



**CITY OF MONMOUTH
COUNCIL MEETING MINUTES**



Date: Monday, April 15, 2019

Time: 6:00 p.m.

Location: 100 East Broadway
Monmouth, Illinois

I. CALL TO ORDER & PLEDGE OF ALLEGIANCE

Mayor Rod Davies called the meeting to order in the Council Chambers at City Hall, 100 East Broadway at 6:00 p.m. and led the audience in the Pledge of Allegiance to the Flag.

II. ROLL CALL

City Clerk Susan S. Trevor called the roll and those answering **Present were:** Aldermen Justin Thomas, Dave Rutledge, Alderwoman Susan Twomey, Aldermen Brian Daw, Bob Wells, Juan Pinedo and Dan Heatherly **Also Present:** Mayor Rod Davies, City Administrator Lew Steinbrecher, City Clerk Susan S. Trevor, City Attorney Marcum Spears, MFD Chief Casey Rexroat, MPD Chief Joe Switzer, IT Director Ken Helms and Building and Zoning Director Joe Clark as well as Jeff Holt of Gatehouse Media.

III. APPROVAL OF MINUTES

A. Approval of the April 1, 2019 Council Meeting Minutes

It was moved by Alderman Wells and seconded by Alderman Daw to approve the April 1, 2019 Council Meeting Minutes as presented. AYE: Alderman Rutledge, Alderwoman Twomey, Aldermen Daw, Wells, Pinedo and Heatherly **NAY:** none **PASS:** Alderman Thomas **MOTION CARRIED.**

IV. PRESENTATION TO THE COUNCIL

A. Presentations or Citizen Inquiries (all inquiries are limited to 3 minutes per City Ordinance)

Hewy Stegall addressed the Council regarding the consideration of 353 Court LLC contract to revitalize the downtown area. He referenced several other entities that he felt could deliver the same services to the City for less money. The Mayor thanked Mr. Stegall for presenting this information to the Council.

B. Proclamation – Warren County History Museum Magic Festive Week

Mayor Davies read and presented to Kellen Henrichsen, Executive Director of the Warren County History Museum, a proclamation declaring the week of April 22nd through April 27th as The Great Nicola Magic Week in the City of Monmouth.

C. Consent Agenda

1. Approval of Bills

It was moved by Alderman Heatherly and seconded by Alderwoman Twomey to approve the payment of the bills as presented. AYE: Alderman Rutledge, Alderwoman Twomey, Aldermen Daw, Wells, Pinedo, Heatherly and Thomas **NAY:** none **MOTION CARRIED.**

V. COMMITTEE OF THE WHOLE

A. MFD March Report – Chief Rexroat

- 🔥 113 Calls were responded to in March, which is slightly higher than usual.
- 🔥 A number of different types of training were conducted.
- 🔥 The department participated in Active Shooter training with the MPD at M-R High School.
- 🔥 The department took part in a fundraiser event sponsored by Family Video by providing a truck for the children to look at.
- 🔥 A group of Girl Scouts toured the North Station.
- 🔥 Staff also participated in the Boy Scout Merit Badge program with about 15-20 scouts.
- 🔥 Fire Protection Renewal notices have been sent out.
- 🔥 Hydrant flushing will begin on April 22nd.

B. MPD March Report – Chief Switzer

- There were 1,497 calls for service in March including 46 arrests.
- The department participated in Active Shooter training at United and M-R High Schools.
- MPD hosted a mental health training session.
- The department gave 4 internet safety talks to Central Intermediate students.
- The Police and Fire Commission is in the process of establishing a police officer candidate's list.
- The department has initiated an information awareness campaign about “Scott’s Law”, which requires vehicles to reduce speed, proceed with caution and change lanes to provide emergency services additional space when they are stopped on the shoulder of the road.
- As Chief, I gave a talk to Monmouth College students on alcohol abuse.
- Investigator Kramer became certified as an instructor in the use of ballistic shield and will be giving advanced training with the officers in the department.

