by title only.

MOTION

Alderman Smith moved to approve first reading. Alderman Morris seconded.

City Manager Nicklas noted a Planning & Zoning recommendation for approval with a time limit of three years.

VOTE

Motion carried 8-0 on roll call vote. Aye: Smith, Perkins, McAdams, Verbic, Faivre, Morris, Finucane, Mayor Smith. Nay: none. Mayor Smith declared passage of first reading.

MOTION

Alderman Finucane moved to waive second reading and approve the ordinance. Alderman Faivre seconded.

VOTE

Motion carried 8-0 on roll call vote. Aye: Perkins, McAdams, Verbic, Faivre, Morris, Finucane, Smith, Mayor Smith. Nay: none. Mayor Smith declared the ordinance passed.

**M. REPORTS AND COMMUNICATIONS**

1. Council Member Reports

Alderman Morris commented on the modular classroom ordinance, stating the City should consider equity in other areas of the community, not just police brutality issues. She emphasized importance of education, especially early education, noting the achievement gap begins at age three. Alderman Morris then turned her attention to the Annie Glidden North neighborhood, supporting the AGN recommendation to reduce population density and the building of a pocket park on the site of the Edgebrook property that is to be demolished.

Alderman Perkins encouraged a path forward with community input. He also expressed his liking for meeting at the library.

Alderman Faivre said he is looking forward to seeing what comes of the Committee of the Whole meeting that took place earlier that evening, as well as the Human Relations Committee meeting.

Mayor Smith thanked the technical crew for its work in the new meeting venue, and he welcomed the new police officers.

## 2. City Clerk Report

Clerk Fazekas thanked the technical crew for its work.

## 3. City Manager Report

City Manager Nicklas thanked the library's executive director and introduced the City's new account manager.

## **N. EXECUTIVE SESSION PURSUANT TO 5 ILCS (120/2)**

No executive session was authorized during this meeting.

## **O. ADJOURNMENT**

### MOTION

Following completion of business, Alderman Morris moved to adjourn. Alderman Verbic seconded.

### VOTE

Motion carried 8-0 on roll call vote. Aye: McAdams, Verbic, Faivre, Morris, Finucane, Smith, Perkins, Mayor Smith. Nay: none. Mayor Smith declared adjournment at 7:11 p.m.

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LYNN A. FAZEKAS, City Clerk

Approved by City Council: July 13, 2020.