

The City of Lake Forest
CITY COUNCIL
Proceedings of the Monday, May 15, 2017
 City Council Meeting - City Council Chambers, 6:30pm

CALL TO ORDER AND ROLL CALL: Honorable Mayor Lansing called the meeting to order at 6:35pm, and City Clerk Margaret Boyer called the roll of Council members.

Present: Honorable Mayor Lansing, Alderman Beidler, Alderman Morris, Alderman Newman, Alderman Rummel, Alderman Tack, Alderman Reisenberg, Alderman Moreno and Alderman Buschmann.

Absent: None.

Also present were: Robert Kiely Jr., City Manager; Catherine Czerniak, Director of Community Development, Elizabeth Holleb, Director of Finance; Victor Filippini, City Attorney; Susan Banks, Communications Manager; Michael Thomas, Director of Public Works; Karl Walldorf, Chief of Police; Pete Siebert, Fire Chief; Mike Strong, Assistant to the City Manager along with other members of City Staff.

There were approximately 60 persons present in the Council Chamber.

CALL TO ORDER AND ROLL CALL 6:35 pm

PLEDGE OF ALLEGIANCE was recited by all those present in the Chamber.

REPORTS OF CITY OFFICERS

COMMENTS BY MAYOR

Mayor Lansing introduced Fire Chief Pete Siebert who gave provided a professional background of firefighters Cory Kazimour, Matthew Rausch and Jacob Rieper. Mayor Lansing administered the Oath to each of them.

- A. **Promotion of Fire Lieutenant Cory Kazimour to Battalion Chief**
- B. **Promotion of Firefighter/Paramedic Matthew Rausch to Lieutenant**
- C. **Swear in Firefighter/Paramedic Jacob Rieper**
- D. **2017-2018 Board and Commission Appointments/Reappointments**

Mayor Lansing made the following appointments:

GORTON COMMUNITY CENTER

NAME OF MEMBER	APPOINT/REAPPOINT	WARD
Nick Bothfeld	Appoint	3
Bill Moskoff	Appoint	1

BUILDING REVIEW BOARD

NAME OF MEMBER	APPOINT/REAPPOINT	WARD

Chris Bires	Appoint	2
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COUNCIL ACTION: Approve the Mayors Appointments

Alderman Moreno made a motion to approve the Mayor's Appointments, seconded by Alderman Beidler. Motion carried unanimously by voice vote.

E. Approval of a Resolution of Appreciation for Retiring Members of Boards and Commissions as follows:

Mayor Lansing announced the following Resolutions of Appreciation:

BOARD, COMMISSION OR COMMITTEE	NAME OF MEMBER(S)
LIBRARY BOARD	Elizabeth Grob
GORTON COMMUNITY CENTER	James "Jed" Morris

COUNCIL ACTION: Approve the Resolution

Alderman Rummel made a motion to approve the Resolutions of Appreciation, seconded by Alderman Moreno. Motion carried unanimously by voice vote.

F. Lake Forest Day Proclamation

Mayor Lansing read the Proclamation and presented it to Bud Turner, Chris Miller and John Sentell. Photos were taken.

G. Historic Preservation Month Proclamation

Mayor Lansing read the Proclamation and presented it to Jim Opsitnik.

COMMENTS BY CITY MANAGER

City Manager Robert Kiely reminded residents of Ward Meetings: Ward 3 is on Wednesday, May 17, 7-8:30 at Gorton and Ward 4 is on Thursday, May 18, 7-8:30 at Fire Station 2.

**A. City Manager Robert Kiely Jr. Update on the Condition of the South Beach Access Road
-Michael Thomas, Director of Public Works**

Mr. Kiely introduced Mike Thomas, Director of Public Works, who gave an update to the City Council on the monitored increased "slide" that is occurring at the South Beach Access Road, the short term actions that City has taken to relieve stress on the slope and the scheduled timeline of anticipated repairs. The City Council had discussion on previous discussion the actions taken by previous City Councils and the expected longevity of the road, notifying boat owners of the situation and the options for repair.

