



**REGULAR COUNCIL MEETING MINUTES OF THE
CITY OF NEOGA
HELD IN THE CITY COUNCIL CHAMBERS, MUNICIPAL BUILDING
533 CHESTNUT AVENUE, NEOGA, IL
JULY 27, 2026**

CALL TO ORDER

The meeting was called to order at 7:00 p.m. by Mayor Helm. The Pledge of Allegiance was recited. Those present were Commissioner Williams, Schabbing, Edwards, Letizia, and Mayor Helm. Others present were city Treasurer Diana Foor, Police Chief Andrew Schabbing, Engineer Lee Beckman, Neoga News Editor Billie Chambers, and Ryan Magnoni from US Solar.

MINUTES

After reviewing the regular session minutes from July 13, 2026, Commissioner Edwards made a motion to approve the minutes as presented. The motion was seconded by Commissioner Letizia. Ayes, Commissioner Letizia, Williams, Schabbing, Edwards, and Mayor Helm. Nays, none. Motion carried. 5-0.

After reviewing the corrected regular session minutes from June 22, 2026, Commissioner Williams made a motion to approve the corrected minutes as presented. The motion was seconded by Commissioner Schabbing. Ayes, Commissioner Letizia, Williams, Schabbing, and Mayor Helm. Nays, none. Commissioner Edwards abstained. Motion carried. 4-0.

PUBLIC COMMENTS

Ryan Magnoni, US Solar, explained to the council the proposed solar project located south of Neoga and within the Extraterritorial Jurisdiction. Magnoni said that the project is for the betterment of the community, and it will bring in approximately 8.5 million dollars in economic development. Mr. Magnoni stated that he would also attend the next city council meeting. The council thanked him for the information and for coming to the meeting.

PUBLIC AFFAIRS, MAYOR HELM

REPAIRS TO THE NEOGA VETERANS' MEMORIAL

Mayor Helm explained that the concrete pads at the memorial are starting to sink, and this is causing the tablets to lean. He presented an estimate from Adams Memorial to remove the tablets, repair or replace the concrete, and reinstall the tablets. Treasurer Foor noted that she is also getting an estimate from Pyramid Marble, but the owner wanted to come to the memorial

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and assess the project himself. It was also discussed having a company come in and level the concrete. Foor said that she tried contacting two companies to give us an estimate. One company did not service our area, and the other has not returned multiple messages left on their phone. It was the consensus of the council to table this until we get the estimate from Pyramid Marble. Foor will also contact another company to ask about leveling the concrete.

ORDINANCE #1145-07-2026

An Ordinance Authorizing First Development To Contract For Private Development Pursuant To The City Of Neoga, Illinois, Redevelopment Plan For Tax Increment Area (SAAAM Properties, L.L.C., An Illinois Limited Liability Company)

After a short discussion, Commissioner Schabbing made the motion to accept the ordinance that would extend the construction completion date to February 1, 2027. Commissioner Williams seconded the motion. Ayes, Commissioner Williams, Schabbing, Edwards, Letizia, and Mayor Helm. Nays, none. Motion carried. 5-0.

WEBSITE ACCESSIBILITY STANDARDS UPDATE

Treasurer Foor explained that the Department of Justice is mandating that local government websites must comply with rules that make the sites accessible to people with disabilities. The deadline for compliance is April 26, 2028. Foor received an estimate of \$475 - \$760, depending on how many hours it takes, from Imagine This! Marketing Group. She explained that they currently host the city's website. Commissioner Letizia made the motion to have Imagine This! Marketing Group update the city's website. The motion was seconded by Commissioner Edwards. Ayes, Commissioner Letizia, Williams, Schabbing, Edwards, and Mayor Helm. Nays, none. Motion carried. 5-0.

FINANCE, COMMISSIONER SCHABGING

MONTHLY BILLS

After reviewing the bill list, Commissioner Schabbing made a motion to pay the monthly bills as presented in the amount of \$196,330.61. The motion was seconded by Commissioner Williams. Ayes, Commissioner Schabbing, Edwards, Letizia, Williams, and Mayor Helm. Nays, none. Motion carried. 5-0.

