I. DECLARATION OF A QUORUM: ALDERMAN BURRUS, CHAIR
With a quorum present, Chair Burrus called the meeting to order at 5:45pm

II. APPROVAL OF MINUTES OF REGULAR MEETING OF February 27, 2012
A voice vote was taken and the minutes were unanimously approved.

III. ITEMS FOR CONSIDERATION

(A1) City of Evanston Payroll through 02/26/12 $2,638,074.85
A voice vote was taken and the City Payroll through 02/26/12 was unanimously approved.

(A2) City of Evanston Bills FY2012 through 03/20/12 $3,941,913.91
Credit Card Activity for period ending 01/31/12 $81,880.63
Ald. Rainey asked if this property at 1817 Church Street was ever authorized by a committee to be an urban garden. Steven Griffin (Director Community and Economic Development) responded that approximately one and one-half years ago, some rear properties were authorized by the staff of ECDC to use this extra space but now it had to be cleared. Ald. Rainey asked where the garden was moved to and S. Griffin stated that there was no garden, only supplies that were relocated.
A voice vote was taken and the City Bills List through 03/20/12 and the Credit Card Activity through 01/31/12 were unanimously approved.

(A3.1) Approval of a Contract Award to Gallagher Materials for 2012 Cold Patch Material Purchase
Staff recommends that City Council authorize the City Manager to execute a contract in response to Request for Bids through the Municipal Partnering Committee to award the 2012 UPM (Unique Pavement Material) cold patch material purchase to Gallagher Materials (18100 S. Indiana Ave, Thornton, IL) in the not to exceed amount of $50,000. Funding will be provided by the Streets General Fund (2670.65055) in the amount of $30,000, Water Fund (7115.65051) in the amount $10,000, and Sewer Fund (7400.65051) in the amount of $10,000.
A voice vote was taken and A3.1 was unanimously approved.

(A3.2) Approval of a Contract Renewal of Watercraft Maintenance and Repair Services to Full Throttle Marine Incorporated (Bid 11-51)
Staff recommends that City Council authorize the renewal of the watercraft maintenance and repair services contract (Bid 11-51) to Full Throttle Marine Inc. (45 Baker Road, Lake Bluff, IL) in a not to exceed amount of $40,000 for the period of April 15, 2012 through April 14, 2013. Funding will be provided by the Fleet Services Fund for Major Maintenance Account 7710.65060 with a FY2012 Budget of $950,000, of which $48,000 is allocated for these services. There is no increase in pricing for this renewal.
A voice vote was taken and A3.2 was unanimously approved.