**B. Report on the Lake Forest College Home for Dinner Program
-Mary Duckworth, Associate Director of Residence Life for Learning and Development at
Lake Forest College**

City Manager Robert Kiely reported that under the leadership of former Mayor Don Schoenheider and Steve Schutt, the City and Lake Forest College created the Founders Council to strengthen the relationship and bond the College and the City share. Mr. Kiely introduced Mary Duckworth, who gave an overview of the pilot program, "Home for Dinner", that is a product of the Founders Council. The goal is to connect 30-40 new students with families in Lake Forest for a series of dinners throughout the year. The response from both students and families has been very favorable. Mr. Kiely reported that there are already a few Council Members who have signed up with the College.

C. Community Spotlight

-Elawa Farm-100th Anniversary Celebration and Upcoming Events

-Dianne FitzSimons, President Elawa Farm Foundation

1. Discussion of a Special Event Permit Application for an Elawa Farm Fundraiser and Centennial Celebration Event.

City Manager Robert Kiely introduced Dianne FitzSimons, who gave an overview of Elawa Farm and its programming. Ms. FitzSimons also asked the City Council to consider the special event application that had been submitted.

The City Council had discussion on the difference between the Special Use Permit (SUP) that Elawa currently operates under and the Special Event Permit application that has been submitted. Also discussed was parking, shuttle bussing, amplified music, private security and the rules of the SUP. It was suggested that the Plan Commission review the SUP and make sure that the balance of the intent of the permit is restored. The City Council directed Staff to work with the Elawa Farm Foundation and the City Attorney to put an agreement in place to allow for this particular the special event application to be approved outside the current SUP.

COUNCIL ACTION: For discussion only.

D. Pre FY2019 Fiscal Planning and Presentation Schedule

City Manager Robert Kiely reported to the Council that a Special City Council Workshop is scheduled for Monday, June 19 at 4pm for the purpose of Public Safety Pension Primer and Actuarial Assumptions. This workshop will be followed up at a City Council meeting to identify the fiscal stress parameters. He reported that the Public Works Committee will be holding preliminary discussions on Fire vehicle replacement, with the results of those conversations being brought to the City Council in August. An additional Workshop meeting in August is being considered for the City Council to review the fiscal stress parameters and at the November Budget Workshop meeting, there will be a Capital Asset Management Plan discussion.

COMMENTS BY COUNCIL MEMBERS

FINANCE COMMITTEE

1. Consideration of an Ordinance providing for the Issuance of Approximately \$9,450,000 General Obligation Bonds, Series 2017, for the purpose of financing certain capital improvements to the City's water treatment plant, providing for the levy and collection of a direct annual tax sufficient to pay the principal and interest on said bonds, and authorizing the sale of said bonds to the purchaser thereof. (Second Reading and Final Approval)

Elizabeth Holleb, Finance Director, shared the great news that the interest rate on the Sale of the Bonds was under 3%. Ms. Holleb recapped that in order to fund the planned improvements to the City's Water Plant, the Five Year Capital Improvement Program had originally anticipated the issuance of general obligation

bonds in Fiscal Year 2018 of \$9.3 million in net proceeds. It was originally projected that the Bond issue would be \$9.45 million and that to save costs the City would only issue one bond and hold the proceeds over a two year period. This will allow for interest only payment for two years and minimal impact on water rates to residents.

