

**INDUSTRIAL DEVELOPMENT COMMISSION**  
**MEETING MINUTES**  
**Thursday, October 15, 2009**  
**City Hall Council Chambers**

Attendees: Aldermen Glen Kuhlemier and Daehle Reitzel, Karen Reynolds, Jeff Bright, Mark Searing, Mayor David Blanton, Richard Downey and Sylvia Frey

Absent: Chairman Dick Linville, Sandy Henrekin (RFCDC) and Doug Wiersema

Roll Call was taken – Quorum was met. Official business could be conducted.

Due to the absence of Chairman Linville, Mayor Blanton asked the members to appoint Jeff Bright as Acting Chairman. Members agreed.

First Order of Business – Approval of prior months minutes (09/17/09): Acting Chairman Jeff Bright asked the members for their approval of minutes for 09/17/09. A motion was made by Alderman Kuhlemier, seconded by Karen Reynolds, to approve these minutes. Motion carried – 5 (yes)

Next Order of Business – Real Estate Contract: Each member was given a copy of the cash sale contract between the city and Jerry Sharp for their final approval. Each member was also given a copy of correspondence sent to City Attorney by Mr. Sharp regarding fencing clarification. Mr. Sharp questioned the issue of fencing around the new lot, whereas, if the lot were to be vacant and well maintained, does he have to purchase a fence? Members discussed this issue in relationship to covenants and reviewed contract explaining fencing requirements to be met by June 2010. A motion was made by Richard Downey, seconded by Alderman Reitzel to require fencing as per real estate contract and refer to covenants in Sec. 12 (Screening) paragraph 3, for compliance. Motion carried - 5 (yes). Members asked Mark Searing to speak to Mr. Sharp regarding this decision. The members asked IDC Acting Chairman to send a letter to Mr. Sharp explaining their decision.

Next Order of Entrance – E. 17<sup>th</sup> Street – NW IL Construction: Mark Searing has been approached by NW IL regarding a curb cut on E. 17<sup>th</sup> Street at the north side of property adjacent to McNeil Road to allow their trucks viable access to their property.

Discussion was held and members felt that continuing deterioration of E. 17<sup>th</sup> Street would result if their trucks were allowed to enter and exit on this side of their property. A motion was made by Richard Downey, seconded by Jeff Bright to decline their request for a curb cut at this time. Motion carried – 5 (yes). The members asked IDC Acting Chairman to send a letter to Northwest IL on this decision.

Discussion was held regarding the possibility of the city purchasing Northwest IL's property on McNeil Road in the event their business would be moving to the west side of Rock Falls. A motion was made by Richard Downey, seconded by Jeff Bright to send a letter to Northwest IL asking their consideration on this matter. Acting Chairman Jeff Bright will send a letter to them on same.

Mark Searing mentioned that the State Attorney will no longer prosecute city violations in the court system. Rock Falls has been meeting with Sterling and Dixon on hiring a hearing officer which would oversee prosecution of city violations. Visits have been made to other communities utilizing hearing officers. Further information will be forthcoming in the months ahead.

A motion was made by Jeff Bright, seconded by Glen Kuhlemier, to adjourn this meeting. Meeting adjourned at 5:01pm. Next meeting is Thursday, November 19, 2009 at 4:00pm at city hall complex.

Respectfully submitted,

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Jeff Bright, Acting Chairman