

**REGULAR COUNCIL MEETING MINUTES OF THE
CITY OF NEOGA
HELD IN THE CITY COUNCIL CHAMBERS, MUNICIPAL BUILDING
533 CHESTNUT AVENUE, NEOGA, IL
OCTOBER 28, 2019**

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 Helm, Hakman, and Mayor Hartke. Others present were City Clerk Brenda Evans, City Treasurer Diana Foor, Police Chief Andy Schabbing, and Police Officer Trevor Moore. Building Inspector Jeff Morrison arrived at 7:28 p.m.

MINUTES

After reviewing the regular session minutes from October 15, 2019, Commissioner Hakman made a motion to approve the minutes as presented. The motion was seconded by Commissioner Helm. Ayes, Commissioner Hakman, Helm, and Mayor Hartke. Nays, none. Motion carried. 3-0.

PUBLIC AFFAIRS, MAYOR HARTKE

MODERN FAMILY DINNERS LEASE

The Council discussed the expiring lease for Modern Family Dinners. Commissioner Hakman said that the Council knew there would be additional expenses when we leased it out and the gym is not being rented very often. After Mayor Hartke agreed, Commissioner Hakman made a motion to renew the lease with Modern Family Dinners for six (6) months. The motion was seconded by Commissioner Helm. Ayes, Commissioner Hakman, Helm, and Mayor Hartke. Nays, none. Motion carried. 3-0.

ORDINANCE # 948-10-19 An Ordinance Authorizing Execution of a Contract for Private Development Pursuant to the City of Neoga, Illinois Redevelopment Plan for Tax Increment Area (Ski-Four, Inc.)

City Clerk Evans asked that the Council table this ordinance until further notice.

ORDINANCE #949-10-19 An Ordinance Authorizing Execution of a Contract for Private Development Pursuant to the City of Neoga, Illinois Redevelopment Plan for Tax Increment Area (G & M Restoration, LLC)

The Council reviewed the ordinance, and after little discussion Commissioner Hakman made a motion to accept the ordinance as proposed. The motion was seconded by Commissioner Helm. Ayes, Commissioner Hakman, Helm, and Mayor Hartke. Nays, none. Motion carried. 3-0.

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VARIENCE FOR MIKE BURTON

Building Inspector Jeff Morrison told the Council that the Zoning Board held a public hearing regarding a conditional use permit request from Mike Burton. Mr. Burton has requested that the property located at 669 Chestnut Avenue be changed to allow him to operate a towing company. According to Mr. Morrison, the Zoning Board does not recommend granting the conditional use permit due to the lack of options should the vehicles not be returned to the owners. After little discussion, Commissioner Helm made a motion to not grant a conditional use permit to Mr. Burton. The motion was seconded by Commissioner Hakman. Ayes, Commissioners Helm, Hakman, and Mayor Hartke. Nays, none. Motion carried. 3-0.

MILANO & GRUNLOH ENGINEERS UPDATES

Mayor Hartke explained that the contractor for the Neoga water line is running 2 – 3 weeks late, and they are requesting an extension to the contract until April 30th with hopes to have it to Neoga by February. EJ Water has verbally agreed to amend the Operator in Charge fees as well.

Engineer Lee Beckman sent by email an updated report for the Council on the projects in the past month, as follows:

- Sewer Plant: The Preliminary Engineering Report was sent to the IEPA on May 11, 2017. The IEPA still has not approved the concept for the sewer plant. The last correspondence was on August 22, 2017. Once approved, the plan will be to bid the project in 2020 with construction completed by the end of 2020. Beckman gave the Council a current schedule and correspondence. The IEPA did call and is reviewing the project. The low to mod income (LMI) Census for Neoga changed from 42% to 59% this year. This opens the door for the City to apply for \$500,000 in grant money for the sewer plant. DCEO allows one application every year. The sewer application will be done this year, and the water main replacement will be next year. The application was submitted to DCEO on August 29th.
- Safe Routes to School: Beckman said that he met with Greg Palmer and Sherry Phillips on October 18, 2017 to discuss the project. They have met with IDOT, and they recommend stopping the project. New applications are being accepted. Palmer and Phillips recommend an application extending the previous ITEP Grant. The new SRTS application was submitted on November 19, 2018 and was not funded.