Ms. Holleb reported that on May 11, Moody's issued an opinion of a Aaa rating for the City, and affirmed the Aaa rating on the current City debt. Ms. Holleb reported on the Bonds Sale results of a Competitive Auction held on May 15

- Online auction by Speer Financial
- Eight (8) Bidders submitted 38 total bids
- Successful Bidder – Robert Baird
 - Bond size adjusted to \$9,295,000
 - True Interest Cost (2.9495%)
 - Better than estimate of 3.6%
 - Coupon rates of 2.00% (2023) to 3.50% (2037)
- Bonds maturing December 2026 and later are callable beginning 12/15/2025

Ms. Holleb stated that the Bond size was adjusted downward to \$9,295,000 because of the interest rate. Speer Financial recommended awarding the bid to Robert W Baird & Co. Incorporated, Milwaukee, WI. Ms. Holleb asked the City Council for consideration of an Ordinance providing for the Issuance of \$9,295,000 General Obligation Bonds, Series 2017, for the purpose of financing certain capital improvements to the City's water treatment plant, providing for the levy and collection of a direct annual tax sufficient to pay the principal and interest on said bonds, and authorizing the sale of said bonds to the purchaser thereof. (Second Reading and Final Approval)

Ms. Holleb acknowledged the City's Bond Counsel, Chapman and Cutler and Dan Forbes of Speer Financial.

The City Council had discussion on the interest rate and the original estimate of a 3.8% rate vs. the interest rate of 2.9495%.

Mayor Lansing asked if there was anyone from the public who would like to comment. Seeing none, he addressed the Council.

COUNCIL ACTION: Grant final approval of the bond ordinance. An online bid will occur on Monday, May 15. At the May 15 City Council meeting, a final bond ordinance reflecting results of the bid auction will be presented for City Council consideration that will include the successful bidder information and financial details.

The Mayor announced that a proposal had been received from, Robert W. Baird & Co., Incorporated, Milwaukee, Wisconsin, for the purchase of \$9,295,000 general obligation bonds to be issued by the City pursuant to its home rule powers for the purpose of financing certain capital improvements to the City's water treatment plant, and that the City Council would consider the adoption of an ordinance providing for the issue of said bonds and the levy of a direct annual tax sufficient to pay the principal and interest thereon. The Mayor also summarized the pertinent terms of said proposal and said bonds, including the length of maturity, rates of interest, purchase price and tax levy for said bonds.

WHEREUPON, Alderman Reisenberg presented, and the City Clerk made available to the Aldermen and interested members of the public, complete copies of an ordinance entitled:

AN ORDINANCE providing for the issuance of \$9,295,000 General
Obligation Bonds, Series 2017, of the City of Lake Forest, Lake County,

Illinois, for the purpose of financing certain capital improvements to said City's water treatment plant, providing for the levy and collection of a direct annual tax sufficient to pay the principal and interest on said bonds, and authorizing the sale of said bonds to Robert W. Baird & Co., Incorporated.

(the "Bond Ordinance").

Alderman Reisenberg then moved and Alderman Moreno seconded the motion that the Bond Ordinance as presented be adopted.

After a full discussion thereof, the Mayor directed that the roll be called for a vote upon the motion to adopt the Bond Ordinance.

Upon the roll being called, the following Aldermen voted AYE: Alderman Beidler, Morris, Rummel, Tack, Reisenberg, Moreno and Buschmann, the following Aldermen voted NAY: None and the following Alderman abstained from the vote: Alderman Newman.

WHEREUPON, the Mayor declared the motion carried and the Bond Ordinance adopted, and henceforth did approve and sign the same in open meeting, and did direct the City Clerk to record the same in full in the records of the City Council of the City of Lake Forest, Lake County, Illinois.

LAKE FOREST MARKETING CAMPAIGN COMMITTEE

1. Campaign Update and Status Report

Alderman Prue Beidler reviewed the budget for the Marketing Campaign and explained that it takes place over a three year period. She stated that she will be updating the City Council on a regular basis of the progress of Marketing Committee. Then she introduced Phil Gayter of Brandstorm. Mr. Gayter gave a presentation of the branding elements of the "Welcome Home" movement campaign and a short video was shown.

The City Council had discussion on target audience's, use of campaign material and offered suggestions to the Marketing Committee.

