



City of SANDWICH, ILLINOIS

City Hall Annex · 128 East Railroad Street

Committee-of-the-Whole Council Meeting

July 3rd, 2023 immediately following Regular Council Meeting

MINUTES

Mayor Latham called the meeting to order at 7:47 PM. Roll call was taken:

Present: Mayor Latham, Clerk Li, Aldermen Arnett, Erickson, Fritsch, Kreinbrink, Littlebrant, Robinson & Whitecotton

Absent: Alderwoman Johnson

Quorum established

Also Present: Attorney Gottschalk, City Administrator Penman & Interim Police Chief

Absent: EMA Director Ciciora

Mayor Latham, City Administrator Penman, and other members of the community attended the June 28th plan commission meeting for DeKalb County relative to the proposed solar farm consisting of 34 acres from W. Sandwich Road to E. Sandwich Road along Pratt Road. The Mayor presented analysis and evidence that the proposal is bad for the City of Sandwich. The area based on the City's comprehensive plan, is a future commercial corridor that will impact and benefit the community with tax dollars. A solar farm will not generate tax revenue. The Mayor felt the County Plan Commission did not understand nor want to hear the concept. The Commission favored the project via a 5:1 vote. City Administrator added that he presented 13 pages of signatures against the project, and the Plan Commission would not accept. There was not a single signature in favor of the solar farm. Overall, the Mayor concluded the outlook does not favor Sandwich, and appears all future development to the north of the city be abandoned. The next meeting will be held on August 16th, and Council members along with community residents are encouraged to attend.

Foster, Buick, Conklin, Lundgren & Gottschalk Law Group: No report

City Clerk Li: No report

City Treasurer: Open Position

City Administrator Penman advised that the City has been approved the transfer of City funds to Illinois Funds. Other matters under his report included:

- Wastewater treatment facility had a kickoff last week with hopes of starting the project in late July
- Solar field project on Sandy Bluff Road to being in late July
- Latham Street project is progressing with the relocation of ComEd poles
- Work on Third and Lafayette Streets will begin around July 10th
- Code enforcement report was distributed reflecting progress in the past 6 weeks
- The International Building Code will be presented at the next regular meeting on July 17th for first reading
- Working with Alderman Fritsch in drafting a RFP (request for proposal) on the Opera House roof
- Shared a report from Building Office Todd Steffens listing 188 building permits have been issued From January - June, 2023. 150 of the permits were for residential and 38 permits affected commercial property.

City Department Reports:

EMA Tom Ciciora - Absent

Interim Chief Bleichner said he will have the monthly report on call-outs available at the next meeting. He also added that he would like a discussion on the sally port for the public safety building.

Engineering: No report

Aldermen Reports:

Alderman Arnett questioned the best means to contact the Code Enforcer. Some residents have indicated they have experienced problems in contacting her.

Alderman Kreinbrink reported that he and Alderman Whitecotton met with residents abutting the Frisch farm that is scheduled for a public hearing before the Plan Commission on July 11th. It was learned that not all residents were notified of the proposed zoning change but that now has been corrected. He encouraged the Council to review the distributed Plan Commission packet noting concerns there is no water / sewer proposals, the hearing is rezone from an agricultural use to a low-density residential use, not a commercial use, there is one entrance to the property, most of the property is in a flood plain, and conditions for occupancy level concerning the barn may require sprinkling.

Alderman Robinson requested Executive Session at the end of the meeting under Section 2(c)(1) for personnel. No action will be taken.

New Business:

a. Ordinance 2023-17 entitled "An Ordinance Amending Chapter 70 "Streets and Sidewalks". Article I "In General", Section 70-20 "Driveways" of the City of Sandwich Municipal Code" presented for continued discussion. Changes to the Ordinance relate to repair and replacement driveway costs due to non-compliance and lack of permit at time of the initial construction. Attorney Gottschalk explained that those driveways non-conforming due to sub-base issues should be applying to the City for variances. Any non-conforming driveway constructed after 1997 would be considered in violation. The Street Department had estimated costs of \$500 and \$1,000 if the City has to cut through asphalt and concrete, respectively.

Issues were discussed on properties sitting on wetlands where asphalt driveways would fail. Alderman Robinson felt that if a non-complaint driveway is installed, there should be a penalty or fine assessed, but not necessarily demanding the driveway be torn out and replaced compliant to code. Mayor Latham recommended additional discussion prior to passage.

b. Ordinance 2023-16 entitled “An Ordinance Amending Chapter 86 “Utilities”, Article I, “In General”, Section 86-5 “Service Pipes” of the City of Sandwich Municipal Code” presented for continued discussion. New language was added that the sewer connection repairs from the sewer main to the building shall be the responsibility of the homeowner. Repairs from the sewer main to the sewer connection shall be the City’s responsibility. Ordinance will be presented at the next regular meeting for passage.

Executive Session: Motion made by Alderman Robinson at 8:44 PM to enter into Executive Session under 5 ILCS Section 2(c)(1) for “the appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body or legal counsel for the public bode, including hearing testimony on a complain lodged against an employee of the public body or against legal counsel for the public body to determine it validity. Motion was seconded by Alderman Littlebrant. Aye: Aldermen Arnett, Erickson, Fritsch, Kreinbrink, Littlebrant, Robinson & Whitecotton Nay: 0 Motion carried unanimously.

Motion to return to regular session was by Alderman Fritsch, and seconded by Alderman Littlebrant. Aye: Aldermen Arnett, Erickson, Fritsch, Kreinbrink, Littlebrant, Robinson & Whitecotton Nay:0 Motion carried 7:0

Announcements: Next meeting for the Finance Committee will be on Monday, July 17th at 6:30 PM. The Regular Council meeting will meet at 7 PM on the same date immediately followed by the Committee-of-the-Whole meeting.

Audience Comments: None

Adjournment: There being no further business to come before the Council, motion made by Alderman Robinson and seconded by Alderwoman Erickson to adjourn the Committee-of-the-Whole council meeting at 8:58 PM. Motion carried unanimously on voice vote.

/s/ Denise Li – City Clerk