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**City of Mt. Vernon, Illinois  
Regular City Council Meeting  
Tuesday, January 3, 2017  
7:00 p.m.**

**MINUTES**

The Mt. Vernon City Council held a Regular City Council Meeting on Tuesday, January 3, 2017 at 7:00 p.m. at the Rolland W. Lewis Community Building, Veterans Park, 800 South 27<sup>th</sup> Street, Mt. Vernon, IL.

**City Clerk Jerilee Hopkins called the meeting to order. The first order of business was to appoint a Mayor Pro Tem. Council Member Donte Moore made a motion to appoint Council Member Todd Piper to act as Mayor Pro Tem to conduct the City Council Meeting. Seconded by Council Member Jeff May. There being no more nominations, nominations were closed. The roll call vote was as follows: Yeas: May, McEnaney, Moore and Piper. Absent: Chesley. Council Member Todd Piper was appointed Mayor Pro Tem for tonight's meeting.**

The Invocation was given by Rev. Ed Sprinkle of the Jefferson County Ministerial Association.

The Pledge of Allegiance was recited.

**ROLL CALL**

Roll call showed present: Council Members Jeff May, Dennis McEnaney, Donte Moore and Todd Piper. Mayor Mary Jane Chesley was absent.

**PRESENTATION OF JOURNALS**

The Journals for the December 12, 2016 City Council Workshop Meeting and the December 19, 2016 Regular City Council Meeting were presented to Council for any additions, deletions or corrections. **Council Member May made a motion to approve the Journals as presented. Seconded by Council Member Moore. Yeas: May, McEnaney, Moore and Piper. Absent: Chesley.**

**VISITORS/CITIZENS REQUESTS/ADDRESSES FROM THE AUDIENCE**

James Rippy suggested that the Council delay incurring any more debt and/or freeze all non-emergency projects until a new Council is elected.

**APPROVAL OF CONSOLIDATED VOUCHERS FOR ACCOUNTS PAYABLE**

The Consolidated Vouchers for Accounts Payable were presented to Council for approval. City Manager Mary Ellen Bechtel clarified the following items: #4 FW Electric - \$10,050.00 – Provide and install lighting foundations for traffic lights at South 42<sup>nd</sup> Street and Veterans Memorial Drive. This should be the last bill received. The total cost of the project was \$208,449.00. A special check was written to the Illinois Counties Risk Management Trust (ICRMT) in the amount of \$857,523.00 for annual general liability and worker's compensation insurance. Previously, Council approved the bid for one year of commercial and worker's compensation insurance from ICRMT (and not CCMSI). This amount represents only 11 months (January through November, 2017) because ICTMT premium is due on December 1, 2017.

Council Member Moore made a motion to approve the Consolidated Vouchers for Accounts Payable in the amount of \$1,856,716.16. Seconded by Council Member May. Yeas: May, McEnaney, Moore and Piper. Absent: Chesley.

**BIDS & QUOTES**

No bids and quotes were presented

**CITY MANAGER**

Brad Ruble, City Engineer, presented the Capital Projects Report for January, 2017:

**CAPITAL PROJECTS REPORT**

GENERAL SUMMARY OF PROJECT STATUS – January 2017

**TRANSPORTATION**

Project	Cost	Work Phase	% Complete	Est. Compl. Date	Notes
N. 27 <sup>th</sup> / Old Union Rd.	2.0 M	Design(HMG) Construction(Baxmeyer)	100% 50%	Complete 2 <sup>nd</sup> Q 2017	Stage 1 is complete. Project is shut down for the winter. Water relocation to begin shortly.
Perkins Avenue (10 <sup>th</sup> to 12 <sup>th</sup> )	1.2 M	Design(Homer/Shifrin) Construction(Baxmeyer)	100% 70%	Complete 2 <sup>nd</sup> Q 2017	Road is currently open to traffic, but will reopen in the spring for finish work and widening of Rte. 37. Sidewalks will be installed on both sides of Perkins.
Fairfield Road Resurfacing	1.2 M 80% IDOT	Design(Roundtable) Const. (SI Asphalt)	100% 99%	2 <sup>nd</sup> Q 2016 4 <sup>th</sup> Q 2016	Project is complete except for a minor item or two.
Route 15 Overlay Broadway and Main	70 K City 1.7 M IDOT	Design Construction	Unknown 0%	Jan. 2017 Summer 2017	This is an IDOT project. Begins just east of Fairfield Rd. and extends to 15 <sup>th</sup> Street going both east bound and west bound.

**SEWER**

Project	Cost	Work Phase	% Complete	Est. Compl. Date	Notes
Lift Station 14 Force main Replacement	1.2 M	Design(HMG) Construction	95% 0%	As needed Unknown	Awaiting decisions on funding for project to proceed. Revolving loan funds???
Lift Station 14 Station Replacement	2.0 M	Design(N/A) Construction	0% 0%	Pending	Proposal for conceptual design in hand, expect to put it on the next council agenda for approval.
S. 28 <sup>th</sup> and Jones St. Sanitary Sewer	150 K	Design(Roundtable) Construction	0% 0%	Pending	Round Table is awaiting our go ahead to begin design. Possible using revolving loan fund money for project.