COUNCIL ACTION: For discussion only

2. Consideration to Waive Purchasing Requirement for Competitive Pricing per Administrative Directive 3-5, and Award a Three year Contract for Advertising in relation to the Lake Forest Marketing Campaign in the amount of \$49,992.00 to JWC Media.

Alderman Prue Beidler gave a brief overview of the exploration of print media options and recommends purchasing advertising in Sheridan Road magazine (a JWC subsidiary publication), which is distributed to every household and business in Lake Forest, Lake Bluff, Highland Park, Glencoe, Winnetka, Northfield, Wilmette, Kenilworth, Northbrook and Glenview. Sheridan Road magazine has an average readership rate of 120,000. The team recommends a series of full page, four-color ads in the magazine. Other print media being explored includes Crain's Chicago Business, Chicago magazine, and Chicago Parent as the Team targets young professionals and families. She noted that the cost of advertising in Sheridan Road includes a discounted rate with 8 print ads running from June 2017-June 2018 and a free editorial article in the June 2017 issue.

Mayor Lansing asked if there was anyone from the public who would like to comment. Seeing none, he asked for a motion.

COUNCIL ACTION: Consideration to Waive Purchasing Requirement for Competitive Pricing per Administrative Directive 3-5, and Award a Three year Contract for Advertising in relation to the Lake Forest Marketing Campaign in the amount of \$49,992.00 over a period of three years (FY 2018, 2019 and 2020) to JWC Media.

Alderman Reisenberg made a motion to Award a Three year Contract for Advertising in relation to the Lake Forest Marketing Campaign in the amount of \$49,992.00 over a period of three years (FY 2018, 2019 and 2020) to JWC Media and Waive Purchasing Requirement for Competitive Pricing per Administrative Directive 3-5, seconded by Alderman Beidler. The following voted "Aye": Aldermen Beidler, Morris, Newman, Rummel, Tack, Reisenberg, Moreno and Buschmann. The following voted "Nay": None. 8- Ayes, 0 Nays, motion carried.

OPPORTUNITY FOR CITIZENS TO ADDRESS THE CITY COUNCIL ON NON-AGENDA ITEMS

ITEMS FOR OMNIBUS VOTE CONSIDERATION

1. **Approval of the May 1, 2017 First Session City Council Meeting Minutes**
2. **Approval of the May 1, 2017 Second Session City Council Meeting Minutes**

COUNCIL ACTION: Approval of the two (2) Omnibus items as presented

Mayor Lansing asked members of the Council if they would like to remove any item or take it separately. Seeing none, Mayor Lansing asked for a motion to approve the two Omnibus items as presented.

Alderman Newman made a motion to approve the two Omnibus items as presented, seconded by Alderman Moreno. The following voted "Aye": Aldermen Beidler, Morris, Newman, Rummel, Tack, Reisenberg, Moreno and Buschmann. The following voted "Nay": None. 8- Ayes, 0 Nays, motion carried.

Information such as Purpose and Action Requested, Background/Discussion, Budget/Fiscal Impact, Recommended Action and a Staff Contact as it relates to the Omnibus items can be found on the agenda.

ORDINANCES

NEW BUSINESS

1. **Request for City Council Approval of an Agreement for Professional Design Services for the Telegraph Metra Station Train Bridge Project**

Bob Ells, Superintendent of Engineering, reported that the number one goal of the project is public safety. Mr. Ells stated that staff is requesting City Council approval to enter into an agreement with Hanson Professional Services Inc. to perform professional design services for the Telegraph Metra Station Train Bridge Project.