(A3.3) THIS ITEM HAS BEEN REMOVED FROM THE AGENDA

(A3.4) Approval of Purchase of Auto Parts from CARQUEST
Staff recommends City Council authorize the City Manager to execute a contract for the purchase of auto parts for three (3) years from CARQUEST (2312 Main Street, Evanston, IL) in the amount of $76,000 annually. Funding will be provided by the Major Maintenance Account 7710.65060 within the Fleet Services Fund, which has a total budget of $950,000 for FY2012 of which $90,000 is allocated for this purchase.
Ald. Rainey said she asked the City Manager for information and was told the staff would get it to her. I have not received it. North Shore Auto has been on Howard for a long time. They attempted to get in on this bid but somehow it did not happen. CARQUEST is out of Charlotte, NC. What was done Ald. Rainey asked to secure bids from Evanston businesses, for it looks like nothing was done? I would like more information. Lonnie Jeschke (Manager Fleet Operations) noted the timetable in the packet that shows the progress through the bid stage in 2010 to this date. Originally, four local companies did respond, North Shore was not one of them. They said that they would not pay a $1000 bid bond to apply for work in Evanston. CARQUEST is considered to be in Evanston. They have expanded the types of services and materials available. They have a fill rate on orders of 95%, which is very high in this business. They have also replaced some obsolete items at no charge. As a vendor, they have earned our business. Ald. Rainey was glad, she said, that Mr. Jeschke was so
happy with this firm. However, they may have a shop here but it is not an Evanston based company. You did not give the locals a chance. It is a small contract, the very size an Evanston business could handle. Suzette Robinson (Director Public Works) noted that in 2009 the City did a substantial amount of business with North Shore. The City had relationships with several companies with no bidding required. Ald. Grover asked if the City has used North Shore in the last two years and S. Robinson responded that only in a limited way, only a few hundred dollars. Ald. Grover asked if it was a coincidence that CARQUEST is part of the US Communities group and thus they offer reduced prices. S. Robinson replied that the discount from US Communities and CARQUEST, is very beneficial to the City. We also do comparative pricing with other vendors to make sure we are getting the best price. Wally Bobkiewicz (City Manager) said that this is a good example of a struggle to use local vendors and a member of a consortium like US Communities. It made sense to us while trying to keep prices down. If it does not make sense to the Council, we will go out and seek bids from individual vendors. But, we will be looking to get lower prices that are offered by a consortium. Ald. Rainey said it is a case of people who did not get a fair shake. This is interesting, because months and months ago I asked when the CARQUEST contract was up for bid. W. Bobkiewicz noted there is a challenge in joining a consortium with other municipalities. A comparison was done and Mr. Jeschke chose this company. We can look at other no bid joint contracts that save money. But, if you do not want this, we will look at it differently. Ald. Rainey stated that the City's business plan includes giving business to Evanston firms. Ald. Grover said she believed the City needs US Communities with other companies in it. W. Bobkiewicz noted that Office Depot is an example of a national chain. If you want under 100K to go to bid, we will. Ald. Grover asked what the premium the City is willing to pay. M/W/EBE says 5% but some are going as high as 15% beyond our request. Ald. Holmes asked that when they did comparison shopping that was such a difference. Ald. Burrus asked how much it would cost in staff time to do bids. W. Bobkiewicz said a spec would have to be prepared by staff, Purchasing would have to put in the City requirements, than solicitation, followed by review and reading. This is an eight to twelve week process. The balance was in the bid two years ago and the one local vendor did not want to participate that year. Ald. Rainey asked if the City did bids for a national bid and W. Bobkiewicz said no, the company has a spec that we used. Ald. Rainey said she thought it was policy to get pricing from other places. W. Bobkiewicz stated that the Department thought to move ahead since the pricing was comparable to previous years. If you wish, you can direct us to go back to get it vetted by local companies. Ald. Grover asked if the committee could get a chart of comparison pricing. Ald. Rainey asked if the City could say to the companies in the north shore to give us their best prices. W. Bobkiewicz said to do a full bid process, we cannot ask that. Comparative pricing is not asking for the best deal.

A voice vote was taken and A3.4 was approved 4 -1. Ald. Rainey voted no.

(A3.5) Approval of Emergency Rental of Scaffolding for the Sherman Parking Garage from Gilco Scaffolding Company LLC

Staff recommends City Council approval for the rental of scaffolding from Gilco Scaffolding Company LLC (515 Jarvis Ave. Des Plaines, IL) for
pedestrian safety purposes during the inspection of the Sherman Parking Garage façade. Total estimated costs are $31,672 for installation and removal. Funding will be provided from the Parking Fund, which has an $800,000 budget in the 2012 Capital Improvements Program.

Ald. Rainey asked how much time was needed to get these facts and what the bidding process was. Marty Lyons (Assistant City Manager/CFO) said the Sherman Avenue Garage scaffolding was an emergency purchase. He said that he did not have the back-up documents with him but they could be ready for the following Council meeting. Ald. Rainey noted that even in an emergency, someone went out and got three bids. M. Lyons said that the staff time was only a few hours. Ald. Grover noted that the Gilco bid was only for one month to which M. Lyons replied that the rental could go for several months. The bid only asked for a monthly fee.

A voice vote was taken and A3.5 was unanimously approved.