**SIDEWALKS / TRAILS**

Project	Cost	Work Phase	% Complete	Est. Compl. Date	Notes
Wilshire Sidewalk (Richview to Old Union)	190 K	Design(Rhutasel) Construction	95% 0%	4 <sup>th</sup> Q 2015 3 <sup>rd</sup> Q 2017	Easement acquisition continues.
*-SRTS Marteeny Rd. and McCauley	360 K 154K IDOT	Design(RoundTable) Const. (Not Selected)	100% 0%	2 <sup>nd</sup> Q 2016 4 <sup>th</sup> Q 2017	January IDOT letting. Project was pushed back due to adding further ditch enclosures.

**WATER**

Project	Cost	Work Phase	% Complete	Est. Compl. Date	Notes
Broadway & Main Water Phase 2	1.0 M	Design(RoundTable) Construction	100% 85%	2 <sup>nd</sup> Q 2016 April 2017	New main is in up to 13 <sup>th</sup> St. Project rolling on. All new main will be in this month barring problems.
S. 44 <sup>th</sup> Street Replacement	200 K	Design (Rhutasel) Construction	95% 95%	June 2016 Dec. 2016	Project is complete except cleanup work.

**INDUSTRIAL PARK INFRASTRUCTURE**

Project	Cost	Work Phase	% Complete	Est. Compl. Date	Notes
Roads	7.3 M all project	Design(HMG) Construction	95% 0%	4 <sup>th</sup> Q 2016 2 <sup>nd</sup> Q 2018	Detailed design work is progressing. North Industrial Drive, South Industrial Drive, Shiloh Drive, and Sparrow Lane.
Water & Sewer	85K Tarp, 1.285M EDP, 3.25M EDA	Design(HMG) Construction	100% 0%	1 <sup>st</sup> Q 2016 3 <sup>rd</sup> Q 2017	Water and Sewer project is out for bid this week. Will be awarding at the first meeting in Feb.

Nathan McKenna, Assistant to the City Manager, presented the program report for January, 2017:

**CITY PROGRAMMATIC REPORT**

GENERAL SUMMARY OF PROJECT STATUS – January 2017

Project	Work Phase	Act. / Est. Cost	% Complete	Est. Compl. Date	Notes
Surplus Property	Review	N/A	N/A	Ongoing	Finalized a Mow to Own Application for two properties and have one application pending. Compiling a list of recently acquired properties for surplus. We have 104 properties available for purchase or Mow to Own participation.
IT Improvements	Planning	18 K			The new mtvemon.com website is live. There is still some content to be added and few adjustments to be made. There are new features that were not on the old site. Under the resident tab there is a link to report a water that will go directly to Public Utilities, a link for information on construction projects, boil water orders. Tourism is finalizing the design of their new website and compiling the content.
City Hall Improvements	Review	1.2 M		Ongoing	Received three quotes for water proofing of basement. Since the asbestos and mold remediation was completed it was determined the water issue is due to a leak in the water main on Main St. or the service line to the building. We will not know the exact cause until J.K. Trotter switches over to the new water main. Water proofing the basement may not be needed. McCoy and Howard Engineers will have the final report on the electrical, plumbing and HVAC in the coming weeks.
Lincoln Park Addition	Planning Construction	1.6M	100%	TBD	Grant has been removed from suspended list (\$400K IDNR grant). Project was previously bid out and awarded to Fager-McGee Construction. This project awaits Council action.
Armory / Market	Design Construction	N/A 2M	100% 0%	TBD	Met with Poettker Construction last week to review the scope of work and the walk through the building. Early stages of the planning are ongoing. Once preliminary plans are complete, a meeting with Poettker, City Staff and additional groups to make adjustments.

**CITY ATTORNEY**

City Attorney Bill Howard presented for Council’s consideration an Ordinance Approving a TIF Redevelopment Agreement with Jo Ann Puntney for property located at 801-803 Main Street. The TIF Board recommended to provide TIF Assistance in the form of a Grant in the amount of \$4,045.00 which will pay for the painting of the exterior of the building.

**Council Member McEnaney made a motion to approve Ordinance No. 2017-1 Approving a TIF Redevelopment Agreement with Jo Ann Puntney for property located at 801-803 Main Street. Seconded by Council Member May. Yeas: May, McEnaney, Moore and Piper. Absent: Chesley.**

City Attorney Howard presented for Council’s consideration an Ordinance Approving a TIF Redevelopment Agreement with Robby and Kristin Tate for property located at 513 S. 10<sup>th</sup> St. The TIF Board recommended to provide TIF Assistance in the form of a Grant in the amount of \$12,160.00 which will pay for painting of the exterior of the building.

