

CITY OF SOUTH BELOIT  
REGULAR COUNCIL MEETING  
January 4, 2021

CALL TO ORDER: 5:00 pm, Council Chambers, City Hall by Mayor Rehl.

ROLL CALL: Present & answering to roll call were Commissioners Adleman, Fitzgerald, Hedrington, Morse, and Mayor Rehl.  
City Attorney Wiktor Goscik was present  
City Clerk Tracy Patrick recorded the minutes  
Department Heads in attendance via conference call:  
Police Chief Adam Truman  
Fire Chief Administrator Dan Zerfass  
Waste Water Treatment Plant Superintendent Jeff Reininger  
Street Superintendent Mike Murphy

PLEDGE OF ALLEGIANCE: Led by Mayor Rehl and recited by all members present.

INVOCATION: Mayor Rehl asked for a moment of silence.

APPROVE AGENDA: Commissioner Fitzgerald made a motion to approve the agenda second by Commissioner Hedrington. Voice vote carried the motion.

PUBLIC COMMENT: None.

APPROVAL OF MINUTES:  
1. Commissioner Morse made a motion to approve the minutes of the Regular Council Meeting held on December 12, 2020. Commissioner Hedrington second the motion. Voice vote carried the motion.

REPORT OF OFFICERS:  
1. Finance:  
Commissioner Fitzgerald made a motion to approve the claims to be paid from December 19-30, 2020 in the amount of \$194,115.41. Commissioner Morse second the motion. Roll call vote showed 5 ayes.  
2. Attorney Report:  
3. Commissioner's Report:  
Accounts & Finance-Commissioner Tom Fitzgerald  
Health & Public Safety-Commissioner Brian Hedrington  
Streets & Public Improvement-Commissioner Ryan Adleman  
Public Properties-Commissioner Ken Morse

UNFINISHED BUSINESS:  
1. Discussion and/or Motion Items:  
a. Commissioner Morse made a motion to approve Resolution 6196 approving and ratifying the emergency purchase of additional repairs to lift station #4 by McGilvra Electric pursuant to 2-491 of the City of South Beloit Code of Ordinances not to exceed \$9,668.26. Commissioner Adleman second the motion. Roll call vote showed 5 ayes.

NEW BUSINESS:  
1. Discussion and/or Motion Items:  
a. Attorney Goscik said there was an Ordinance passed in November regarding selling vacant lots owned by the City of South Beloit. Attorney Goscik said the vacant lots notice was published on December 3<sup>rd</sup>, 10<sup>th</sup>, and 17<sup>th</sup>. The final day to submit bids was today. Attorney Goscik announced the property address, bid amount (if any) and who submitted the bid. Attorney Goscik said Council would discuss the bids at a later date with staff and a recommendation would be made to determine if the bids would be accepted.

