

CITY OF TUSCOLA
COUNTY OF DOUGLAS
STATE OF ILLINOIS
Tuscola City Hall
July 13, 2015

Clerk Leamon opened the public hearing on the proposed FY 16 appropriation ordinance at 7:17 pm. The purpose of the hearing was to give the public a chance to comment on or ask questions regarding the FY 16 appropriations. There were no questions raised from the audience and the hearing was closed at 7:19 pm.

In the absence of Mayor Kleiss, Truitt moved and Hoey seconded Alderman Henderson act as Mayor Pro-Tem for the July 13, 2015, council meeting. VOTE YEA* Cleland, Day, Hoey, Maxey, Shoemaker, Slaughter, Truitt. Alderman Henderson abstained. Motion carried.

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

Consent Agenda

Henderson went over the items on the consent agenda:

- Minutes of the June 22, 2015 meeting
- Payment of bills totaling \$244,185.34
- Fundraising request to benefit the Cystic Fibrosis Foundation on July 25, 2015
- Request from the Cub Scouts to hold their day camp at Ervin Park June 20-25, 2016
- Kiwanis Club request to hold a shredding event at Ervin Park on August 22, 2015

Cleland moved to approve the items on the consent agenda. Shoemaker seconded. VOTE YEA* Cleland, Day, Henderson, Hoey, Maxey, Shoemaker, Slaughter, Truitt. Day moved to approve the consent agenda for July 13, 2015. Maxey seconded. VOTE YEA* Cleland, Day, Henderson, Hoey, Maxey, Shoemaker, Slaughter, Truitt.

Requested Time on the Agenda

Kirby and Cindy Pringle were present to speak to council about the city's mosquito spraying policy. The Pringle's are monarch conservationists and believe the mosquito spraying is a major contributor to the declining monarch population. They would prefer the city not spray and advise citizens to use *Off* with deet before going outside.

Mayor

Mayor Pro-Tem Henderson thanked volunteers and staff for a successful 4th of July celebration. This event could not be accomplished without the help of these volunteers.

City Clerk – Nothing

City Treasurer

Treasurer Long reported Eddie Boutilier is the only TIF delinquency.

City Attorney – Nothing

City Administrator - Nothing

Ordinances

Henderson presented the FY 16 appropriation ordinance for council action. Maxey moved to approve ordinance 2015-O-7, an ordinance making the appropriations for corporate purposes for the fiscal year beginning May 1, 2015, and ending April 30, 2016. Truitt seconded. VOTE YEA* Cleland, Day, Henderson, Hoey, Maxey, Shoemaker, Slaughter, Truitt.

Contracts and Agreements

Administrator Hoel discussed the agreement with Earl Walker Company for the city's annual seal coat, stating this is \$20,000 less than the engineer's estimate. Walker was the only bidder, Hoel added, and they have done our seal coat the last five or six years. Cleland moved to accept the proposal and award Earl Walker Company, Inc., the contract for the 2015 seal coat at a cost of \$58,427.34. Hoey seconded. VOTE YEA* Cleland, Day, Henderson, Hoey, Maxey, Shoemaker, Slaughter, Truitt.

Requests for TIF Assistance

Hoel reported the TIF committee has visited the Jeremy Tengwall *At Home Tuscola* TIF project and recommends a two month time extension for completion. The committee is satisfied the project is making sufficient progress, Hoel stated. The two month extension would make Tengwall's completion deadline the end of August 2015. Shoemaker moved to approve the two month time extension for At Home Tuscola, making the completion deadline August 31, 2015. Day seconded. VOTE YEA* Cleland, Day, Henderson, Hoey, Maxey, Shoemaker, Slaughter, Truitt.