C. Approval of 353 Court LLC Agreement – Administrator Steinbrecher

Administrator Steinbrecher reminded the Council that six weeks ago 353 Court LLC made a presentation to the Council. As stated at the March 4th meeting 353 Court LLC is a consulting firm that specializes in revitalizing downtowns and assisting with community and economic development.

As part of their services they will do the following:

- ✚ Contact existing businesses to help encourage business expansion and retention.
- ✚ 353 Court will compile a “market ready inventory” which would be used to identify areas where a strategic investment may be able to encourage new business development.
- ✚ The company will introduce an entrepreneurial aspect to their services which will be used to encourage new business start-ups in the community.
- ✚ A comprehensive market analysis, that will be combined with investors and community input to create a work plan for the City in continued efforts of economic development.
- ✚ 353 Court LLC’s strategy is one of long-term sustainable investment in the community as a positive asset in assisting business owners with technical knowledge and finding possible funding sources.

Mayor Davies added that 353 Court has a very “hands-on approach” and have been very successful in Pekin and Havana. The company is also currently working with Aledo. The consultant group is requesting funding in the amount of \$112,500 for their services. Funding will be secured through restricted T.I.F. funds that may only be used in a T.I.F. area. **It was moved by Alderman Wells and seconded by Alderman Rutledge to approve entering into a contract with 353 Court LLC for their comprehensive services in revitalizing our downtown and assisting with economic development in that area. AYE:** Aldermen Daw, Wells, Pinedo, Heatherly, Thomas and Rutledge **NAY:** none **PASS:** Alderwoman Twomey **MOTION CARRIED.**

D. Northwest Restoration Company Proposal – 200 South Main Street

Building and Zoning Director, Joe Clark presented pictures to the Council to show the masonry problems with the City owned building at 200 S. Main Street. Northwest Restoration has submitted a proposal of \$6,700.00 for removal of damaged concrete at base of West wall and tuck-pointing any open or unsound mortar joints. **It was moved by Alderman Heatherly and seconded by Alderwoman Twomey to approve the proposal by Northwest Restoration to make the masonry repairs on the 200 S. Main Street building. AYE:** Aldermen Daw, Wells, Pinedo, Heatherly, Thomas, Rutledge and Alderwoman Twomey **NAY:** none **MOTION CARRIED.**

E. Amendment to W & C Engineering Services Agreement for North WWTP

F. Engineering Service Agreement – Loves Project

G. Engineering Services Agreement-Work Order-CDBG Water Main Replacement

Jennifer Anders, Engineer for Woodard and Curran, explained the above-stated engineering service agreements as follows:

(E) The amendment to the agreement for the North WWTP where all the Smithfield waste is processed is a change order. Due to the fact that Smithfield has plans for increased production, which was not allowed for in the original design, it was necessary to make changes to that design. Mayor Davies pointed out that the upgrades for the North WWTP are being funded by Smithfield.

(F) Woodard and Curran has been selected to perform the engineering design of the City utility extensions for water and sewer for the Love’s Truck Stop at the intersection of West 11th Avenue and Route 67. W & C’s services will amount to \$151,000, which will be reimbursed by Loves through an existing agreement.

(G) The Engineering Service Agreement for the CDBG Water Main Replacement is needed as the City is seeking another grant in addition to their successful award of this year’s CDBG grant, which will be used to replace water mains and their appurtenances. The deadline for the grant is August 30th and the project has to be “shovel ready”, which requires that pre-engineering be completed before the application is even considered.

It was moved by Alderman Daw and seconded by Alderman Wells to approve collectively the above-stated Engineering Service agreements. AYE: Alderman Wells, Pinedo, Heatherly, Thomas, Rutledge, Alderwoman Twomey and Alderman Daw **NAY:** none **MOTION CARRIED.**

