



City Council
COMMITTEE OF THE WHOLE
City of Belvidere, Illinois

Alderman Clayton Stevens,	1 st Ward	Public Works Vice Chairman
Alderman Tom Porter,	1 st Ward	Finance/Personnel Vice Chairman; City-County
Alderman Daniel Snow,	2 nd Ward	BPZ Chairman; City- County Co-Chairman
Alderman Michael Borowicz,	2 nd Ward	Public Safety Vice Chairman; City-County
Alderman Wendy Frank,	3 rd Ward	City County Coordinating - Vice Co Chairman
Alderman Thomas Ratcliffe	3 rd Ward	Finance and Personnel Chairman
Alderman Ronald Brooks,	4 th Ward	Public Works Chairman
Alderman George Crawford	4 th Ward	Public Safety Chairman
Alderman Mark Sanderson,	5 th Ward	BPZ Vice Chairman
Alderman Marsha Freeman	5 th Ward	City-County Coordinating Committee

AGENDA

September 24, 2018
6:00 p.m.
City Council Chambers
401 Whitney Boulevard, Belvidere, Illinois

Call to Order – Mayor Mike Chamberlain:

Roll Call: Present: Absent:

Public Comment:

Public Forum:

Reports of Officers, Boards, and Special Committees:

1. Public Safety, Unfinished Business: None.
2. Public Safety, New Business:
 - (A) Alliance Against Intoxicated Motorists - Art & Kelly Krenzer.
 - (B) An Ordinance Creating Educational Preferences for Promotion within the City of Belvidere Police Department.
 - (C) Fire Department Open House – Road Closure request.

3. Finance & Personnel, Unfinished Business: None.
4. Finance & Personnel, New Business:
 - (A) Sikich Audit Presentation.
 - (B) Azavar Audit Work Product.
5. Other:
 - (A) Diffuser Replacement Bid Tabulation – WWTP.
 - (B) City Hall Roof Replacement - Bid Tabulation.
 - (C) Parking Lot #2 – Ryan Crombie.
6. Adjournment:

ORDINANCE #

AN ORDINANCE CREATING
EDUCATIONAL PREFERENCES
FOR PROMOTION WITHIN THE
CITY OF BELVIDERE POLICE DEPARTMENT

WHEREAS, the City of Belvidere is a home rule unit of government within the meaning of Section 6 of Article VII of the 1970 Constitution of the State of Illinois; and

WHEREAS, the City of Belvidere desires to provide greater accessibility to promotion for sworn members of its Police Department.

NOW, THEREFORE BE IT ORDAINED by the Mayor and City Council of the City of Belvidere, Boone County, Illinois, as follows:

SECTION 1: The Board of Fire and Police Commissioners of the City of Belvidere shall award promotional preferences for every member of the classified service of the police department who has successfully obtained an associate's degree in the field of law enforcement, criminal justice, ~~or or~~ a bachelor's degree from an accredited college or university, ~~or such other degree or accreditation as may be approved by the Board of Fire and Police Commissioners~~; and persons who were engaged in the active military or naval service of the United States for a period of at least one year and who were honorably discharged therefrom, or who are now or may hereafter be on inactive or reserve duty in such military or naval service (not including, however, persons who were convicted by court-martial of disobedience of orders, where such disobedience consisted in the refusal to perform military service on the ground of religious or conscientious objections against war). For purposes of this Section, if a person has been deployed, then "active duty military or naval service of the United States" includes training and service school attendance, as defined in 10 U.S.C. 101(d), which is ordered pursuant to 10 U.S.C. 12301(d). The preference points awarded under this Section shall not be cumulative and an employee may only receive an education preference or a military preference, but not both for the same promotion.

The preference shall be awarded by adding 3.5 points to the final grade average which an eligible member receives as a result of any promotional examination. The numerical result thus attained shall be applied by the Board of Fire and Police Commissioners in determining the position of such persons on any eligibility list as the result of any promotional examination held for purposes of preference in certification and appointment from such eligibility list.

No person shall receive any preference for a promotional appointment granted by this Section after such person has received one promotion from an eligibility list on which the person was allowed an education preference.

No person shall receive any preference for a promotional appointment granted by this Section after such person has received one promotion from an eligibility list on which the person was allowed a military service preference.

