

Monday, December 16, 2024
City Council Meeting at 6:30 pm

CITY COUNCIL MEETING AGENDA
Council Chambers - First Floor
212 Third Avenue
<https://us02web.zoom.us/j/89251068027>

1. Meeting Opening

Subject : A. Call to Order
Meeting : Dec 16, 2024 - City Council Meeting at 6:30 pm
Type : Procedural

1. Meeting Opening

Subject : B. Roll Call
Meeting : Dec 16, 2024 - City Council Meeting at 6:30 pm
Type : Procedural

1. Meeting Opening

Subject : C. Pledge of Allegiance
Meeting : Dec 16, 2024 - City Council Meeting at 6:30 pm
Type : Procedural

2. Communication from Visitors

Subject : A. Public Comment
Meeting : Dec 16, 2024 - City Council Meeting at 6:30 pm
Type : Information

File Attachments

[public comment policy.pdf \(75 KB\)](#)

3. Consent Agenda

Subject : A. Approval of Minutes
Meeting : Dec 16, 2024 - City Council Meeting at 6:30 pm
Type : Action (Consent)
Recommended Action : Approval of Minutes as presented

File Attachments

[cc12022024.pdf \(182 KB\)](#)

Consent

Our adopted rules of Parliamentary Procedure, Robert's Rules, provide for a consent agenda listing several items for approval of the Board by a single motion. Most of the items listed under the consent agenda have gone through Board subcommittee review and recommendation. Documentation concerning these items has been provided to all Board members and the public in advance to assure an extensive and thorough review. Items may be removed from the consent agenda at the request of any board member.

3. Consent Agenda

Subject :	B. Approval of Bills and Payroll
Meeting :	Dec 16, 2024 - City Council Meeting at 6:30 pm
Type :	Action (Consent)
Recommended Action :	Approval of Bills and Payroll as presented

Public Content

File Attachments

[11-30-24 Budget Performance Report.pdf \(414 KB\)](#)
[11-30-24 Balance Sheets.pdf \(331 KB\)](#)
[Council Packet 12.13.2024.pdf \(211 KB\)](#)
[Council GL Distribution 12.03.24-12.16.24.pdf \(381 KB\)](#)

Consent

Our adopted rules of Parliamentary Procedure, Robert's Rules, provide for a consent agenda listing several items for approval of the Board by a single motion. Most of the items listed under the consent agenda have gone through Board subcommittee review and recommendation. Documentation concerning these items has been provided to all Board members and the public in advance to assure an extensive and thorough review. Items may be removed from the consent agenda at the request of any board member.

3. Consent Agenda

Subject :	C. Pay Request for Sterling Riverfront Splashpad to Vortex Aquatic Structures in the amount of \$98,514.00
Meeting :	Dec 16, 2024 - City Council Meeting at 6:30 pm
Type :	Action (Consent)
Recommended Action :	Approve Pay Request for Sterling Riverfront Splashpad to Vortex Aquatic Structures in the amount of \$98,514.00

File Attachments

[Council Agenda - Pay Request Vortex \\$98,514.00.pdf \(236 KB\)](#)

Consent

Our adopted rules of Parliamentary Procedure, Robert's Rules, provide for a consent agenda listing several items for approval of the Board by a single motion. Most of the items listed under the consent agenda have gone through Board subcommittee review and recommendation. Documentation concerning these items has been provided to all Board members and the public in advance to assure an

extensive and thorough review. Items may be removed from the consent agenda at the request of any board member.

8. Business Items

Subject :	A. Tax Levy Ordinance No. 2024-12-29 in the amount of \$6,139,584
Meeting :	Dec 16, 2024 - City Council Meeting at 6:30 pm
Type :	Action
Recommended Action :	Approve Tax Levy Ordinance No. 2024-12-29 in the amount of \$6,139,584

Public Content

Staff is recommending the City Council approve a tax levy extension in the amount of \$6,139,584 which matches the Tax Levy Estimate presented in November. No changes were made from the estimate.