VI. ORDINANCES

A. 1ST Reading

1. 19-005 – Request Change of Zoning from Public Service to R-2

A request was made to change the zoning of the old Episcopal Church, 125 N. 2nd Street, from Public Service to R-2 in order to allow for the private storage of antique memorabilia. Since the viewing of the antiques would be for private citizens and not for the public, it necessitates a change in the zoning. It will also put the property back on the tax rolls. The Plan Commission unanimously approved the request to change the zoning from Public Service to R-2. **It was moved by Alderman Heatherly and seconded by Alderman Daw to accept the recommendation of the Plan Commission and approve the change of Zoning from Public Service to R-2 for the property located at 125 N. 2nd Street. AYE:** Aldermen Pinedo, Heatherly, Thomas, Rutledge, Alderwoman Twomey, Aldermen Daw and Wells **NAY:** none **MOTION CARRIED.**

2. 19-007 – Ceding of Private Activity Bonding Authority

Mayor Davies explained that every year a volume cap is placed statewide on the amount of private activity bonds which may be issued. If not being used by a tax-exempt entity, it can be ceded to another municipality or development agency for low-income housing and industrial development projects. If not done prior to May 15th, the cap reverts to the Governor's Office for re-allocation to projects around the State.

Administrator Steinbrecher added that if there is a project that the City needs it for, the City would request from the Agency it ceded it to that the bonding authority be given back to the City to be utilized for its project. The staff is recommending our bonding authority be ceded to Western Illinois Economic Development Authority this year.

It was moved by Alderman Heatherly and seconded by Alderman Rutledge to approve ceding the City's private activity bonding authority to WIRC. AYE: Aldermen Heatherly, Thomas, Rutledge, Alderwoman Twomey, Aldermen Daw, Wells and Pinedo. **NAY:** none **MOTION CARRIED.**

3. 19-008 – Annexing Certain Territory to the City of Monmouth

Parkins LLC recently purchased a plot of ground directly West of Cloverleaf Drive on U.S. Highway 67. The company intends to develop the land into a trucking facility. Parkins is requesting an annexation of the property into City limits for utility and tax incentives through being part of the Enterprise Zone. **It was moved by Alderman Wells and seconded by Alderman Pinedo to approve annexing the property located on U.S. Highway 67 directly West of Cloverleaf Drive and purchased by Parkins LLC into the City of Monmouth. AYE:** Aldermen Thomas, Rutledge, Alderwoman Twomey, Aldermen Daw, Wells, Pinedo and Heatherly. **NAY:** none **MOTION CARRIED.**

4. 19-009 – Adopting Budget for Fiscal Year 2019-2020

It was moved by Alderman Heatherly and seconded by Alderwoman Twomey to approve a balanced Budget for the Fiscal Year 2019-2020 as presented. AYE: Aldermen Thomas, Rutledge, Alderwoman Twomey, Aldermen Daw, Wells, Pinedo and Heatherly **NAY:** none **MOTION CARRIED.**

VI. EXECUTIVE SESSION

A. Per Illinois Statute 5ILCS 120/2 to consider sale of City owned Real Estate with possible action upon return to Regular session.

1. It was moved to go into Executive Session at 6:35 p.m. by Alderman Heatherly and seconded by Alderman Daw. AYE: Aldermen Wells, Pinedo, Heatherly, Thomas, Rutledge, Alderwoman Twomey and Alderman Daw **NAY:** none **MOTION CARRIED.**

2. It was moved to return to Regular Session at 6:40 p.m. by Alderman Heatherly and seconded by Alderman Daw. AYE: Aldermen Pinedo, Heatherly, Thomas, Rutledge, Alderwoman Twomey, Aldermen Daw and Wells **NAY:** none **MOTION CARRIED.**

VII. OTHER BUSINESS

It was moved by Alderman Heatherly and seconded by Alderman Wells to approve the sale of City owned property at 1125 N. Main Street to Heartland Investment LLC for \$60,000. AYE: Aldermen Daw, Wells, Pinedo, Heatherly, Thomas, Rutledge and Alderwoman Twomey

VIII. ADJOURNMENT

It was moved by Alderman Heatherly and seconded by Alderman Rutledge to adjourn the April 15, 2019 meeting at 6:42 p.m. MOTION CARRIED by unanimous voice vote.

Mayor Rod Davies

City Clerk Susan S. Trevor