**Council Member May made a motion to approve Ordinance No. 2017-2 Approving a TIF Redevelopment Agreement with Robby and Kristin Tate for property located at 513 S. 10<sup>th</sup> St. Seconded by Council Member McEnaney. Yeas: May, McEnaney, Moore and Piper. Absent: Chesley.**

City Attorney Howard presented for Council’s consideration an Ordinance Approving a TIF Redevelopment Agreement with Barry and Kimmy Dent for property located at 715 Main Street. Architect Brian Edmison appeared to describe the work being done on the property at 715 Main Street. Mr. Dent is in the process of renovating the entire building having already completed improvements to the exterior. He offered the TIF Board and the City Council a tour of the building. The TIF Board recommended to provide TIF Assistance in the form of a grant in the amount of \$25,000.00 for interior improvements — eligible expenses not to exceed \$22,000.00 from FY 2016-2017 proceeds and eligible expenses not to exceed \$3,000.00 from FY 2017-2018 proceeds.

**Council Member Moore made a motion to approve Ordinance No. 2017-3 Approving a TIF Redevelopment Agreement with Barry and Kimmy Dent for property located at 715 Main Street. Seconded by Council Member McEnaney. Yeas: May, McEnaney, Moore and Piper. Absent: Chesley.**

City Attorney Howard presented for Council's consideration the First Reading of an Ordinance Declaring Property Surplus. The surplus property is scrap iron and iron pipes from the boiler at the Armory Building that are no longer necessary, useful to, or for the best interest of the City of Mt. Vernon to retain. **FIRST READ ONLY.**

City Attorney Howard presented for Council's consideration the First Reading of an Ordinance Authorizing the Issuance of a Promissory Note related to the Industrial Park Conservation Area TIF District. The City previously entered a TIF Redevelopment Agreement with Weedy Acres Properties, LLC (Phoenix Modular Elevator, Inc.) to reimburse them for certain "redevelopment project costs" incurred by Weedy Acres Properties, LLC in the Industrial Park Conservation Area TIF District. This building project was necessary to secure state and federal grants to build the new Industrial Park. Because the TIF isn't mature enough and without funds now, the City desires to borrow \$461,000.00 from First Mid-Illinois Bank & Trust to reimburse Weedy Acres Properties, LLC. The Note shall mature on January 5, 2024. More development projects in the TIF area will fund the payments on this note.

**Council Member McEnaney made a motion to suspend the rules to vote on this Ordinance. Seconded by Council Member Moore. Yeas: May, McEnaney, Moore and Piper. Absent: Chesley. Council Member McEnaney made a motion to approve Ordinance No. 2017-4 Authorizing the Issuance of the Promissory Note related to the Industrial Park Conservation Area TIF District. Seconded by Council Member Moore. Yeas: May, McEnaney and Moore. Abstain: Piper. Absent: Chesley.**

City Attorney Howard presented for Council's Consideration a Resolution Authorizing the City Manager to Secure a Power Supply Agreement related to the Electric Aggregation Program. Jeff Haarmann of Affordable Gas & Electric appeared. He noted that the City's Power Supply Agreement is subject to expiration in December 2017 and procedures for a new Agreement are being implemented. Rates for the new Agreement are subject to competitive bidding which bids must be accepted or rejected within a very limited time thus requiring prompt acceptance of bids and prompt execution of a Power Supply Agreement. This Resolution authorizes and directs the City Manager to secure and execute a Power Supply Agreement for the City. Haarmann also informed Council of the collaboration of Affordable Gas & Electric with Select Energy Partners forming the Southern Illinois Aggregation Partnership (approximately 100 communities and 60,000 residential households) thereby increasing our negotiating power for the best rates.

**Council Member McEnaney made a motion to approve a Resolution Authorizing the City Manager to Secure a Power Supply Agreement related to the Electric Aggregation Program. Seconded by Council Member May. Yeas: May, McEnaney, Moore and Piper. Absent: Chesley.**

**MAYOR**

No business was presented.

**CITY COUNCIL**

Council Member McEnaney announced that the Mayor will present the State of the City at the Jefferson County Chamber Luncheon to be held on Thursday, January 19, at 11:30 a.m. at the Holiday Inn. The public is also invited.

Bechtel noted that a Council Workshop will be held on Monday, January 9, 2017 at 4:00 p.m. at City Hall. The six-month budget review will be conducted.

Council Member Moore encouraged the public to go to the City's new website, [www.mtvernon.com](http://www.mtvernon.com), and feel free to give us your feedback. Contact Nathan McKenna at 242-6802.

**EXECUTIVE SESSION**

No Executive Session was held.

**ADJOURNMENT**

**Council Member May made a motion to adjourn. Seconded by Council Member McEnaney. Yeas: May, McEnaney, Moore and Piper. Absent: Chesley.**

The meeting was adjourned at 8:00 p.m.

Respectfully submitted,

Jerilee Hopkins  
City Clerk