



CITY OF MONMOUTH COUNCIL MEETING MINUTES



Date: Tuesday, January 19, 2021

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, Tony Cook, Alderwoman Twomey (remotely), Aldermen Brian Daw, Juan Pinedo and Dan Heatherly **Absent:** Alderwoman Mary Kelly **Also Present:** Mayor Rod Davies, City Clerk Susan S. Trevor, City Attorney Marcum Spears and Administrator Lew Steinbrecher, Communications Director Ken Helms, Building and Zoning Director Joe Clark, MFD Chief Casey Rexroat, MPD Chief Joe Switzer and Woodard and Curran Public Works Director Andy Jackson **Members of the Press:** Jane Carlson, Register Mail

A. Presentation of Appreciation Plaque

Mayor Davies presented an appreciation plaque to the widow and daughters of Alderman Bob Wells, for his 16 years of dedicated service to the Monmouth Community.

III. APPROVAL OF MINUTES

A. Approval of January 4, 2021 Public Hearing for Downtown TIF District and the January 4, 2021 Council Meeting Minutes

It was moved by Alderman Cook and seconded by Alderman Pinedo to approve the January 4, 2021 Downtown TIF District Public Hearing and Council Meeting Minutes as presented. AYE: Aldermen Thomas, Cook, Alderwoman Twomey (remotely), Aldermen Daw, Pinedo and Heatherly **NAY:** none **ABSENT:** Alderwoman Kelly **MOTION CARRIED.**

IV. PRESENTATION TO THE COUNCIL

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

There were none to be heard.

B. Consent Agenda

1. Approval of Bills

It was moved by Alderman Heatherly and seconded by Alderwoman Twomey (remotely) to approve the bills as presented. AYE: Alderman Cook, Alderwoman Twomey (remotely), Aldermen Daw, Pinedo, Heatherly and Alderman Thomas **NAY:** none **ABSENT:** Alderwoman Kelly **MOTION CARRIED.**

V. COMMITTEE OF THE WHOLE

A. MFD December Report – Chief Rexroat

- 🔥 There were below normal calls in the month of December.
- 🔥 The department hosted another IFFI to certify firefighters as instructors. Firefighters from Monmouth, Galesburg and out-of-state were in attendance.
- 🔥 An application for a small equipment grant was submitted in December.
- 🔥 In February an application for a Federal Grant to Assist Firefighters will be submitted. This is the grant that would help with acquiring a new firetruck.
- 🔥 Next week an insurance audit for the department will be conducted.

B. MPD December Report – Chief Switzer

- Two dispatchers have finished training and are now full-time, which brings the number of full-time dispatchers up to 6 with one more full-time person needed.
- There are several part-time dispatch positions to be filled once the full-time position has been filled.
- The department has a new radio system from 911 and all dispatchers have been trained on it.
- There are still two officers on extended medical leave.
- A \$2,000 donation was received anonymously from a local business owner and was used to purchase a tablet for the new squad car.

C. Selection of Woodard and Curran for EDA Grant Water Infrastructure Project

Administrator Steinbrecher explained to the Council that in discussions with Smithfield regarding their increased hog processing it was determined that the City does not have a sufficient water supply to handle Smithfield's increased production. The City will need to bore a new well, which will be a 12-million-dollar project and has received two grants for the project so far. However, in order to utilize these grant funds, it will be necessary to go through an RFP (Request for Proposals) process, which the City has done and has received three responses. Of the three responses, the Administration felt that Woodard and Curran should be selected for the following two reasons:

1) Woodard and Curran is very familiar with the City's water system and Smithfield's requirements.

2) Woodard and Curran have very qualified grant writers on staff full-time.

The Administration is recommending selection of Woodard and Curran for the EDA Grant Water Infrastructure Project. **It was moved by Alderman Heatherly and seconded by Alderman Pinedo to approve the selection of Woodard and Curran for the EDA Grant Water Infrastructure Project. AYE:** Alderwoman Twomey (remotely), Aldermen Daw, Pinedo, Heatherly, Thomas and Cook **NAY:** none **ABSENT:** Alderwoman Kelly **MOTION CARRIED.**

D. Requests for Proposals for Purchasing City Owned Property – E. Jackson Ave.

City Administrator Steinbrecher explained to the Council that the City owns an undeveloped parcel of land in the 200 block of East Jackson Avenue. In order to proceed with residential development, the City needs to issue a Request for Proposals from qualified developers to submit sealed bids by February 19, 2021 to the City Administrator. Any proposal will require Council approval. **It was moved by Alderman Cook and seconded by Alderman Pinedo to issue a Request for Proposals for the City owned property in the 200 block of East Jackson Avenue. AYE:** Aldermen Daw, Pinedo, Heatherly, Thomas, Cook and Alderwoman Twomey (remotely). **NAY:** none **ABSENT:** Alderwoman Kelly **MOTION CARRIED.**