(A3.6) Approval of a Contract with American Pipe Liners, Inc. for the 2012 Cured-In-Place Pipe Lining Contract A (Bid 12-101)
Staff recommends that City Council authorize the City Manager to execute a contract for the 2012 Cured-In-Place Pipe Lining Contract A with American Pipe Liners, Inc. (P.O. Box 28, Highland Park, IL) in the amount of $362,408. Funding will be provided by the Sewer Fund, Capital Improvement Account 7420.62461 with an allocation of $250,000 for this type of sewer rehabilitation work. The remaining $112,408 will be funded from Account 7420.65515, which has an allocation of $428,000 for sewer improvements on streets being resurfaced.

A voice vote was taken and A3.6 was unanimously approved.

(A3.7) Approval of 1-Year Extension of the Agreement for Wholesale Water Sales Engineering Services with CDM Smith (RFP 11-41)
Staff recommends City Council authorize the City Manager to execute a one year extension of the agreement to provide engineering services associated with wholesale water sales (RFP 11-41) to CDM Smith (125 South Wacker Drive, Suite 600, Chicago, IL) in the not-to-exceed amount of $100,000. Funding will be provided from the Water Fund, Account 7125.62180. This account has a FY2012 allocation of $100,000 for these services.

A voice vote was taken and A3.7 was unanimously approved.

(A4) Approval of Estimated Annual User Charge for 2012 with the Metropolitan Water Reclamation District of Greater Chicago for Disposal of Sludge
Staff recommends City Council approval of the Estimated Annual User Charge for 2012 with the Metropolitan Water Reclamation District of Greater Chicago (MWRDGC) for disposal of sludge generated as part of the water treatment process in the amount of $304,119.65. Funding will be provided from the Water Fund, Account 7110.62420, with a budget of $458,000.

Ald. Grover noted that this unexpected expense was a bummer. David Stoneback (Director of Utilities) stated that some of the cost is from expenses in 2011 and well as some from 2012. Ald. Rainey thought people watching the proceedings may not know what was being talked about and asked for a brief
D. Stoneback noted that last summer there were several severe storms resulting in the turbidity of the water being very high. When this is removed, it becomes sludge. The cost of removing this higher than expected amount of sludge cost twice the budgeted amount. This year’s budgeted amount, $304,120, has to be increased to cover the unpaid bills from 2011, $489,336. A voice vote was taken and A4 was unanimously approved.

(A5) Approval of Modifications to the 2012 Capital Improvement Program (CIP) for Street Resurfacing and Power Center Projects

Staff recommends City Council approval of the modification to the 2012 CIP to resurface additional streets in the amount of $1,000,000, and to replace power centers in the amount of $250,000. Funding will be provided by the General Fund Reserve.

Ald. Burrus noted that after looking at the list of projected additional street resurfacing projects Oakton was not one of them. After so much discussion concerning Oakton, she wondered why it was not on this list. S. Robinson said that many streets had been suggested and Oakton is in better shape than all but one. Ald. Burrus said that these other streets do not have the amount of traffic or controversy as Oakton. What is the difference of cars using one street over the other. I am baffled, she stated, that Oakton wasn’t chosen. W. Bobkiewicz asked that he be the target. I came to council with one million dollars for additional resurfacing. I asked Ms. Robinson to conduct a review of pavement conditions and this list is the results. The measure was, what are the next streets to work on. Ald. Rainey asked what the rating was that had been given to Oakton. A. Robinson said it was a rating of three. In order to resurface these additional streets, to cover the most, it has to be a simple resurfacing. Oakton will require sub-surface work. Ald. Burrus said that these streets are not the problem. She asked to see an overall map of the plan to repave. The point of heavy traffic must be looked to. Ald. Holmes noted that Oakton was put into next year’s list. Ald. Burrus said yes, but that was before additional dollars were found. S. Robinson handed out a chart on resurfacing from 2010 to 2012. We do not just look at the current year but rather at the several preceding years to ensure that all wards are being served. Ald. Grover said she appreciated the way Public Works went after the worse streets, not by ward but by City. She asked though if safety was considered from streets in terrible repair. S. Robinson said that Highland Avenue (between Thayer and Isabella) is a dirt road. Some residents do not want it paved, others do. It is a two way street and shouldn’t be. This extra million was only for resurfacing. Ald. Burrus said only resurfacing, with no concern to speeding cars or the need to contact the Aldermen seems to be what happened. Ald. Grover said that she liked the comparison view. S. Robinson said that they must tell her if there are any streets that need her attention. Ald. Burrus replied that she did not know how else to bring the needs of Oakton to her attention than what has gone on before in committee. A voice vote was taken and A5 was unanimously approved.