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- Brighton Cabinets: The plans to improve the drainage were sent to IDOT in September of 2016. This has movement and will hopefully be done this year. The state is currently doing a Preliminary Soil Inspection (PSI), and the result has not been returned as of today. The entire project should be completed next year.
- CDAP Water Grant: DCEO had a grant writing workshop in March with grants due in August. This grant will be applied for next year (2020) to replace the cast iron watermain on the east side of Rt. #45.
- State Grant (\$100,000): The state is now planning to extend the grant until June 2020, and the quarterly reports are being completed.
- ITEP: The City applied for a \$1,014,960 grant with \$253,740 in leverage. The project map and estimate were given to the Council. Grant applications were submitted on December 1, 2017, and the project received partial (small) funding in the amount of \$26,400 to be used for Preliminary Engineering (PE1). Before future ITEP applications are submitted all engineering must be completed. Based upon current ITEP information, only PE1 will be required. Beckman is working on the Phase 1 Engineering.
- RLF Project: Beckman gave the council a map and estimate for the Revolving Loan Funds (RLF) project. The City sent the money in, and DCEO has sent out the Notice of State Award Finalist (NOSAF) and has secured administration and engineering services. The Environmental has been approved. The NOSAF should be completed soon, and the NOSA will follow. This should be finished in the next 30 days.
- EJ Water: EJ Water Cooperative has acquired property to build the water tower south of Neoga. Beckman said the construction bid opening and preconstruction meeting will be completed in the next few days.

FINANCE, COMMISSIONER GROVES

MONTHLY BILLS

After reviewing the bill list, Commissioner Helm made a motion to pay the monthly bills as presented in the amount of \$206,134.03. The motion was seconded by Commissioner Hakman. Ayes, Commissioner Helm, Hakman, and Mayor Hartke. Nays, none. Motion carried. 3-0.

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PUBLIC PROPERTY, COMMISSIONER HAKMAN

TRANE CONTROL CONTRACT

City Clerk Evans informed the Council that the current Trane contract regarding the control system at the Community Center is due for 2020. Commissioner Hakman said that the contract is important to operate the system correctly and so he made a motion to accept the Trane Control Contract in the amount of \$4419.73. The motion was seconded by Commissioner Helm. Ayes, Commissioner Hakman, Helm and Mayor Hartke. Nays, none. Motion carried. 3-0.

TRANE SCHEDULED SERVICE AGREEMENT

City Clerk Evans said the service contract for the GEO Thermal system at the Community Center is due as well. Commissioner Hakman made the motion to accept the propose contract in the amount of \$14,127.48. The motion was seconded by Commissioner Helm. Ayes, Commissioner Hakman, Helm, and Mayor Hartke. Nays, none. Motion carried. 3-0.

STREETS AND ALLEYS, COMMISSIONER EDWARDS

No report was given.

HEALTH AND SAFETY, COMMISSIONER HELM

Commissioner Helm reported that he has looked at the bridge on the southwest side of Jennings Park, and in his opinion the bridge needs to be replaced. Commissioner Helm said that we should have Superintendent Durbin look at it as well.

PUBLIC COMMENTS

Chief Schabbing told the Council that he has received complaints about people driving over the speed limit in a couple areas of town. Schabbing said that they have been running a survey of vehicles in the areas and the average speed was 34 mph. Schabbing said that they will continue to patrol the areas.

ADJOURNMENT

Commissioner Helm made a motion to adjourn the meeting at 7:55 p.m. The motion was seconded by Commissioner Hakman. Ayes, Commissioner Helm, Hakman, and Mayor Hartke. Nays, none. Motion carried. 3-0.

Brenda Evans, City Clerk

Date