



**REGULAR COUNCIL MEETING MINUTES OF THE
CITY OF NEOGA
HELD IN THE CITY COUNCIL CHAMBERS, MUNICIPAL BUILDING
533 CHESTNUT AVENUE, NEOGA, IL
AUGUST 24, 2020**

CALL TO ORDER

The meeting was called to order at 7:00 p.m. by Mayor Hartke. The Pledge of Allegiance was recited. Those present were: Commissioners Groves, Hakman, Edwards, Helm, and Mayor Hartke. Others present were City Clerk Brenda Evans, City Treasurer Diana Foor, Building Inspector Jeff Morrison, Engineer Lee Beckman, and Neoga News Editor Billie Chambers.

MINUTES

After reviewing the regular session minutes from August 10, 2020, Commissioner Edwards made a motion to approve the minutes as presented. The motion was seconded by Commissioner Hakman. Ayes, Commissioner Edwards, Groves, Hakman, and Mayor Hartke. Nays, none. Commissioner Helm abstained. Motion carried. 4-0.

Commissioner Edwards excused himself from the Council table and went to the general public seating area at 7:15 p.m.

PUBLIC AFFAIRS, MAYOR HARTKE

ORDINANCE #980-08-20 An Ordinance Authorizing Execution of a Contract for Private Development Pursuant to the City of Neoga, Illinois, Redevelopment Plan for Tax Increment Area (Ronald and Elaine Edwards)

Ronnie Edwards presented to the Council pictures of an accessory building located on his property, as well as a list of expenses that he has already spent on the property to try and restore the building. Commissioner Groves said that he just received a current policy and procedures document that the city has been using on TIF applications. H would like to review these before he agrees to authorize any TIF funds. Commissioner Hakman said that he has reviewed these before, and he agreed that the Council needs to make sure that these have been adopted. After a brief discussion, it was decided that the Council would meet in the coming weeks to discuss these policy and procedures.

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Commissioner Edwards came back to the Council table at 7:28 p.m.

ORDINANCE #982-08-20 An Ordinance Authorizing Execution of Lease Agreement
(Eastern Illinois Area of Special Education)

Mayor Hartke explained to the Council that the ordinance was for the Eastern Illinois Area of Special Education (EIASE) at the Community Center. Mayor Hartke said the dollar amount was based off of the allotted lease dollars that the state would allow EIASE to spend. After very little discussion, Commissioner Groves made a motion to approve the ordinance as presented. The motion was seconded by Commissioner Edwards. Ayes, Commissioner Groves, Hakman, Helm, Edwards, and Mayor Hartke. Nays, none. Motion carried. 5-0.

RESOLUTION #09-08-20 A Resolution of Support for Applying to the State of
Illinois for a Community Development Block Grant.

After reviewing the resolution, Commissioner Hakman made a motion to accept the resolution as presented. The motion was seconded by Commissioner Groves. Ayes, Commissioner Hakman, Helm, Edwards, Groves, and Mayor Hartke. Nays, none. Motion carried. 5-0.

FINANCE, COMMISSIONER GROVES

MONTHLY BILLS

After reviewing the bill list, Commissioner Groves made a motion to pay the monthly bills as presented, in the amount of \$82,063.72. The motion was seconded by Commissioner Hakman. Ayes, Commissioner Groves, Hakman, Helm, Edwards, and Mayor Hartke. Nays, none. Motion carried. 5-0

PUBLIC PROPERTY, COMMISSIONER HAKMAN

LEE BECKMAN, UPDATE ON PROJECTS

SEWER PLANT – The preliminary Engineering Report was sent to the IEPA on May 11, 2017. The IEPA has approved the concept. The schedule is being modified with the NPDES Permit update. The sewer application was funded at \$500,000. They will plan to bid the project in the next 30 days. The IEPA plans and permits have been sent to the IEPA. Rural Development has approved the plans and specifications. Bids letting should be in approximately 30 days, and after all paperwork is completed, construction should begin in February or March.

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BRIGHTON CABINETS – The bid letting was held on March 18, 2020 with the low bidder being DARAD, Inc. The Pre-Construction Conference was held on May 18, 2020, and the contractor has started. The company has completed the highway bore and will be doing the rest of the project in the next couple of weeks. Weather has been an issue, and there is a conflict with a phone line. Pay Estimate #1 for \$18,787.88 has been approved. Change Order #1 for an increase of \$2,865.54 was presented for approval. Beckman said that a change order #2 will be forthcoming to place a tin horn on the north end of the project.