(A6) Approval of 2012 Fleet Purchasing Plan and Green Initiative Update

Staff recommends City Council approval of the 2012 Fleet Purchasing Plan, which includes the 2012 Equipment Replacement Proposal in the amount of $2.4 million, the 2012 Additional Equipment Replacement Proposal in the
amount of $1.1 million and the 2013 Equipment Specification and Bid Plan. Funding for this plan will be from the Fleet Fund in the amount of $2.4 million, Fleet Fund Reserve in the amount of $600,000 and the General Fund Reserve in the amount of $500,000.

Ald. Rainey, recognizing that the City has a Fleet Fund, asked why it is used to pay for vehicles that will be charged back to the department that will use them. W. Bobkiewicz replied that this is another issue he is bringing forward. The City has not put sufficient money aside to purchase vehicles when they reach the end of their service life. Ald. Rainey said she would like this item held until they see the budget for charge backs. Where did we fall short. She said she would like to know more. Ald. Burrus asked if it can be held until the next meeting. W. Bobkiewicz said that two meetings will be better. The agenda for 3.26.12 is getting full. Ald. Rainey said that she wants everyone to understand this fund. Ald. Holmes asked if green initiative increases the costs. W. Bobkiewicz said that at first it does. Over time, the costs go down due to saving such as on gasoline.

A voice vote was taken and A6 will be held in committee until April 10, 2012.

(A7) Resolution 7-R-12 Authorizing Easement Agreement with Sunesys, LLC for Fiber Optic Cable
Staff recommends that the City Council approve Resolution 7-R-12, which authorizes the City Manager to execute a 20-year easement agreement with Sunesys, LLC for the installation of dark fiber optic cable on public property at the alleyway south of Davis and east of Orrington Avenue for a fee of $2,015.

Ald. Rainey asked who this cable is for. Sat Nagar (Senior Engineer) said that this section of cable work is left from the project started last year. It will serve an office building on Orrington Avenue.

A voice vote was taken and A7 was unanimously approved.

(A8) Resolution 13-R-12 Authorizing Easement Agreement with Evanston Venture Partners, L.L.C.
Staff recommends that the City Council approve Resolution 13-R-12, which authorizes the City Manager to execute an easement agreement with Evanston Venture Partners, L.L.C. (formerly Focus Development LLC) in the City’s right-of-way adjacent to the property commonly known as 1717 Ridge Avenue for the installation of tie back rods and earth retention materials for a fee of $3,050.

A voice vote was taken and A8 was unanimously approved.

(A9) Resolution 21-R-12, Designating Room 2200 in the Lorraine H. Morton Civic Center as the “Fleetwood-Jourdain Art Guild Meeting Room”
Staff recommends that the City Council approve Resolution 21-R-12, which designates Room 2200 in the Lorraine H. Morton Civic Center as the “Fleetwood-Jourdain Art Guild Meeting Room”. The room will serve as a gallery and meeting room.

A voice vote was taken and A9 was unanimously approved.
(A10) **Ordinance 32-O-12 Authorizing the City Manager to Execute an Assignment of Real Estate Contract for the Purchase of Real Property at 1223-1225 Chicago Avenue, Evanston**

Staff recommends that City Council approve Ordinance 32-O-12, authorizing the City Manager to execute an assignment of a real estate contract for the purchase of real property at 1223-1225 Chicago Avenue, Evanston. The acquisition of the property at 1223-1225 Chicago Avenue is recommended to support the parking needs at the new Trader Joe’s development at 1211 Chicago Avenue.