No person entitled to promotional points pursuant to this Ordinance, shall be required to claim military credit for service in the armed forces or education preferences before any examination held under the provisions of Division 2.1 of the Illinois Municipal Code (65 ILCS 5/10-2.1-1 et seq.) but such preference shall be given to those candidates who are otherwise qualified and who request such preference points in accordance with rules adopted by the Board of Fire and Police Commissioners; ~~after the posting or publication of the eligibility list or register at the request of such person before any promotional certification or appointments are made from the eligibility register, upon the furnishing of evidence of an honorable discharge from and proof of such service or acceptable evidence of completion of a course of education approved in this Ordinance.~~

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SECTION 2: Sections 10-2.1-10 and 10-2.1-11 of the Illinois Municipal Code (65 ILCS 5/10-2.1019 and 65 ILCS 5/10-2.1-11) shall not apply to promotions of sworn officers within the City of Belvidere Police Department and are hereby waived.

SECTION 3: If any section, paragraph, subdivision, clause, sentence or provision of this Ordinance shall be adjudged by any Court of competent jurisdiction to be invalid, such judgment shall not affect, impair, invalidate or nullify the remainder thereof, which remainder shall remain and continue in full force and effect.

SECTION 4: All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

SECTION 5: This Ordinance shall be in full force and effect from and after its passage and publication in pamphlet form as required by law, which publication is hereby authorized.

Voting Aye: .
Voting Nay: .
Absent: .



**BELVIDERE
FIRE
DEPARTMENT**

123 S. State St.
Belvidere, IL 61008

Fire Chief and Administration
Offices

(815)544-2242

Memo...

From:	Chief Hyser	Today's Date:	August 23, 2018
To:	City Clerk Arco	Meeting Date:	September 17, 2018
Subject:	Belvidere City Council: Agenda		

In order to have the safest open house event possible the Belvidere Fire Department is requesting to close State St. from the north side of the State St. Bridge to 130 S. State (PNC Bank). The closing will facilitate safe foot traffic and allow for the safe landing of the OSF Lifeline helicopter. The hours of closure will be from Noon to 4:00 p.m. on October 7, 2018.

Chief Al Hyser

Memo

To: Mayor and City Council
From: Brent Anderson, Director of Public Works
Date: 9/18/2018
Re: Diffuser Replacement Bid Tabulation - WWTP

The following bids were opened today for the diffuser replacement project at the WWTP:

- | | |
|--|--------------|
| 1. Aeration Works
5601 Paris Road
Columbia, MO 65202 | \$128,036.24 |
| 2. Dahme Mechanical Industries, Inc
4288 Old Grand Avenue
Gurnee, IL 60031 | \$156,436.50 |

This project will replace all of the air diffusers in each of the six aeration tanks at the WWTP (a total of 1,152), including any necessary appurtenances.

I would recommend approval of the low bid from Aeration Works, in the amount of \$128,035.00, to complete the diffuser replacement project at the WWTP. This work will be paid for from the Sewer Depreciation Fund #61-1790.

Memo

To: Mayor and City Council
From: Brent Anderson, Director of Public Works
Date: 9/18/2018
Re: City Hall Roof Replacement – Bid Tabulation

The following bids were received for the City Hall Roof Replacement Project:

- | | |
|--|--------------|
| 1. Cord Construction
1322 East State Street
Rockford, Illinois 61104 | \$658,700.00 |
| 2. McDermaid Roofing
1229 Kishwaukee Street
Rockford, Illinois 61104 | \$727,380.00 |
| 3. Sterling Commercial Roofing
2711 Locust Street
Sterling, Illinois 61081 | \$733,700.00 |

This work will be paid for from the following line items:

General Fund #41-5-752-8100	\$200,000.00
Water Depreciation #61-1730	\$229,350.00
Sewer Depreciation #61-1730	\$229,350.00

I would recommend approval of the low bid from Cord Construction, in the amount of \$658,700.00, to complete the city hall roof replacement project.



LHC Properties, LLC
201 S. Eighth St. • South Beloit, IL 61080

Office: 815-200-9695
Fax: 866-906-1081

August 17, 2018

Mayor Mike Chamberlain
City of Belvidere, IL
401 Whitney Blvd.
Belvidere, IL 61008

RE: 622 S. State St. - Adjacent Parking lot

Mr. Mayor,

As you know I have interest in purchasing the parking lot adjacent to 622 S. State St. (PIN: 05-36-104-025), depending on appraised value. I recently purchased the building and am in the process of renovating the space to turn into a sports bar/restaurant.

If I were to own the parking lot I would like to apply for a variance and special use permit to possibly install an outside fenced patio area on the lot, a fenced dumpster and grease disposal enclosure, as well as use the lot for various outdoor entertainment events such as, but not limited to: Charity events, corn hole tournaments, youth sporting celebrations, etc.