- 704 Salmon Ave PIN 04-05-453-003 minimum bid amount was \$1,500.00. There was a bid submitted by Thomas Thede in the amount of \$1,500.00
  - 910 Ingersoll Place PIN 04-05-260-002. No bid received.
  - 866 Marvin St PIN 04-08-102-023. No bid received.
  - 640 Fairview Ave PIN 04-05-352-022. No bid received.
  - 602 Ingersoll Place PIN 04-05-183-001 minimum bid amount was \$4,000.00. There was a bid submitted by Anthony Range in the amount of \$500.00.
  - 606 Ingersoll Place PIN 04-05-183-002 minimum bid amount was \$4,000.00. There was a bid submitted by Anthony Range in the amount of \$1,000.00.
  - 711 Salmon Ave PIN 04-05-454-003. No bid received.
  - 327 Burr Oak Ave PIN 04-07-229-008. No bid received.
  - 909 Guetschow Ave PIN 04-06-260-008. No bid received.
- b. From the Zoning Board of Appeals Meeting held on December 16, 2020 a positive recommendation was given regarding a Zoning Variance. Attorney Fitzgerald made a motion to approve Ordinance 2585 approving a Zoning Variance in the (R2) Residential Two-Family Zoning District for an accessory building (small shed addition to garage) from the required rear yard setback of 2.5 feet down to 1.4 feet for the property located at 731 Wheeler Avenue, South Beloit, Illinois, Winnebago County, with PIN No. 04-05-380-013. Commissioner Hedrington second the motion. Attorney Goscik said the owners are in litigation with the City for code violations for all 3 zoning items. The variances are a way to remedy the code violations. Attorney Goscik said if the variances are not approved, Attorney Kurlinkus will have to inform the judge that all 3 structures will have to be torn down. Commissioner Fitzgerald said the owners built what they wanted. Commissioner Fitzgerald said he is not happy with how they built structures without approval first. Mayor Rehl said this is necessary to clean up past issues. Commissioner Fitzgerald said he believes the City will eventually have to require structures that are built to be torn down. Attorney Goscik said the amounts of the variances are less than 5'. Mayor Rehl said Council needs to consider what the best interest is for the neighbors and the needs of the City. Commissioner Fitzgerald agreed that the owners have upgraded their property. Roll call vote showed 5 ayes.
- c. From the Zoning Board of Appeals Meeting held on December 16, 2020 a positive recommendation was given regarding a Zoning Variance. Commissioner Morse made a motion to approve Ordinance 2586 approving a Zoning Variance in the (R2) Residential Two-Family Zoning District for an accessory building (small shed on side lot) from the required rear and side yard setback of 2.5 feet down to 1.7 feet for the property located at 731 Wheeler Avenue, South Beloit, Illinois, Winnebago County, with PIN No. 04-05-380-013. Commissioner Adleman second the motion. Roll call vote showed 5 ayes.
- d. From the Zoning Board of Appeals Meeting held on December 16, 2020 a positive recommendation was given regarding a Zoning Variance. Commissioner Morse made a motion to approve Ordinance 2587 approving a Zoning Variance in the (R2) Residential Two-Family Zoning District for an accessory building (pavilion/canopy from the required rear yard setback of 2.5 feet down to 1.5 feet for the property located at 731 Wheeler Avenue, South Beloit, Illinois, Winnebago County, with PIN No. 04-05-380-013. Commissioner Adleman second the motion. Roll call vote showed 5 ayes. Mayor Rehl said the City will come out with a statement to residents in 2021 stating that any structures must go through the proper permitting process. Mayor Rehl said he will work with City Engineer, Seth Gronewold and Attorney Goscik. Commissioner Fitzgerald suggested a higher amount for fines. Attorney Goscik said the City currently has high fine amounts. Commissioner Fitzgerald said in the spring people will be building and he believes if there is no permit there should be a fine imposed or the structure will need to be torn down.
- e. Commissioner Fitzgerald made a motion to approve Resolution 6198 approving and ratifying the emergency purchase of additional repairs to Godwin Diesel Pump by Mid-State Equipment pursuant to 2-491 of the City of South Beloit Code of Ordinances not to exceed \$11,950.58. Commissioner Adleman second the motion. Roll call vote showed 5 ayes.
- f. Commissioner Fitzgerald made a motion to approve Resolution 6199 approving Pay Application #2 regarding the City's ADA Improvements Project at City Hall in the amount of \$71,541.99. Commissioner Hedrington second the motion. Roll call vote showed 5 ayes.
- g. Council discussed recording/streaming and posting minutes of Council Meetings. Commissioner Adleman said he was approached by a citizen regarding both items. Commissioner Adleman would like to get bids to see what the cost for streaming the meetings would be. Attorney Goscik said there is nothing that prohibits the minutes of the meeting have to be approved by the Council prior to posting, however; the minutes need to be typed after the meeting, which takes time. The minutes, if posted prior to approval, would only be in draft form

and would need to be reposted if any changes were made to the minutes. Council discussed streaming needs that would need to include microphones for each Council member, as well as a high-tech projector, and possibly other items. Commissioner Adleman will look in to the cost and how other communities are handling streaming. Attorney Goscik said Poplar Grove invested in microphones, and a camera. They utilize Zoom with the public for their Council Meetings. They also have the ability to record the meetings. Commissioner Adleman will report back after research is done.

ADJOURN:

At 5:41 pm on a motion made by Commissioner Fitzgerald second by Commissioner Morse. Voice vote carried the motion.

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Mayor

\_\_\_\_\_  
City Clerk

Approved: