

**REGULAR CITY COUNCIL MEETING MINUTES
NOVEMBER 28, 2006 - 7:00 P.M.**

Mayor Nolan called the City Council meeting to order at 7:00 p.m. and led the pledge to the flag. Clerk Wells called roll. Aldermen present: Leyden, Marzahl, Ulmer, Berg, Adams, Logan, Perkins and Hay. Also present were Treasurer Meseck, City Administrator Nelson, Chief Oparyk, Attorney Rob Fetzner and Gary Rozwadowski, Smith Engineering.

AUDIENCE PARTICIPATION: NONE

REGULAR CITY COUNCIL MEETING & TAX LEVY HEARING MINUTES OF 11/14/06 - APPROVED

Moved by Perkins, seconded by Ulmer to approve the Regular City Council Meeting and Tax Levy Hearing Minutes of November 14, 2006. Aldermen voting aye: Leyden, Marzahl, Ulmer, Berg, Logan, Adams, Perkins and Hay. All ayes. Motion carried.

TURTLE CROSSING, PHASE 1/LETTER OF CREDIT REDUCTION – APPROVED

City staff has reviewed Turtle Crossing's Letter of Credit Reduction Request #3 and all public improvements indicated have been completed and meet the City's acceptance. Moved by Berg, seconded by Adams to approve the Letter of Credit Reduction Request #3 for Turtle Crossings as follows:

☞ Phase 1 from \$856,645.11 to a revised balance of \$394,705.75

Roll call vote: Leyden, aye; Marzahl, aye; Ulmer, aye; Berg, aye; Adams, aye; Logan, aye; Perkins, aye and Hay, aye. Motion approved eight to zero.

TAX LEVY – ORD. 2006-143

Moved by Logan, seconded by Hay to approve Ordinance 2006-143, Tax Levy. Roll call vote: Marzahl, aye; Ulmer, aye; Berg, aye; Adams, aye; Logan, aye; Perkins, aye; Hay, aye and Leyden, aye. Ordinance 2006-143 approved eight to zero.

ABATE TAXES SERIES 2000 & 2004 SEWER AND WATERWORKS BONDS - ORD. 2006-144 APPROVED

Moved by Marzahl, seconded by Hay to approve Ordinance 2006-144, Abating the Ad Valorem Taxes Heretofore Levied for the Year 2006 to Pay Debt Service on the \$3,000,000 General Obligation Alternate Bonds (Waterworks and Sewerage Alternate Revenue Source), Series 2000 and the \$1,475,000 General Obligation Refunding Alternate Bonds (Waterworks and Sewerage Alternate Revenue Source) Series 2004 of the City of Harvard, Illinois. Roll call vote: Ulmer, aye; Berg, aye; Adams, aye; Logan, aye; Perkins, aye; Hay, aye; Leyden, aye and Marzahl, aye. Ordinance 2006-144 approved eight to zero.

PARATRANSIT GRANT AGREEMENT WITH PACE FOR 2007 - APPROVED

Administrator Nelson reported that PACE has approved the City's proposed changes in service and budget as discussed at the Financial Workshop to be effective January 1, 2007. Moved by Berg, seconded by Logan to approve the Paratransit Grant Agreement with Pace for calendar year 2007. Roll call vote: Berg, aye; Adams, aye; Logan, aye; Perkins, aye; Hay, aye; Leyden, aye; Marzahl, aye and Ulmer, aye. Motion approved eight to zero.

ORDINANCE COMMITTEE RECOMMENDATIONS

Chairman Hay reviewed the Zoning, Planning and Ordinance Committee Meeting Minutes of 11/21/06.

Off-Street Parking Requirements

The Committee discussed off-street parking requirements with a general consensus to see if staff can locate a city-wide comprehensive map that was prepared four or five years ago over several meetings which could be used with minor adjustments.

Two-Car Garages – Ordinance 2006-145 Approved

The Committee reviewed Administrator Nelson's memo pertaining to two-car garages for all residential dwelling units and recommends to the City Council that Chapter 19.14 of the Harvard Municipal Code be amended to include language that would require two-car garages for all future building permits issued in residential zoning districts of any kind to include R-1, R-1A, R-1B, R-2, R-3, R-T and for any multi-

family dwelling unit, defined as three or more families, including the R-55 District, that at least one indoor parking space be provided per unit.