Ald. Rainey said she understood that for this project to go forward, Terraco will manage the lot. Who, she asked will be contracted to do the construction. W. Bobkiewicz said that the information will be coming back at a later date. Ald. Rainey asked how long Trader Joe’s lease is for and W. Bobkiewicz responded, twenty-five years. Ald. Rainey asked him to address the controversy with Northwestern University. W. Bobkiewicz said that there are three parcels of land involved. That owned by Blockbuster has been purchased by Terraco. The middle parcel with a few stores on it is privately owned and the north parcel is owned by Northwestern. We are involved with the middle parcel and Terraco is negotiating with Northwestern University. The City will be involved with that purchase as well. Ald. Rainey asked what the cost was for parcel #3. W. Bobkiewicz said it is probably less than one million. It will be a continuation of the new parking lot. There will be no parking lot after the Blockbuster property is rebuilt. Ald. Burrus added up 1.4M for parcel 2 and 600K for parcel 3 for a total of 2M. How does the City back out of it, when will we make the money back. W. Bobkiewicz said sales tax and liquor tax should come in around 400 to 500K a year. The property, parcel 2, is not to be sold but instead leased to Terraco for parking. Some parking spaces will become permanent for residents. Ald. Burrus asked if it was discussed with Trader Joe’s to pay out over time rather than doing a one-time payout. W. Bobkiewicz said they have been more focused on purchasing parcel 2 for parking. Ald. Grover asked if the property was being used for commercial use, would Trader Joe’s pay the property tax. Ald. Burrus also asked that when we knock down the current buildings in parcel 2, will it be a loss to property taxes. Johanna Nyden answered that if the vacant commercial buildings were knocked down now, and made into a parking lot, it would yield higher taxes. Ald. Rainey asked how Trader Joe’s will pay the taxes and Ald. Burrus asked if it has been worked out. W. Bobkiewicz said it will be when the second parcel has been purchased. Ald. Burrus asked that if it is an historic house on parcel 3, do we have to move it. W. Bobkiewicz replied that Terraco is responsible for moving and relocating the house.

A voice vote was taken and A10 was approved 4 – 1, Ald. Burrus is opposed.

(A11) **Ordinance 29-O-12 Increasing the Number of Class C Liquor Licenses to Permit Issuance to Sankalp & Shanti LLC, d/b/a Mt. Everest Restaurant**

The Local Liquor Commissioner recommends adoption of Ordinance 29-O-12 increasing the number of Class C liquor licenses from 27 to 28 to permit issuance to Sankalp & Shanti LLC, d/b/a Mt. Everest Restaurant, 630 Church Street.

A voice vote was taken and A11 was unanimously approved.
(A12) **Ordinance 30-O-12, Amending Liquor License Class AA to Permit the Sale of Alcoholic Liquor**

The Local Liquor Commissioner recommends adoption of Ordinance 30-O-12, which amends Subsection 3-5-6-(AA) of the Evanston City Code of 1979, as amended, to permit service of alcoholic liquor for immediate consumption.

Ald. Rainey asked for a clarification of the term “immediate consumption.” Grant Farrar (Corporation Counsel/City Attorney) stated that this is an amendment to add alcoholic liquor to the ordinance for tastings at places with a class AA license. Tastings being the “immediate consumption” of a substance. A voice vote was taken and A12 was unanimously approved.

(A13) **Ordinance 31-O-12, Amending Liquor License Class AC to Permit Alcohol Consumption in All Viewing Auditoriums**

The Local Liquor Commissioner recommends adoption of Ordinance 31-O-12, which amends Subsection 3-5-6-(AC) of the Evanston City Code of 1979, as amended, to permit consumption of alcoholic beverages, purchased on-site, in all viewing auditoriums.

Ald. Rainey thought this item needs to be clarified to something more specific than “all viewing auditoriums.” She thought she read somewhere that there had to be 800 seats involved. G. Farrar said this ordinance is being expanded from the six arts cinema viewing auditoriums to include the twelve non-arts cinemas at Century Plaza. Not all auditoriums will be able to apply for this class AC liquor license.

A voice vote was taken and A13 was unanimously approved.