CDAP WATER GRANT – DCEO had a grant writing workshop in February with grants due on September 30th. Beckman handed out a map showing the proposed grant application area. This grant will be applied for this year. The new DCEO guidelines do not require income surveys. They are still working on photos, letters, etc. to document the health and safety issues.

STATE GRANT (\$100,000) – The state has “reactivated” the grant again. Quarterly Reports are now being completed. This money will be used with the RLF project.

ITEP – The City applied for a \$1,014,960 grant with \$253,740 in leverage. The project map and estimate were handed out. Grant applications were submitted on December 1, 2017, and the project received partial (small) funding in the amount of \$26,400 (PE 1). Before future ITEP applications are submitted, all engineering must be completed. Based upon current ITEP information, only PE 1 will be required. The previous two statements have been changed. With additional funds coming from gas taxes, gaming, marijuana, etc., IDOT has stated the applications will be due in November 2020. The joint agreement has been approved and executed by the City and approved by IDOT. IDOT is holding webinars for the ITEP funding. One was held in July, with one in August and September. Beckman stated that they are working on making the shared path a 5 foot path instead of 8 foot.

RLF PROJECT – Beckman explained the bids were opened and reviewed. The bids came in approximately \$150,000 over the budget due to the added changes. Beckman said that \$72,000 could be cut if they didn't replace the sewer line on Locust Avenue from 4th to 5th Street. Another \$20,000 can be saved by replacing 6th Street roadway with concrete instead of asphalt, and lastly another \$30,000 if we ask AmerenCIPS to move their gas line away from our sewer line. Beckman said that these items would bring us within \$40,000 of the budget.

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RLF BID

After reviewing the bids, Commissioner Hakman made a motion to awards the bid to Followell Construction Co. in the amount of \$1,298,777. The motion was seconded by Commissioner Groves. Ayes, Commissioner Hakman, Helm, Edwards, Groves, and Mayor Hartke. Nays, none. Motion carried. 5-0.

STREETS AND ALLEYS, COMMISSIONER EDWARDS

ITEP PAY REQUEST #24005

Commissioner Edwards explained that invoice #24005 was for the ITEP application for a pedestrian/bicycle path. After no discussion, Commissioner Edwards made a motion to pay the request in the amount of \$5,943.84. The motion was seconded by Commissioner Helm. Ayes, Commissioner Edwards, Groves, Hakman, Helm, and Mayor Hartke. Nays, none. Motion carried. 5-0.

KEPP AVENUE PAY REQUEST #14275

Commissioner Edwards told the Council that the invoice for was engineering design and inspection for the Kepp Avenue project. Since no one had any questions, Commissioner Edwards made a motion to pay the invoice in the amount of \$6,223.31. The motion was seconded by Commissioner Helm. Ayes, Commissioner Edwards, Groves, Hakman, Helm, and Mayor Hartke. Nays, none. Motion carried. 5-0.

HEALTH AND SAFETY, COMMISSIONER HELM

Commissioner Helm told the Council that he has inspected the bridge on the south end of Jennings Avenue. Helm said the bridge needed to be replaced soon, and he recommends that the tin horn be long enough to widen the road too. Commissioner Helm also mentioned that the Public Works department has continued to spray for mosquitos, and they are placing larvicide in the areas that hold water.

Commissioner Hakman said that he understands that the other bridges around Jennings Park may be safe, but the bridges are very narrow and should be widened.

PUBLIC COMMENTS

Building Inspector Jeff Morrison said that he will be meeting with the City Attorney later this week regarding the updating of the zoning ordinances.

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EXECUTIVE SESSION

Commissioner Groves made a motion to go into executive session at 7:41 p.m. for Personnel – Section 2 (C)(1) – Employee hiring, firing, compensation, discipline and performance; Sale or Lease of Real Estate – Section 2 (c)(11) – pending, probable or imminent litigation. The motion was seconded by Commissioner Edwards. Ayes, Commissioner Groves, Edwards, Helm, Hakman, and Mayor Hartke. Nays, none. Motion carried. 5-0.

RECONVENED AND ROLL CALL

The meeting was reconvened at 8:00 p.m. on a motion from Commissioner Edwards. The motion was seconded by Commissioner Hakman. Those present for roll call were: Commissioners Edwards, Groves, Helm, Hakman, and Mayor Hartke

ADJOURNMENT

Commissioner Groves made a motion to adjourn the meeting at 8:02 p.m. The motion was seconded by Commissioner Edwards. Ayes, Commissioner Groves, Edwards, Helm, Hakman, and Mayor Hartke. Nays, none. Motion carried. 5-0.

Brenda Evans, City Clerk

Date