E. Approval of Emergency Sewer Repair – 100 Block of South 6th Street

Woodard and Curran Public Works Director Jackson explained that there was an old sewer that was unknown to exist located on South 6th Street between East Broadway and East 1st Avenue. There have been a number of sewer issues in the block and when it was televised it showed several partial collapses. Unfortunately, the sewer is located under 5 or 6 houses. It is not possible to pull a liner through and digging it up would be too disruptive to those houses and too expensive. The best option is to relocate 1,000 feet of the old sewer and re-connect the 5 or 6 residences with the main sewer. The standard procedure in abandoning old sewers is to fill them with flowable fill to prevent any future collapses. Advanced Plumbing submitted a quote of \$248,410.000 for the emergency repair. **It was moved by Alderman Cook and seconded by Alderman Thomas to approve the quote of \$248,410.00 by Advanced Plumbing for the emergency repair of the old sewer in the 100 block of South 6th Street.**

AYE: Aldermen Pinedo, Heatherly, Thomas, Cook, Alderwoman Twomey (remotely) and Alderman Daw **NAY:** none **ABSENT:** Alderwoman Kelly **MOTION CARRIED.**

VI. ORDINANCES

A. 1st Reading

1. Ordinance 21-001, Approving the Redevelopment Plan and Projects for the Monmouth Main Street Tax Increment Financing (TIF) District

Administrator Steinbrecher explained that Ordinance 21-001 basically analyzes and justifies why properties qualify under the TIF Guidelines and what type of economic development can take place within the TIF District.

2. Ordinance 21-002, Designating the Redevelopment Project Area for the Monmouth Main Street TIF District

According to Administrator Steinbrecher, Ordinance 21-002 basically provides the legal description of the new Monmouth Main Street TIF District and includes the map that delineates the project area.

3. Ordinance 21-003, Adopting Tax Increment Allocation Financing for the Monmouth Main Street TIF District

Administrator Steinbrecher further explained that Ordinance 21-003 establishes how the base value (EAV) will be determined. It also provides direction on any incremental increase in new revenue that would be allocated to the TIF District and how it would be spent on any public or private re-development projects identified in the plan.

4. Ordinance 21-004, Providing for and Approving the First Amendment to the Monmouth Downtown/Broadway Corridor TIF District Redevelopment Project Area, Plan and Projects.

Administrator Steinbrecher stated that Ordinance 21-004 basically removes some inconsequential properties within the existing Downtown TIF District as there are some street right-a-ways that are mostly on the East side of the Downtown District that are better being incorporated into the new Main Street Downtown/Broadway TIF District; therefore they need to be deleted from the old TIF District. There are also some very small parcels on West Broadway that no longer contribute to the old TIF District and need to be deleted as well. **It was moved by Alderman Heatherly and seconded by Alderman Daw to approve the four (4) above-stated ordinance collectively as presented.** **AYE:** Aldermen Pinedo, Heatherly, Thomas, Cook, Alderwoman Twomey (remotely) and Alderman Daw **NAY:** none **ABSENT:** Alderwoman Kelly **MOTION CARRIED.**

VII. EXECUTIVE SESSION

A. Per Illinois Statute 5 ILCS 120/2 to consider employee compensation

1. It was moved by Alderman Cook and seconded by Alderman Daw to go into Executive Session to consider employee compensation at 6:26 p.m. AYE: Aldermen Pinedo, Heatherly, Thomas, Cook, Alderwoman Twomey (remotely) and Alderman Daw **NAY:** none **ABSENT:** Alderwoman Kelly **MOTION CARRIED.**

2. It was moved by Alderman Heatherly and seconded by Alderman Daw to return to Regular Session at 6:36 p.m. AYE: Aldermen Pinedo, Heatherly, Thomas, Cook, Alderwoman Twomey (remotely) and Alderman Daw **NAY:** none **ABSENT:** Alderwoman Kelly **MOTION CARRIED.**

VIII. OTHER BUSINESS

There was none to be considered.

IX. ADJOURNMENT

It was moved by Alderman Heatherly and seconded by Alderman Daw to adjourn the January 19, 2021 meeting at 6:37 p.m. MOTION CARRIED by unanimous voice vote with the exception of Alderwoman Kelly, who was absent.

Mayor Rod Davies

City Clerk Susan S. Trevor