

GENEVA COMMITTEE OF THE WHOLE MEETING MINUTES

Monday, September 18, 2023

City Hall Council Chambers
109 James St., Geneva, IL 60134

Elected Officials Present: Mayor Burns, Ald. Bowring, Ald. Bruno, Ald. Kilburg, Ald. Kosirog, Ald. Maladra, Ald. Marks, Ald. Mayer, Ald. Paschke, Ald. Swanson, Clerk Kellick.

Elected Officials Attending by Teleconference: Ald. Hruby.

Elected Officials Absent: None.

Others Present: City Admin. Dawkins, Asst. City Admin. Ben McCready, City Attny. Fintzen, Supt. Holton, Dir. Babica, Dir. Tymoszenko.

Others attending by video or teleconference: None.

Call to Order

Council member Anaïs Bowring, serving as chair, called the meeting to order at 7:34 PM noting all council members were present save for Ald. Hruby who attended via teleconference.

Approve Committee of the Whole Minutes from September 5, 2023.

Moved by Ald. Bruno, seconded by Ald. Paschke.

MOTION CARRIED by voice vote 10-0.

Items of Business

Consider Draft Resolution Authorizing the Purchase of Underground Electric Cable and Material Through Sourcewell Contract from WESCO/Anixter at an Estimated Cost of \$1,550,658.23.

Moved by Ald. Marks, seconded by Ald. Mayer.

Roll call:

AYES: 10 (Bowring, Bruno, Hruby, Kilburg, Kosirog, Maladra, Marks, Mayer, Paschke, Swanson)

ABSENT: 0

NAYS: 0

MOTION CARRIED

Consider Draft Ordinance Restating Title 9 (Municipal Utilities), Chapter 2 (Municipal Electrical Service), Article B (Service, Rates, and Charges), Section 13 (Net Metering Policy) of the Geneva City Code.

Moved by Ald. Kosirog, seconded by Ald. Bruno.

Ald. Paschke noted that she is a solar customer. On a question from Ald. Paschke, Supt. Holton noted he does not know how many of the existing 37 solar customers in the City are not paying a fixed cost over the year but would look into that. On another question from Ald. Paschke, Supt. Holton stated that 200kW installed capacity is roughly 1% of energy consumption. This is appx. 250 residential installations. Dir. Babica noted that the direction of the City Council was to credit all interconnected customers at the full retail rate. When done, fixed costs are covered at the first 100kWh. Dir. Babica noted that if you use more energy than the solar panels put out you pay more, and the opposite is also true. He stated that an overall policy is necessary rather than a policy that affects just one or two individuals on the program.

On a question from Ald. Kilburg, Attny. Fintzen stated that as alderpersons are citizens of Geneva, every time they vote, there is a potential built-in conflict of interest. If one cannot divorce one's own interest from that of the City, at that point one should recuse oneself. Attny. Fintzen noted that he would consult with his colleague and research the issue for further clarification. On another question from Ald. Kilburg, Attny. Fintzen stated that the matter could be continued to a date certain as he was not prepared to issue a statement on the matter at the time.

On a question from Ald. Mayer, Supt. Holton stated that at the August 7 City Council meeting, there were two questions. The first question involved whether to move to the avoided cost, and the second regarded how the City handles its current interconnected PV users. He noted that currently, monitoring is hand-calculated. The hope was to move to an automated process which credited received power at the retail rate. He explained that the City Council wants to continue to incentivize rooftop PV but at some point for the utility, we do need to transfer to the avoided cost model. He noted that if 2,000 PV is not the will of the City Council, he could go back to look at other limits. On another question from Ald. Mayer, Supt. Holton noted that the City has room for up to 250 total users.

Ald. Bowring commented that she would also like to see more data regarding fixed costs. She noted that there are fixed costs taken on by solar customers. She noted that regarding a potential conflict of interest, she would like to be a solar customer in the future. Since all alderpersons are already electric and water customers, she would welcome more legal insight into the matter.

On a question from Ald. Bowring, Supt. Holton noted that on every interconnected customer's house, there is a net meter. One element measures the delivered power and the other element measures the power received from the customer. Any load first will be served by the solar panels. The City will credit interconnected customers for any power that comes to the City via the received meter element at the same rate that the customer will pay the City for the delivery. He noted that the City will do away with the net and on the bill there will be a delivered amount and a negative received amount. If there were \$100 delivered and \$30 received, the bill would reflect \$70 due.

Ald. Paschke stated that she would like a continuance of the discussion to a date certain in order to get the answers requested. Ald. Paschke moved to continue the discussion to the Oct. 16 Committee of the Whole meeting which was seconded by Ald. Kosirog.

Ald. Maladra noted that the City Council is asking staff to demonstrate why 2,000 has been chosen as the trigger point.

Ald. Kosirog asked for a demonstration or presentation of how the bill would work.

