

CITY OF TUSCOLA
COUNTY OF DOUGLAS
STATE OF ILLINOIS
August 12, 2013
Tuscola City Hall

The regular meeting of the City Council was called to order with Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt, and Mayor Kleiss in attendance. Mayor Kleiss led the Pledge of Allegiance.

Consent Agenda

Administrator Hoel went over the items on the consent agenda:

- Minutes of the July 22, 2013 meeting
- Payment of bills totaling \$333,968.12
- Pay request of \$34,500, from Owen Tucker for Barker/Prairie drainage improvements
- A change order increase of \$5,700, to Hanfland Painting for the water tower project
- Final pay request from Hanfland Painting in the amount of \$101,400 (includes change order increase)

Hoey moved to approve the items on the consent agenda. Shoemaker seconded. VOTE YEA* Cleland, Henderson Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt. Maxey moved to approve the consent agenda for August 12, 2013. Seip seconded. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.

Mayor - Nothing

City Clerk - Nothing

City Treasurer

Treasurer Long reported TIF delinquencies over 60 days are Bruce and Andrea Robinson; Jeff Winans and Kristin Winans; and PMG Tuscola.

City Attorney - Nothing

City Administrator

Administrator Hoel deferred to TEDI Director Moody. Moody announced The Vault is planning a grand opening celebration for August 31.

Ordinances

Administrator Hoel discussed the ordinance to repeal the 0.50% sales tax increase implemented by the city for the school district. This ordinance will go into effect January 1, 2014, the same date as the new county wide sales tax increase for schools goes into effect. Seip moved to approve ordinance 2013-0-6, an ordinance amending Chapter 110.15 to decrease the home rule municipal retailers' occupation tax and home rule municipal service occupation tax in the City of Tuscola. Hoey seconded. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.

Contracts and Agreements

1. Administrator Hoel reported Chris Hill has requested a two year time extension to the 2011 Indiana Avenue agreement. Hill would like to extend his agreement to December 31, 2015, to complete the installation of curb and gutter in the 100 block of North Indiana. Mayor Kleiss reminded council this agreement came about because the city needed Hill's building downtown to demo and Hill wanted streetlights, curb and gutter at his residence. Truitt moved to approve the two year time extension to Chris Hill for completion of curb and gutter in the 100 block of North Indiana, making the required completion date December 31, 2015. Cleland seconded. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.
2. Hoel discussed the fence replacement project and new scoreboards at the park. When the budget was prepared, the numbers submitted were \$20,000 for fencing and \$10,000 for scoreboards, making a total of \$30,000 for these projects. The actual should have been \$30,000 for fencing only. The bids submitted for the planned fencing at the park are higher than the anticipated \$30,000, Hoel stated. Hoel suggests going over budget and completing the project as planned. Mayor Kleiss agreed, stating we can always cut somewhere else in the budget. Discussion was held on the bids submitted for the fencing and the gauge of fencing to be used. Cleland moved to accept the bid submitted by Main Street Construction in the amount of \$42,570, for vinyl eight gauge fencing with bottom rail installed at the park ball diamonds. Seip seconded. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.

Requests for TIF Assistance

- Hoel announced council has a copy of the final draft of the redevelopment agreement with Mike Lanman, as discussed at the last meeting. Lanman plans to build a travel plaza/convenience store on part of the property at 1000 Southline Road. The City will reimburse an estimated \$1.7 million for the cost of roads, including the traffic signals on Route 36 and Prairie. Truitt moved to approve the redevelopment agreement for 1000 Southline Road with Tuscola Properties LLC, as presented. Henderson seconded. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.

- Katrina Kohlbecker has submitted a TIF request for demolition of a dilapidated property she purchased at 210 E. Sale. Kohlbecker's request was for a grant of \$7,400 to cover the cost of demolition. Seip moved to approve the TIF committee's recommendation of a \$5000 grant to Katrina Kohlbecker. This represents 50% of her total cost to purchase and demolish the property at 210 E. Sale Street. Shoemaker seconded. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.
- TD Properties, corner of South Central and Main, has requested a TIF grant and low interest loan for window replacement, estimated at \$9500, at 101 W. South Central. Henderson moved to approve the TIF committee's recommendation of a 50% grant (\$4750) and 40% loan (\$3800) to TD Properties for window replacement. Truitt seconded. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.
- Richard and Donna Kidwell have requested TIF assistance for repairs to the brick façade on their Winterberry building at 114 -118 W. Sale Street. Estimated cost to repair/replace the façade is \$18,796.36. Shoemaker moved to approve the TIF committee's recommendation of a 50% grant (\$9400) and 40% loan (\$7520) for building repairs to Richard and Donna Kidwell. Hoey seconded. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.

Other

Seip moved to approve the final plat for the Apgar Minor Subdivision, as presented at the previous council meeting. Cleland seconded. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.

Discussion was held on uncollected utility accounts for write-off. Treasurer Long pointed out these accounts are written off every few years, after multiple attempts to collect, so the city does not have an artificially high number of assets on the books. If an account is written off and the customer comes back and applies for service, they will be required to pay the uncollected amount plus the \$200 deposit. Maxey moved to approve the write off of uncollectible utility accounts in the amount of \$5452.01. Slaughter seconded. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.

New Business

Alderman Henderson stated he requested the proposed Ameren high-voltage transmission line be put on the agenda for discussion. Henderson believes the line will adversely affect our farming neighbors to the south. Henderson added it is in the city's best interest to come out against the high-voltage transmission line. Mayor Kleiss reported he registered his concern with the ICC that due process was not followed. Kleiss added he agrees with Senator Rose that this will happen unless the rule that allows for 12.3% return on these types of projects is changed. The transmission lines will have to go somewhere.

Mayor Kleiss reported some residents have let him know they are being contacted by energy groups other than Good Energy. Kleiss is telling the residents they don't really need to make any changes and they should look closely at what the other companies are offering. Administrator Hoel stated he is not aware of any rate that is better than the municipal aggregation rate the city did. People can do what they want to; they are responsible for their own accounts. The solicitors are comparing to the non-aggregation rate, Hoel stated.

Maxey asked about the structure that will support the high voltage line. Seip thought it would be similar to the base on our windmill in a 25' square concrete footing. TEDI Director Moody reported it would be similar to the one at Neil and Windsor in Champaign. Maxey asked if the farmer's complaints were that they have to farm around the structure. Mayor Kleiss answered it is, and they are worried about property values. Seip reported one of the biggest complaints he's heard is about the route of the line. At the deadline there were two proposals, both mostly in Coles County. After the deadline, a third proposal came in, Seip stated. This proposal brought the line to Douglas County, across, and back down to Coles. Hoel added people are upset because this third proposal was composed by Moultrie County landowners in response to them being upset about the route going through their ground. People are also upset because the route was not vetted through the public hearing. This happened when everyone thought the route was already set and Douglas County was not paying attention, Hoel added.

Mayor Kleiss thanked council for their support. There are a lot of good things happening in Tuscola and we should all be proud.

The motion to adjourn was made by Henderson and seconded by Shoemaker. VOTE YEA* Cleland, Henderson, Hoey, Maxey, Seip, Shoemaker, Slaughter, Truitt.

 _____ Mayor  _____ City Clerk