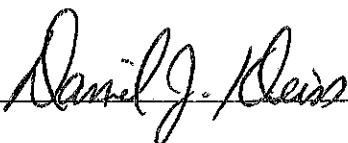
Other

1. Mayor Pro-Tem Henderson announced Anna Marx has requested a residency exception. Anna will be marrying in a few weeks and she and her fiancé have decided to live in Charleston. This will be the best location for them to commute to their jobs. Maxey moved to approve the residency exemption request for Anna Marx. Truitt seconded. Hoey asked if the city's job application states the employee has to be a resident. Hoel answered it does not. The city policy states we will give preference to residents in the case of two equally qualified candidates, adding we frequently hire non-residents. Hoel went on to say our policy also states if an employee wants to move outside the city limits, whether they already live outside or not, a waiver from the city council is required. Roll was taken on the motion to approve the resident exemption for Anna Marx. VOTE YEA* Cleland, Day, Henderson, Hoey, Maxey, Shoemaker, Slaughter, Truitt.
2. Administrator Hoel discussed the redevelopment agreement with Owen Tucker for the Doris Subdivision. A redevelopment agreement was approved by council over a year ago, Hoel stated, but was never implemented because the Illinois State Water Survey did not approve the floodplain map. The floodplain map was redesigned to bring the subdivision lots in question out of the floodplain by raising them up. This solution provides an improvement to the surrounding properties by providing better drainage and we have achieved the benefit of the downstream channel improvements, Hoel

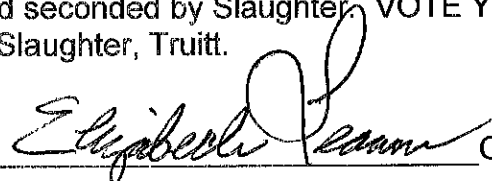
stated. The Planning Commission is recommending the plat approval for the subdivision. Part of the process of a plat is guaranteeing we will provide infrastructure services for the lots, Hoel added, and this is accomplished through the re-development agreement with the developer. One year ago council approved a \$381,000 reimbursement of TIF funds to Owen Tucker for construction of the improvements. This is roughly 75% of the estimated total cost of \$500,000. Hoel stated he and Tucker finalized the new numbers just this morning and the reimbursement is now \$406,000, which is 75% of the total estimated cost of \$540,000. The city engineers have done the design on the project and estimate a \$44,720 fee for the construction engineering portion. Hoel added he will have this agreement at the next meeting. The total subdivision is 19 lots, Hoel stated, with two of the lots belonging to Hank and Denise Groves. The Groves' have been involved in the discussions and are agreeable to being a party to the plat. Hoel ended by saying he would like council approval of the change in the re-development agreement approved last year to increase the reimbursement from \$381,000 to \$406,000. The scope of work changes slightly and engineers drawings will be attached to define the project. Hoey asked if this project will pay back the TIF funds. Hoel answered this is the projection. He and Treasurer Long ran the new numbers and feel confident the project will pay back. The rate of pay back depends on how quickly the houses get built (three houses per year are required) and how these houses are assessed. Truitt moved to approve the change to the re-development agreement with Owen Tucker as presented. This change increases the TIF reimbursement to Tucker from \$381,000 to \$406,000. Day seconded. VOTE YEA* Cleland, Day, Henderson, Hoey, Maxey, Shoemaker, Slaughter, Truitt.

3. Day moved to approve the final plats for the Doris Subdivision, as recommended by the Planning Commission. Cleland seconded. VOTE YEA* Cleland, Day, Henderson, Hoey, Maxey, Shoemaker, Slaughter, Truitt.
4. Maxey opened discussion about semis parking on the road behind Dairy Queen, Taco Bell, and Road Ranger. Maxey asked if we could put no parking signs up in this area. Administrator Hoel answered we cannot; this road is private property. After more discussion about the problems semis are causing and whether no parking signs would even help, Administrator Hoel pointed out the most effective solution is for the police to go out and let the truckers know they are parked illegally. Hoel added he will make an attempt to speak to someone at Road Ranger's corporate office and see what they would be willing to do.

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



Mayor



City Clerk