(A14) **Ordinance 23-O-12 Increasing the Number of Class B Liquor Licenses to Permit Issuance to Evanston Pub, Inc.**

The Local Liquor Commissioner recommends adoption of Ordinance 23-O-12 increasing the number of Class B liquor licenses from 16 to 17 to permit issuance to Evanston Pub, Inc., d/b/a World of Beer, 1601 Sherman Avenue. This item was introduced at the February 27, 2012 City Council meeting, and will be considered at the March 19, 2012 Administration & Public Works and City Council meetings.

Ald. Rainey said that she thought the committee had requested additional information. Code “B” is for hotels and restaurants. This is neither a hotel nor a restaurant. G. Farrar said that since the last A & P W meeting, he had asked Mr. Mavrakis to provide agreements with operational procedures from restaurants. The agreements were made with several. However, the way the liquor code is written, there is a conflict. The definition of a restaurant as applied to this location is not met. Mr. Mavrakis is here if you have any questions. It is a policy determination that the Council needs to make. Ald. Grover asked if the City had a bar license. G. Farrar said there is no such classification in our City code. If one is to be drafted, I could have a draft copy by the 4.10.12 meeting for a first reading to be followed two weeks later by the second reading at the full council. This would create a new license category. Mr. Mavrakis would need to be helped, as he would have to apply for a whole new license. Ald. Grover asked if this shouldn’t go through the Liquor Commission to which G. Farrar relied that it should. It is up to the Mayor to
schedule it and I am not sure if another item could be added to their next agenda. Ald. Rainey said it is also important to state where this type of license can exist within the City boundaries. What locations will be available. G. Farrar said that that would be part of the analysis when drafting the ordinance. It is relatively easy. Policy decisions are up to the Council. Ald. Holmes asked if it could be a special use area. G. Farrar thought no. Legal will draft a bar license and apply it to this pending application. The Commissioner will look at it and then A & P W will look at it. It was pointed out that the agreement with Lulu’s mentioned that they would have food items at WOB during its hours of operations. The Health Department will need to become involved and sign off on this. This will go through the end of April. Ald. Burrus, addressing Mr. Mavrakis, said that the committee cannot legally vote on this but they are looking for alternatives. A voice vote was taken and A14 was unanimously held in committee.

IV. ITEMS FOR DISCUSSION

(APW1) Pilot Bike Corral at Evanston Athletic Club
Carl Bova, resident, spoke in favor of one or two corrals as long as there is at least a 50/50 split on costs with the Evanston Athletic Club. Other locations in the immediate area seem to small. Unless bike corrals are placed at the biker’s destination, they will not use them and will continue to block sidewalks. S. Robinson related that the manager of EAC when asked to share the cost for the seven months remaining in this fiscal year was willing to pay fifty percent or about $3,500. She concluded saying, I would like to proceed with this project. Ald. Grover moved to approve this pilot bike corral project on Benson Street. Ald. Holmes seconded. A voice vote was taken and APW1 was unanimously approved.

(APW2) 50/50 Alley Paving Ordinance
S. Robinson referred to page two of the memo that shows the comparison of different costs for different projects. She stated that before her department develops or revises the current ordinance, they need direction. Ald. Rainey said that in reviewing these figures she thinks that the likelihood of residents electing permeable alley paving is very low. She suggested a 50/50 split of costs for both types of alleys and do it for a year and see what happens. Ald. Grover agreed with Ald. Rainey that few will select the permeable alley resurfacing. Alley paving is expensive to both the resident and to the City. However, 50/50 will not desensitize the program. Ald. Rainey moved to direct the staff to write this as a 50/50 cost split for either style of alley. Ald. Holmes seconded. A voice vote was taken and APW2 was unanimously approved.

V. COMMUNICATIONS

VI. ADJOURNMENT
Ald. Rainey motioned and Ald. Holmes seconded for adjournment. Chair Burrus adjourned the meeting at 7:20 p.m.
Respectfully Submitted,
Phillip Baugher
Administrative Assistant, Administrative Services