



Mary Jo Pemberton
City Clerk
Rebecca Barbour
Deputy City Clerk

City of Mt. Vernon
1100 Main PO Box 1708
cityclerk@mtvernon.com

Creativity Redefined!

618-242-6815
FAX 618-242-6867
www.mtvernon.com

**City of Mt. Vernon, Illinois
Regular City Council Meeting
Tuesday, January 17, 2023
7:00 p.m.**

The Mt. Vernon City Council held a Regular City Council Meeting on Tuesday, January 17, 2023 at 7:00 p.m. in the City Council Chamber at City Hall, 1100 Main Street, Mt. Vernon, Illinois. Facebook Live: <https://www.facebook.com/MtVernonIL>.

Mayor John Lewis opened the meeting.

Elder Don Summers of Christian Fellowship Church of Mt. Vernon led the Invocation.

The Pledge of Allegiance was recited.

ROLL CALL

Roll call showed present: Council Member Ray Botch, Council Member Joe Gliosci, Council Member Donte Moore, Council Member Mike Young, and Mayor John Lewis.

PRESENTATION OF JOURNALS

The Journals for the March 16, 2020, August 2, 2021, December 6, 2021, January 28, 2022, September 12, 2022, and September 19, 2022 Executive Sessions and the January 3, 2023 Regular City Council Meeting were presented for approval.

Council Member Joe Gliosci motioned to approve the Journals as presented. Seconded by Council Member Donte Moore. Yeas: Botch, Gliosci, Moore, Young, and Lewis.

VISITORS/CITIZENS REQUESTS/ADDRESSES FROM THE AUDIENCE

None.

APPROVAL OF CONSOLIDATED VOUCHERS FOR ACCOUNTS PAYABLE

The Consolidated Vouchers for Accounts Payable were presented to Council for approval.

Council Member Donte Moore motioned to approve the Consolidated Vouchers for Accounts Payable in the amount of \$1,570,338.32. Seconded by Council Member Mike Young. Yeas: Botch, Gliosci, Moore, Young, and Lewis.

BIDS AND QUOTES

None.

CITY MANAGER

City Manager Mary Ellen Bechtel introduced Greg Charlton with Krehbiel & Associates, LLC for the presentation of the 2021-2022 Audit.

Charlton thanked the Mayor, Council, Finance Staff and other city employees involved in the audit process. He also stated that Krehbiel & Associates have resigned as auditor for the City, mainly due to staffing. This year, once again, the City received an unqualified Audit Opinion with no findings. This is the best that can be achieved.

The General Corporate Fund balance increased by \$1.4 million dollars. It was budgeted to decrease \$993,000.00, so this is a difference of \$2.4 million to the better. The revenues of that fund were up \$18.8 million dollars, which is an increase of about \$2.2 million over the prior year. Expenditures were up approximately \$852,000.00.

The Public Utilities Funds – Water had a net income this year of \$2.2 million dollars, due to capital contributions for infrastructure grants.

The Sewer Fund had a loss of \$165,000.00. In that loss number is depreciation of \$731,000.00, so if you add that depreciation back in, the Sewer Fund actually cash flowed which is what you want to see it do.

The Sanitation Fund has a net loss of \$60,000.00 (figures rounded). Last year it had a loss of \$32,000.00. In this current fiscal year, the sanitation fees have been raised to address that loss situation that is happening in the fund.

Downtown TIF Fund provided \$492,000.00 worth of improvements to the downtown area it is serving. The Route 15 and I-57 TIF Fund provided \$268,000.00 to its area. The Industrial Park TIF provided \$286,000.00 to its area. This is what these TIF funds are designed to do. They create a revenue base to help build those areas up.

The Health Insurance Fund was created several years ago as a way to cut costs for the City for the health insurance premiums. It is now a self-insured fund. This year it had a decrease in net

assets of \$275,000.00. This fund has built up surplus in the past years and the City has not raised the rate that they charge for the premium. This fund is working as it is supposed to do.

The Police Pension Fund assets were valued April 30, 2022. That was not a good day for the market. The market value of that fund decreased \$1.9 million. The Net Pension Liability (NPL) is \$17 million this year. It bumped up because of the loss in assets.

The Fire Pension Fund has a similar situation. It was valued at April 30, 2022. It had a net decrease of \$1.2 million. Its Net Pension Liability (NPL) is \$13.9 million. Those funds, by no fault of anyone but the market, did not have a very good year.

The IMRF Pension Fund is valued as of 12/31/2021 because that is when the State does it. It had a net increase of \$4.3 million. The IMRF is doing quite well.

The City employed an average of 155 full-time equivalent employees.

Overall, if you look over all the funds at 4/30/2022, the City's revenue was up \$4.4 million. That is every fund totaled. The Expenditures were up \$2,326,000.00. There was a net increase overall to the City of \$2.1 million. Charlton asked if there were any questions.

