

COUNCIL MEETING MINUTES  
Tuesday November 28<sup>th</sup>, 2023, 5:30 P.M.  
City Hall Council Chambers  
115 N 3<sup>rd</sup> Street

The Council of the City of Oregon met Tuesday November 28<sup>th</sup>, 2023, at 5:30 P.M.

The meeting was held at the City Hall Council Chambers and on Zoom.

Present: Mayor Ken Williams  
Council Member Melanie Cozzi  
Council Member Tim Krug  
Council Member Terry Schuster  
Council Member Kurt Wilson  
City Manager Darin DeHaan  
Deputy Chief of Police Matt Kalnins  
City Attorney Paul Chadwick  
City Clerk Cheryl Hilton

Also Present: Bill Covell, Earleen Hinton, George Howe, Ted Hvarre, and Brian Wynn.

Present via Zoom: Corey Buck and Lynn Baylor-Zies.

Mayor Ken Williams called the meeting to order at 5:30pm.

City Clerk Cheryl Hilton started the pledge of allegiance.

Council Members Cozzi, Krug, Schuster, Wilson, and Mayor Williams answered roll call. A quorum was present.

**Public Comment**

Tom Pacey shared his thoughts on the proposed variance application for Trestle Holdings LLC. He said the Department of Natural Resources recommends stricter regulations and he is concerned with potential negative impacts.

**Presentations**

None.

**Approval of Minutes**

Council Member Kurt Wilson moved to approve the November 14<sup>th</sup>, 2023, minutes, Seconded by Council Member Tim Krug.

Roll Call: Cozzi, Krug, Schuster, Wilson, Williams. No Nays.

**Approval of Warrants & Payroll**

Council Member Melanie Cozzi moved to approve payroll in the amount of \$65,880.40 and the current warrants as listed:

926 Custom Embroidery	\$984.00
Ace Hardware & Outdoor Center	\$25.54
Airgas USA LLC	\$300.35
Ancel Glick, P.C.	\$3,790.00

Bill Covell	\$660.00
Caspers Home Inspection LLC	\$1,600.00
Christopher Chapman	\$500.00
Cintas	\$111.24
City of Oregon	\$5,000.00
City of Oregon	\$581,400.00
Comcast	\$850.76
Comcast	\$780.89
ComEd	\$564.20
ComEd	\$44.48
Constellation	\$4,769.35
Ehmen	\$217.50
Eric Higby	\$448.15
Euclid Managers	\$2,216.61
Frontier	\$77.33
Glenwood Center	\$450.00
Hometown Auto Repair LLC	\$88.36
John Jones Chrysler Dodge Jeep Ram Fiat, Inc	\$47,470.00
John Jones Chrysler Dodge Jeep Ram Fiat, Inc	\$47,470.00
Ken Williams	\$50.00
Manheim Solutions	\$2,241.00
Melanie Cozzi	\$25.00
Mid-West Truckers Association	\$425.00
Nicor	\$384.67
Oregon Chamber of Commerce	\$70.00
Oregon Rotary Club	\$165.88
Polo Cooperative Association	\$5,041.88
Postmaster	\$828.75
R & R Auto Diesel Repair	\$171.68
Sherwin Industries Inc	\$1,029.00
Snyder's Pharmacy	\$34.54
Stillman BancCrop	\$2,036.03
Sun Life Financial	\$456.58
Sundog IT	\$1,938.90
Sundog IT	\$5,379.00
Terry Schuster	\$25.00
Unline	\$214.73
Verizon	\$466.81
Village of Progress	\$960.00
Visa	\$2,666.92
Ward, Murray, Pace & Johnson P.C.	\$176.00
Water Solutions Unlimited Inc	\$2,490.00

Willett Hofmann & Associates	\$11,065.45
Willett Hofmann & Associates	\$20,349.19
Zoro Tools, Inc	\$467.73
	<b>\$758,978.50</b>

Seconded by Council Member Kurt Wilson.

Roll Call: Cozzi, Krug, Schuster, Wilson, Williams. No Nays.

**Business Items**

Council Member Terry Schuster moved to Approve Ordinance 2023-021 an Ordinance Annexing Certain Property to the City of Oregon, Ogle County, State of Illinois (Daniel Luepkes and USS Ducks Solar, LLC – Solar Farm Project), Seconded by Council Member Tim Krug.

**Discussion:** City Manager Darin DeHaan said this is the next step in the process. A plat of annexation and a copy of the lease were needed, the final piece is to approve the ordinance. City Attorney Paul Chadwick said the ordinance will need to be recorded with the County Clerk. City Manager Darin DeHaan said USS Ducks Solar LLC plan to hold a public meeting to speak with residents regarding the solar farm project.

Roll Call: Cozzi, Krug, Schuster, Wilson, Williams. No Nays.

Council Member Terry Schuster moved to Approve Variance application submitted by Trestle Holdings LLC regarding storm water detention for the Trestle Ridge Subdivision regarding following state regulations instead of more restrictive city ordinance, Seconded by Council Member Kurt Wilson.