Moved by Hay, seconded by Berg to approve the Ordinance Committee's recommendation and Ordinance 2006-145. Roll call vote: Adams, aye; Logan, aye; Perkins, aye; Hay, aye; Leyden, aye; Marzahl, aye; Ulmer, aye and Berg, aye. Ordinance 2006-145 approved eight to zero.

Zoning – Ordinance 2006-145 Approved

The Committee reviewed Administrator Nelson's memo pertaining to minimum square footage requirements for housing and recommends to the City Council that the following language of the Harvard Zoning Code be incorporated into Chapter 19.14.

1. In the R-1 District, the minimum total floor area of the building must be no less than 1,600 sq. ft.
2. In the R-2 District, the minimum total floor area of the building must be 1,200 sq. ft. for a single family unit, and 1,700 square feet for a duplex unit, consisting of 850 square feet per unit.
3. For a single family unit in the R-3 District, the minimum floor area must be 1,000 sq. ft.
4. For a duplex unit in the R-3 District, the minimum floor area shall be 1,700 sq. ft., consisting of 850 sq. ft.
5. In all multiple family dwellings (R-3 District), as defined in Section 17.56, Paragraph 24, of this Ordinance, (Units created for occupancy for three or more families), the minimum floor area shall be 500 square feet per unit.
6. In the R-T Townhouse Residence District, the minimum floor area for a single unit shall be 850 sq. ft.

Moved by Hay, seconded by Logan to approve the Ordinance Committee's recommendation and to be incorporated in Ordinance 2006-145. Roll call vote: Logan, aye; Perkins, aye; Hay, aye; Leyden, aye; Marzahl, aye; Ulmer, aye; Berg, aye and Adams, aye. Additions to Ordinance 2006-145 approved eight to zero.

CONSENT AGENDA:

☛ The Leukemia and Lymphoma Society Raffle Request January 7th and January 21st, 2007

Moved by Logan, seconded by Perkins to approve the Consent Agenda. Aldermen voting aye: Leyden, Marzahl, Ulmer, Berg, Adams, Logan, Perkins and Hay. All ayes. Motion carried.

COMMITTEE REPORTS

Mayor Nolan noted a newcomer to the meeting and inquired if there was any audience participation. At Tim Galvin/Bar Time's inquiry, Mayor Nolan stated that the raffle request was approved as presented under the Consent Agenda.

ALD. LOGAN - BILLS APPROVED

Moved by Logan, seconded by Adams to approve the bills as presented in the amount of \$149,224.30. Roll call vote: Perkins, aye; Hay, aye; Leyden, aye; Marzahl, aye; Ulmer, aye; Berg, aye; Adams, aye and Logan, aye. Motion approved eight to zero.

ALD. LOGAN –FINANCE COMMITTEE MEETING 12/05/06

Chairman Logan called a Finance Committee Meeting for Tuesday, December 5, 2006, at 6:30 p.m. for the quarterly review of the City's budget.

MAYOR'S REPORT

The Mayor thanked everyone for their participation in the Sesquicentennial Celebration and Re-Signing of the Plat on November 25th, 2006, at the Harvard Moose Lodge.

The Mayor thanked Alderman Berg for his dedicated service to the City Council.

CLERK'S REPORT - UPCOMING MEETING DATES

December 5 Regular Planning and Zoning Commission Meeting Cancelled
December 5 Finance Committee Meeting – 6:30 p.m.
December 12 Regular City Council Meeting – 7:00 p.m.

DEPARTMENT HEADS REPORTS

Smith Engineering & Dept. Heads Reports as submitted.

NO REPORTS

Attorney Fetzner, Treasurer Meseck, Administrator Nelson and Aldermen Hay, Perkins, Adams, Berg, Ulmer, Marzahl and Leyden had no report at this time.

At 7:10 p.m., moved by Perkins, seconded by Adams to adjourn the meeting. Aldermen voting aye: Marzahl, Ulmer, Berg, Adams, Perkins and Hay. All ayes. Motion carried.

Submitted by:

Andy Wells,
City Clerk

Date