Roll call:

AYES: 0

ABSENT: 0

NAYS: 10 (Bowring, Bruno, Hruby, Kilburg, Kosirog, Maladra, Marks, Mayer, Paschke, Swanson)

MOTION FAILED

On a question from Ald. Swanson, Attny. Fintzen noted that to keep the record clear, he would make an amendment to the main motion that it be approved subject to being heard at the City Council meeting on October 16.

On a question from Ald. Kosirog, Admin. Dawkins noted that at this point the only item on the agenda for the October 16 meeting is the introduction of international students.

Roll call:

AYES: 10 (Bowring, Bruno, Hruby, Kilburg, Kosirog, Maladra, Marks, Mayer, Paschke, Swanson)

ABSENT: 0

NAYS: 0

MOTION CARRIED

Consider Draft Ordinance Proposing the Continuation of Special Service Area No. 1 and Providing for Public Hearing and Other Procedures.

Moved by Ald. Kosirog, seconded by Ald. Marks.

Dir. Tymoszenko stated that she is proposing an ordinance to continue SSA No. 1 which is the funding source for downtown services. The SSA can be broken down into the categories of support services, infrastructure improvements, and land and building improvements. She noted that an SSA is needed in the downtown as the streetscape improvements there are at the end of their life expectancy. This SSA is funded through a property tax levy and bonding authority. It is not self-sustaining and requires an annual transfer from the general fund. The continuation of the SSA will include refuse and recycling collection, wayfinding signage, streetscaping, and lighting improvements.

A maximum levy of 0.7% is proposed and the actual levy amount is determined annually by the City Council. If the maximum rate were levied, it would generate \$375,000. The draft ordinance also contemplates the issuance of bonds in an amount of no more than \$5 million to fund improvements. Alternative funding sources including grants have been pursued but were either not adopted or awarded. The City did receive a CMAP/RTA Tech Assistance Grant to identify additional funding sources. If such sources are identified and pursued, that could impact the levy rate, bond issuance, and expenditures in the SSA. If the ordinance progresses, a public hearing will be set for December 4.

Ald. Bruno stated that one of the regrets is that a downtown business district could not be created. He noted that he's not sure if things would be different now but that the SSA has the greatest likelihood of achieving what is desired.

On a question from Ald. Mayer, Dir. Tymoszenko explained that residences along the edges of the downtown were removed from the SSA map but that there are still residentially zoned properties within the boundary of the SSA. The ordinance was written so that those with residential property tax codes would not be included.

On another question, Admin. Dawkins stated that the SSA's current rate is 0.3%. In 1979 it was 0.6%. The maximums can change every year. She noted that the continuing of the SSA does not preclude finding other funding sources.

On a question from Ald. Kosirog, Admin. Dawkins noted that the money levied at 0.3% totals \$177,000. On another question from Ald. Kosirog, Dir. Tymoszenko explained that when they applied for the Rebuild Illinois grant, they worked to create a basic plan but did not determine what items to change overall because such changes need public involvement. There are no plans for major changes but there does need to be a large-scale approach to improve antiquated items.

On a question from Ald. Bowring, Admin. Dawkins noted that \$129,625 would be transferred from the general fund this year. There are two parts of the SSA levy: the 0.7% is the bond levy, while the debt service levy is separate and not included in the 0.7%. This ordinance would set those maximums. She explained that bonds would have to be paid within 20 years.

On a second question from Ald. Bowring, Dir. Tymoszenko explained that Geneva used to have three business districts: one in the downtown area, one in the Averill business park, and one in the Geneva Commons. All of these expired. The City worked to renew the downtown business district unsuccessfully.

Both Ald. Bruno and Ald. Bowring noted that they are in favor of the ordinance. Ald. Bowring also noted that she would be interested in there being a business district established if there was general interest in doing so among the body.

On a question from Ald. Paschke, Admin. Dawkins noted that public restrooms could be included in the ordinance as language was included that states, "Including but not limited to." Therefore, if there is an amenity or infrastructure that benefits the area and is not generally provided elsewhere in the City, it could be an allowable expense.

Roll call:

AYES: 10 (Bowring, Bruno, Hruby, Kilburg, Kosirog, Maladra, Marks, Mayer, Paschke, Swanson)

ABSENT: 0

NAYS: 0

MOTION CARRIED

Public Comment

None.

New Business

Admin. Dawkins stated that she was late to the meeting because she attended the Park District board meeting regarding the extension to TIF 2. She noted that there was a unanimous declaration of support for this. She thanked those on the Council who submitted letters and noted that there was a comment that the Park District hoped that taxing bodies would also provide their letters of support. She stated that the Park District was appreciative of its relationship with the City.

Ald. Kilburg stated that he attended the meeting in St. Charles regarding the removal of dams along the Fox River. He noted that there were over 500 people in attendance. The demolition of the dam as it relates to Geneva will cost \$1.45 million. Future meetings will also be held and information can be found at the Kane County website.

Adjournment

On a motion by Ald. Marks, the meeting was adjourned by unanimous voice vote at 8:48 PM.

- Submitted by Clerk Kellick