**Discussion:** City Manager Darin DeHaan said the Planning Commission unanimously approved the variance application. Council Member Terry Schuster said there was previous discussion about the development needing a detention pond at all, this will be a smaller footprint than what was previously approved. He asked how the detention pond would work when it filled up. Corey Buck said the detention pond would release the water slowly into the river. Council Member Melanie Cozzi asked if the city was aware of the property being a wetland. The property was tree lined at one time. Council Member Terry Schuster said there is nothing there that would indicate the property being a wetland, such as vegetation. Council Member Melanie Cozzi said maybe the deforestation of the property removed the wetland from the area. City Manager Darin DeHaan said the reason for the variance is because the city would be varying city requirements to meet state requirements. Ted Hvarre said he is asking for the size of the detention pond to be smaller, which makes a smaller environmental footprint. He stated DNR and EPA studies have been done and approved. He said a Notice of Intent has been approved by multiple jurisdictions. Council Member Terry Schuster said the detention pond will disrupt less of the dog park. The dog park will need to be closed during construction.

Roll Call: Cozzi, Krug, Schuster, Wilson, Williams. No Nays.

Council Member Tim Krug moved to Approve Ordinance 2023-022 an Ordinance for the Levy and Assessment of Taxes for the Current Fiscal Year, Seconded by Council Member Kurt Wilson.

**Discussion:** Mayor Ken Williams said the calculation used for the ordinance is included in the packet. He said there will be an approximate increase of twenty-seven dollars per household. City Manager Darin DeHaan said the increase is under five percent. The increases were to the police department and coliseum building. Council Member Melanie Cozzi asked about the school crossing guard tax levy. Council Member Terry Schuster said the city pays for half of the cost of the school crossing guards.

Roll Call: Cozzi, Krug, Schuster, Wilson, Williams. No Nays.

Council Member Terry Schuster moved to Approve Ordinance 2023-023 Abating the Tax Levied for the year 2023 to pay principal and interest on \$3,440,000 General Obligation Bond Series 2021, Seconded by Council Member Kurt Wilson.

**Discussion:** Mayor Ken Williams said this is done every year. The city has a fund source to pay for the bonds. The city abates the bonds, so the taxpayers do not have to pay the taxes on them.

Roll Call: Cozzi, Krug, Schuster, Wilson, Williams. No Nays.

The City Council set a meeting date of December 12<sup>th</sup>, 2023 for the only City Council meeting held in December. Council Member Terry Schuster said there will be four weeks till the January meeting. City Manager Darin DeHaan asked to set the date for the December meeting going forward to be the second Tuesday of December.

### **Proclamations, Commendations, etc.**

None

### **Discussion Items**

Request for limited liquor license and video gaming for potential new restaurant for the property located at 108 N. 4<sup>th</sup> Street: Bryan Wynn with Ogle County Brewery said work has begun to repair water damage to the old Sparklefox location. He would like to open an Asian inspired noodle restaurant and serve very specific drinks that are unique to the meals such as Saki. He also requested to have the video gaming machines that were approved for Ogle County Brewery to be moved to this location. Mayor Ken Williams said the city would not be issuing new licenses. The liquor license would be restricted, a Class A license with a sub-agreement of what could be sold, and the gaming license would go with the brewery. If the brewery were ever sold, the license could be withdrawn. City Manager Darin DeHaan said a written agreement of expectations and requests would be required. The City Council also discussed seating, location of the gaming machines, and marketing of the gaming machines.

Ordinance 2023-024 Illinois Paid Leave for All Workers Act: City Manager Darin DeHaan said the ordinance was written by IML. He said the city already meets or exceeds what the state requires. The act is meant to allow new employees time off when needed. The ordinance will be on the agenda for the December meeting.

### Committee Reports

None.

### Department Reports

**Public Works Director Bill Covell:** Josh Ellis is working on his first license with the water/wastewater department. Members of the Public Works department attended the Snowplow Rodeo where Jordan Plock finished in 8<sup>th</sup> place. He also stated the purchase of the bucket truck has been very beneficial.

### Council Reports

**Council Member Terry Schuster:** He said four or five years ago there were two home decorating stores, now there are eight. These are places where people can shop, it is nice to have real retail locations in town.

**Tim Krug:** This years Candlelight Walk was the best yet, it just keeps getting better.

**Mayor Ken Williams:** He also thought Candlelight Walk was the best one yet. He said a lot of windows were decorated, the music from the courthouse was nice, the Sarah Phelps Plaza was utilized, and CMAAA did a great job as well.

Council Member Melanie Cozzi moved to adjourn the meeting, Seconded by Council Member Kurt Wilson.

Roll Call: Cozzi, Krug, Schuster, Wilson, Williams. No Nays.

Adjourn: 6:25 P.M.

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Ken Williams, Mayor

Attest: \_\_\_\_\_  
Cheryl Hilton, City Clerk