ORDINANCE #1144-07-2026

An Ordinance Setting Forth a Budget of Estimated Receipts and Disbursements and Making Appropriations for City Purposes of the City of Neoga, Cumberland County, Illinois, for the Fiscal Year 2027 Commencing on May 1, 2026 and Ending on April 30, 2027

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After reviewing the ordinance, Commissioner Edwards made a motion to approve the ordinance presented. Commissioner Williams seconded the motion. Ayes, Commissioner Schabbing, Williams, Letizia, Edwards, and Mayor Helm. Nays, none. Motion carried. 5-0.

PUBLIC PROPERTY, COMMISSIONER LETIZIA

UPDATES FROM MILANO & GRUNLOH

Engineer Lee Beckman handed out the project update sheet to the council and explained the following:

- Walnut Avenue & Alley – A final walkthrough was completed with no outstanding issues
- City Hall Parking Lot - This project is almost complete. There is a change order pending for \$2,209.37 to add frost footing and welded wire fabric for the trash dumpster pad.
- Watermain Relocations - The contractor is substantially complete.
- IDOT - this grant was applied for, but the city was not successful
- Rebuild II/RISE Grant – The city applied for the grant, but was not successful

INVOICE #33009 FOR WATERMAIN IMPROVEMENTS EAST OF RT. 45

After reviewing the invoice, Commissioner Letizia made a motion to pay the invoice in the amount of \$2,750.00. Commissioner Edwards seconded the motion. Ayes, Commissioner Letizia, Williams, Schabbing, Edwards, and Mayor Helm. Nays, none. Motion carried. 5-0.

INVOICE #33064 FOR MISCELLANEOUS SERVICES 2025

After reviewing the invoice, Commissioner Edwards asked why multiple jobs were on one invoice. Foor stated that she has asked Milano & Grunloh to put all future projects on a separate invoice. Commissioner Williams made a motion to pay the invoice in the amount of \$6,412.25. Commissioner Schabbing seconded the motion. Ayes, Commissioner Letizia, Williams, Schabbing, Edwards, and Mayor Helm. Nays, none. Motion carried. 5-0.

ELECTRICAL BID FOR WASTEWATER TREATMENT PLANT

After a brief discussion, Commissioner Letizia made a motion to award the electrical work at the wastewater treatment plant to Pals Electric in the amount of \$5,740.00. Commissioner Edwards seconded the motion. Ayes, Commissioner Letizia, Williams, Schabbing, Edwards, and Mayor Helm. Nays, none. Motion carried. 5-0.

CHANGE ORDER #1 FOR CITY HALL PARKING LOT

The council decided to table this change order approval until the question could be answered as to who approved the work to be done. The council feels that questions and decisions should come from the contractor talking to the engineer and not an employee.

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PAY REQUEST #1 - ESKER & WALKER - CONSTRUCTION OF CITY HALL PARKING LOT

With little discussion, Commissioner Letizia made a motion to pay request #1 in the amount of \$64,948.06. Commissioner Williams seconded the motion. Ayes, Commissioner Letizia, Williams, Schabbing, Edwards, and Mayor Helm. Nays, none. Motion carried. 5-0.

STREETS AND ALLEYS, COMMISSIONER EDWARDS

PAY REQUEST #5 - F&C CONCRETE – WALNUT AVENUE & ALLEY CONSTRUCTION

Treasurer Foor explained that this is the final payment for the project. There was no further discussion, so Commissioner Edwards made a motion to pay request #5 in the amount of \$5,000.00. Commissioner Letizia seconded the motion. Ayes, Commissioner Letizia, Williams, Schabbing, Edwards, and Mayor Helm. Nays, none. Motion carried. 5-0.

SIDEWALK REPAIRS ON OAK AVENUE

There were 2 estimates presented for repairs to the concrete for the sidewalk on Oak Avenue leading to the trailer park. After a lengthy discussion on what to do with the culvert and who is responsible for it, the council decided to table the decision until these questions could be answered.

HEALTH AND SAFETY, COMMISSIONER WILLIAMS

Nothing to report

Chief of Police Andrew Schabbing handed out his monthly activity report for the department.

He also reported that:

- He will be back next week and will focus on ordinance violation enforcements
- The speed sign will be back up soon
- He hopes to have the school resource officer agreement for the next meeting. He noted that the school would like to have a full-time officer.

ADJOURNMENT

Commissioner Edwards made a motion to adjourn the meeting at 7:53 p.m. The motion was seconded by Commissioner Williams. Ayes, Commissioner Edwards, Williams, Schabbing, Letizia, and Mayor Helm. Nays, none. Motion carried. 5-0.