This is an increase of \$289,190 or 4.94 % in projected collections. The tax rate is unchanged for next year. Growth in tax collections is based on the increased assessed valuations within the City. The staff considers several factors when recommending a tax levy, including property tax rates to businesses and citizens, adequate funding of operations, and increasing funding ratios to the pension funds to increase their stability and meet the actuarial requirements.

File Attachments

- [2024 Tax Levy.pdf \(26 KB\)](#)
- [2024 Tax Levy Ordinance.pdf \(81 KB\)](#)

8. Business Items

Subject :	B. Pay Request #3 to Otto Baum in the amount of \$21,968.51 for Tuck Pointing Farmers Market
Meeting :	Dec 16, 2024 - City Council Meeting at 6:30 pm
Type :	Action
Recommended Action :	Approval of Pay Request #3 FINAL to Otto Baum in the amount of \$21,968.51 for Tuck Pointing Farmers Market

Public Content

On June 17, 2024 the Council awarded the bid for tuckpointing and masonry repairs at the Farmers Market Building to Otto Baum in the amount of \$127,040. This is the final pay request as work has been completed. The total work done, with add-ons, was \$139,825. \$135,000 was budgeted for the work in the Capital Fund.

File Attachments

- [Otto Baum Pay Req 3.pdf \(1,412 KB\)](#)

8. Business Items

Subject :	C. Resolution No. R2024-12-28 Notice of Appointment of Authorized IMRF Agent
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Meeting :	Dec 16, 2024 - City Council Meeting at 6:30 pm
Type :	Action
Recommended Action :	Approval of Resolution No. R2024-12-28 Notice of Appointment of Authorized IMRF Agent

Public Content

The Illinois Pension Code requires each City participating in the IMRF to appoint an Authorized Agent to the Illinois Municipal Retirement Fund. Our current Authorized Agent, Mary Rodriguez, is retiring this month. Resolution R2024-12-28 appoints Christina Rodriguez as her replacement.

File Attachments

[R2024-12-28 Authorized IMRF Agent.pdf \(79 KB\)](#)

8. Business Items

Subject :	D. Pay Request to Irwin Seating for \$54,702.50
Meeting :	Dec 16, 2024 - City Council Meeting at 6:30 pm
Type :	Action
Recommended Action :	Pay Request to Irwin Seating for \$54,702.50

Public Content

On April 15, 2024, the Council approved \$150,000 for seating improvements at the Sterling Theater. Funding is coming from ARPA monies. This represents a 50% down payment on the seating.

The remaining funds will be used to abate the asbestos in the flooring. The asbestos is not a current threat, but becomes a matter that has to be mitigated once the mounting hardware in the floor for the existing seats is removed. Staff is working with Sterling Environmental to get a mitigation contract in place.

File Attachments

[U64871E1X119203_12062024_114148_014231.pdf \(652 KB\)](#)
[Lounge-6040.jpg \(68 KB\)](#)
[black-eclipse-8713.jpg \(32 KB\)](#)
[ZG4-Solstice-7475.jpg \(41 KB\)](#)

8. Business Items

Subject :	E. Lobbying Firm for Rivers Edge Redevelopment Zone Designation
Meeting :	Dec 16, 2024 - City Council Meeting at 6:30 pm
Type :	Action
Budgeted :	No
Recommended Action :	Staff recommends authorizing the Mayor to enter into an

agreement with MRH Solutions, LLC for lobbyist services pertaining to the designation of Sterling as a River Edge Community.

Public Content

On October 21, 2024, the Sterling City Council approved issuing a request for proposals to hire a lobbying firm to assist the City in gaining the Rivers Edge Redevelopment Zone designation from the State of Illinois. The designation would give the City's riverfront area access to the River Edge Historic Tax Credit Program, which provides state income-tax credit equal to 25% of a project's qualified expenditures to owners of certified historic structures located within River Edge Redevelopment Zones. The program was designed to incent substantial rehabilitation investments that will create jobs in Illinois, stimulate the economies of River Edge communities, and revitalize historic structures and neighborhoods. Cities such as Rockford, Aurora, and Peoria have successfully used this program. In 2024, Moline, East Moline and Rock Island were added to the River Edge program. Sterling's riverfront facilities are prime for similar reinvestment and the tax credit would significantly boost the likelihood of project success.