Mr. Ells reported that in March, 2012, the City awarded a contract to HDR, Inc. to perform Phase I preliminary design services for the Telegraph Metra Station Pedestrian Underpass Project. The cost of this contract was \$208,485.93 and was paid for by The City of Lake Forest. HDR prepared eight design concepts for City review. The basis of design for all of the alternatives was the overwhelming input from Metra and its tenant railroads that there be no interruption to train schedules during the entire construction of an underpass. This meant that a pedestrian tunnel would need to be installed using a "jack & bore" method under the live railroad tracks. City Council ultimately chose option 2b which became known as the "Bowl Design". Upon completion and approval of the preliminary design phase in June, 2013, the estimated project cost was \$5,000,000.00.

The City then entered into a Phase II final design contract with HDR in the fall of 2013. The design fee for Phase II was \$549,673.00 to be paid at an 80/20 split with the Federal grant paying the 80% and the State paying the 20%.

Once detailed design work and geotechnical studies were underway, it was determined that the anticipated structural concept of using sheeting and piles to reinforce the retaining wall systems along the track would not be adequate due to soil conditions. The basis of the structural design was changed to a drilled shaft concept which increased the estimated cost of the project significantly.

At the conclusion of the Phase II final design, the project construction estimate was \$10,807,627.00 with an estimated construction engineering cost of \$1,200,000.00 bringing the anticipated total cost to just over \$12 million dollars. After discussions with Metra on strategies to move forward with the project, the City hired a third-party consultant to verify the HDR cost data. Using the HDR design data, the consultant priced the cost of constructing the "bowl design" at \$13,438,403.

With the estimated costs associated with constructing a pedestrian underpass using the traditional construction method of boring and jacking the tunnel under the tracks now verified, the City once again met with Metra officials. The discussion centered around changing the method of construction from installing an underground tunnel to constructing a train bridge that would require limited, scheduled track outages but anticipated to reduce the construction costs by approximately \$2,500,000. Metra has agreed in principal to support this construction method.

Once the design is completed and an engineer's estimate of cost can be created, it will be sent to IDOT for approval. The City will pay Hanson directly for the design services and be reimbursed at 100% from the State funds previously secured.

The City Council had discussion on the IDOT approval process, the phases of the project, where the money to pay for the project will come from and the assurance from Metra on the project. City Manager Kiely reported that these are Federal Dollars administered by the State of Illinois and that the City has and will continue to apply for grant funding to pay for this project.

Mayor Lansing asked if there was anyone from the public who would like to comment. Seeing none, he asked for a motion.

COUNCIL ACTION: Acknowledge the exception noted in Section 9.0K of the City's Purchasing Directive authorizing a waiver of bidding for professional Services based on existing relationship and approve an agreement with Hanson Professional Services for Professional Design Services for the Telegraph Metra Station Train Bridge Project in the amount of \$281,421.

Alderman Beidler made a motion to approve an agreement with Hanson Professional Services for Professional Design Services for the Telegraph Metra Station Train Bridge Project in the amount of \$281,421 and pursuant the exception noted in Section 9.0K of the City's Purchasing Directive authorizing a waiver of

bidding for professional Services based on existing relationship, seconded by Alderman Reisenberg. The following voted "Aye": Aldermen Beidler, Morris, Newman, Rummel, Tack, Reisenberg, Moreno and Buschmann. The following voted "Nay": None. 8- Ayes, 0 Nays, motion carried.

ADDITIONAL ITEMS FOR COUNCIL DISCUSSION
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The Council asked for the Real Estate Transfer Tax appeal time frame and a discussion to amend utility billing be given consideration. Staff reported that a comprehensive amendment to a portion of the City Code will be coming to the Council for consideration.

ADJOURNMENT

There being no further business. Alderman Rummel made a motion to adjourn, seconded by Alderman Newman. Motion carried unanimously by voice vote at 9:17p.m.

Respectfully Submitted
Margaret Boyer

A video of the City Council meeting is available for viewing at the Lake Forest Library and on file in the Clerk's office at City Hall. You can also view it on the website by visiting www.cityoflakeforest.com. Click on I Want To, then click on View, then choose Archived Meetings Videos.