Please let me know if the City would be interested in discussing the sale of this lot or portions thereof.

Sincerely,

A handwritten signature in cursive script, appearing to read 'Ryan Crombie'.

Ryan Crombie

**APPRAISAL REPORT
OF**



**CBD Parking Lot
6XX South State Street
Belvidere, Illinois 61008**

File # C18H4RA02

**PREPARED FOR:
City of Belvidere
401 Whitney Blvd
Belvidere, IL 61008**

Attn: Ms. Becky Tobin

**AS OF:
August 16, 2018**

**PREPARED BY:
RALLY APPRAISAL, LLC**

**COURTNEY R. PRENTICE
CERTIFIED GENERAL REAL ESTATE APPRAISER**

**129 S PHELPS AVE, SUITE 800
ROCKFORD, ILLINOIS 61108
PHONE: (815) 229-3331**

**400 E GRAND AVE, SUITE 308
BELOIT, WISCONSIN 53511
PHONE: (608) 313-5739**



Rally Appraisal, L.L.C.

Rockford Office • 129 S Phelps Ave, Ste 800 • Rockford, IL 61108
Beloit Office • 400 E Grand Ave, Ste 308 • Beloit, WI 53511

Courtney Prentice, Manager
Jesse Weston
Grant Romine
Mark Hopwood
David Love
David Passmore, MAI

Rockford Tel: (815) 229-3331
Beloit Tel: (608) 313-5739
Email: rockford@rallyappraisal.com
Email: beloit@rallyappraisal.com

September 17, 2018

Ms. Becky Tobin, Budget/Finance Officer
City of Belvidere
401 Whitney Blvd
Belvidere, IL 61008

RE: Parcel #05-36-104-025 on South State St, Belvidere, Illinois

Dear Ms. Tobin:

As requested, the above referenced property has been personally inspected and appraised. The report type is an appraisal report. The purpose of the appraisal report was to conclude an opinion of the market value of the fee simple estate as of August 16, 2018. This value will assist in a potential sale of the CBD Parking Lot to the new owner of Coaches Corner Bar & Grill which is the adjacent property to the north located at 622 South State Street. The subject has no formal address so is identified in this report as 6XX because it is in the 600 block of South State Street. The appraisal report is prepared for the client and intended user, City of Belvidere. This appraisal is not intended for any other use or for use by others. The value estimate in this report is for the real estate only.

This Appraisal Report is intended to comply with the reporting requirements set forth under Standards Rule 2-2(a) of the Uniform Standards of Professional Appraisal Practice. As such, it may only present summary discussions of the data, reasoning, and analyses that were used in the appraisal process to develop the opinion of value. Additional supporting documentation concerning the data, reasoning, and analyses may be retained in file.

Compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.

This transmittal letter and certification of appraisal precede the **Appraisal Report** further describing the subject property and containing the reasoning and pertinent data leading to the opinion of value. Your attention is directed to the "General Underlying Assumptions" and "Limiting Conditions" which are considered usual for this type assignment and have been included at the beginning of the report.

This letter must remain attached to the report in order for the value opinion set forth to be considered valid.

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct.
- The reported analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions, and represents my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of this report, and no personal interest or bias with respect to the parties involved.
- I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- The reported analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the requirements of the Code of Professional Ethics and Standards of the Professional Appraisal Practice of the Appraisal Institute.
- The reported analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal practice and FIRREA.
- Courtney R. Prentice made a personal inspection of the property that is the subject of this report.
- No one provided significant real property appraisal assistance to the person signing this certification.
- The use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.
- As of the date of this report, Courtney R. Prentice has completed the Standards and Ethics Education Requirements for Candidates of the Appraisal Institute.
- I have not provided services regarding the subject property in the prior three years, as an appraiser or in a related capacity.

The estimated fee simple market value of the fee simple interest in the subject property as of August 16, 2018 is \$60,000 (Sixty Thousand Dollars).

SIXTY THOUSAND DOLLARS
\$60,000

Sincerely,



Courtney R. Prentice
Certified General Real Estate Appraiser, IL 553.002529
Certified General Appraiser, WI 2205-10

AERIAL GIS PHOTO



IMPROVEMENT DESCRIPTION:

The subject is an existing CBD parking lot. The only improvements that exist are the pavement, curbs and one pole light. This is typical of an existing parking lot. The city installed a new 1 inch asphalt overlay three years ago along with thermoplastic striping. The city does not sealcoat their parking lots; they prefer to do a new asphalt layer and expect it to last 10-15 years. The asphalt is in average condition.