The City received four proposals. The Mayor and City Manager reviewed the proposals. 2 demonstrated more relevant experience with the program. One of the proposals was from MRH Solutions, which recently assisted Moline with the River Edge designation. The reference call made to the City of Moline was very positive. The proposal was also \$2,000 less per month than the next best option for lobbyist services.

File Attachments

[Lobbyist - MRH Solutions LLC.pdf \(2,800 KB\)](#)

[Lobbyist - GCS Inc..pdf \(3,162 KB\)](#)

[Lobbyist - Mac Strategies Group.pdf \(10,203 KB\)](#)

[Lobbyist - Lite Strategies LLC.pdf \(3,230 KB\)](#)

8. Business Items

Subject :	F. Ordinance No. 2024-12-30 Approving Easement for Sanitary Sewer Facility (16th Ave and Lynn Blvd.)
Meeting :	Dec 16, 2024 - City Council Meeting at 6:30 pm
Type :	Action
Recommended Action :	Approve Ordinance No. 2024-12-30 Approving Easement for Sanitary Sewer Facility (16th Ave and Lynn Blvd.)

Public Content

The City owns a parcel at the Northeast corner of 16th Ave and Lynn Boulevard. A potential developer has expressed interest in acquiring the site for residential development. Before transferring the property, the City needs to create an easement to access and maintain the sanitary force main that crosses the southernmost portion of the property. Ordinance No. 2024-12-30 establishes the easement to ensure the City's future access and no issues with any future transfer of ownership.

File Attachments

[Ord 2024-12-30 Approving Easement 16th Ave and Lynn .pdf \(92 KB\)](#)

[1437Z18_Prelim_12-06-24.PDF \(349 KB\)](#)

8. Business Items

Subject :	G. Ordinance No. 2024-12-32 Approving License Agreement for Use of Public Right Of Way Adjacent to 108 4th Avenue
Meeting :	Dec 16, 2024 - City Council Meeting at 6:30 pm
Type :	Action
Recommended Action :	Approve Ordinance No. 2024-12-32 Approving License Agreement for Use of Public Right Of Way Adjacent to 108 4th Avenue

Public Content

On November 21, 2024, the Plan Commission held a public hearing on a petition to vacate seventeen feet of the right of way in the 100 block of 4th Avenue. The petitioner is Charles Woodward with Good Circle Properties. Woodward would like to install a sign for his business in the right of way. The Plan Commission is recommending the City Council deny the vacation of the seventeen feet of right of way on the east side of 4th Avenue, extending south from E. 2nd Street, and recommend adopting a licensing structure permitting the sign.

This agreement will grant the petitioner a license to use the right of way to place their business sign. The sign must comply with the sign code. The agreement will continue for 99 years, or until the property is sold or transferred.

File Attachments

[Ord 2024-12-31 Approving License Agreement Good Circle.pdf \(83 KB\)](#)
[TBZ - License Agreement RE Good Circle Property \(Final\).pdf \(191 KB\)](#)
[Exhibit B Good Circle License GIS.pdf \(616 KB\)](#)

8. Business Items

Subject :	H. Downtown Dumpster Locations and Screening
Meeting :	Dec 16, 2024 - City Council Meeting at 6:30 pm
Type :	Discussion

Public Content

The City has received increased complaints on dumpster placements in the downtown. There are concerns over the number, which take up parking spaces in many areas, the general upkeep of areas around dumpsters, as well as the condition of enclosures and screening, or lack thereof. Sterling Main Street has been discussing this with City staff and has expressed an interest in assisting in reaching out to business owners.

8. Business Items

Subject :	I. Draft Report of Wage & Compensation Study
Meeting :	Dec 16, 2024 - City Council Meeting at 6:

30 pm

Type :

Discussion

Public Content

Rachel Skaggs of MGT (formerly GovHR) will present a final draft of the wage and compensation study.