Council Member Ray Botch asked if sales tax for pensions will manage the increase. City Manager Bechtel stated that depending on the market, this fund should be good for 3 more years.

Council Member Ray Botch asked about the sanitation budget and if the loss was accounted for in this year's budget. City Manager Bechtel explained that the fees for trash were raised to \$21.50 this year to cover the deficit and keep the fund even.

Council Member Ray Botch asked about revenue and expenditures for water and sewer infrastructure. Charlton explained that the detail he is requesting is not part of the financial reports. City Manager Bechtel stated that would have to be generated separately.

There were no other questions regarding the audit.

City Manager Mary Ellen Bechtel presented for Approval of a Subdivision Preliminary and Final Plat for Gill's Outlot. Petitioning Party: Jan Price and Leslie Allen. Kyle Lansdowne with Round Table Design presented the information to the Council. The parties want to subdivide the property and create Gill's Outlot with two lots. Lot 2 will have the house that was originally there, and Lot 1 is farm ground, and they are planning to sell both lots. The property address is 14040 N. Link Lane. Petitioners want to change the zoning to A-G General Agriculture District. The zoning change will be presented at the next Council Meeting. The Planning and Zoning Commission recommends approval of the subdivision by a vote of 3-0.

Council Member Ray Botch motioned to approve the Subdivision Preliminary and Final Plat for Gill's Outlot. Petitioning Party: Jan Price and Leslie Allen. Seconded by Council Joe Gliosci Young. Yeas: Botch, Gliosci, Moore, Young, and Lewis.

CITY ATTORNEY

City Attorney David Leggans presented an Ordinance for Rezoning of Property located at 901 North Street from B-1 to R-2. Petitioning Party: Julie Quinn. City Manager Mary Ellen Bechtel stated that the Petitioner is moving her law firm and wants to change to zoning from B-1 to Residential. This was approved by Planning and Zoning 3-0 and there were no objectors. Petitioner Julie Quinn was present to answer any questions or concerns.

Council Member Ray Botch motioned to approve Ordinance #2023-02, an Ordinance Approving the Rezoning of Property at 901 North Street from B-1 to R-2. Petitioning Party: Julie Quinn. Seconded by Council Member Mike Young. Yeas: Botch, Gliosci, Moore, Young, and Lewis.

City Attorney David Leggans presented an Ordinance Granting Conditional Use of Property Located at 1000, 1002 and 1004 Main Street to Allow for Multi-family Dwelling Units. Petitioning Party: Julie Quinn. City Manager Mary Ellen Bechtel stated that the Petitioner recently purchased the building at the corner of 10th and Main Streets and wants to build a residence on the third floor and eventually, develop apartments on the 4th, 5th and 6th floors. This was approved by Planning and Zoning 3-0. Petitioner Julie Quinn was available to answer any questions or concerns. There will be commercial on the bottom floor. Currently there are offices on the first floor and her law office is on the second floor.

Council Member Donte Moore motioned to approve Ordinance #2023-03, an Ordinance Granting Conditional Use of Property Located at 1000, 1002 and 1004 Main Street to Allow for Multi-family Dwelling Units. Petitioning Party: Julie Quinn. Seconded by Council Member Joe Gliosci. Yeas: Botch, Gliosci, Moore, Young, and Lewis.

City Attorney David Leggans presented for First Reading of an Ordinance to Annex Property at 1009 N. 13th Street. Petitioning Party: KEB Ventures LLC. City Manager Mary Ellen Bechtel explained that this property was subdivided previously. There is only one water service and Petitioner wants to have another water meter installed. By Ordinance, they must annex into the City for this additional water tap. Staff recommends approval of the annexation.

FIRST READING WAS HELD.

City Attorney David Leggans presented for First Reading of an Ordinance to Surplus City-owned Property. City Manager Mary Ellen Bechtel stated that there are 25 properties from the demolition program that are ready to surplus. The properties are as follows:

<u>PROP ID#</u>	<u>ADDRESS</u>	<u>LEGAL DESCRIPTION</u>	<u>PIN#</u>
700	309 Casey	EVANS & CASEY ADD LOT 10	07-32-202-004
662	2415 Casey	CASEY&MANNEN SUB L 1-6 LOT 7 & E10' LOT 6	07-31-101-019
689	211 Castleton	WATSON, S H ADD LTS 8 TO 70 LOT 127	07-32-212-003
687	1018 Conger	CASEY, SAM 6TH ADD BLKS 1-2-3 LOT 13 BLK 2	07-32-158-006
697	1820 Conger	CASEY&MANNEN ORCHARD PK ADD W40' E80' LOT 85	07-31-257-010
640	504 Grand	CASEY, SAM 2ND ADD LOT 11	07-32-106-002
665	509 Grand	CASEY, SAM 2ND ADD E1/2 LOT 29	07-32-105-007
695	626 Herbert	JOHNSON, A C ADD LOT 7 BLK 5	07-32-327-007
634	1303/1305 Jones	WILLIAMS, G D 2ND ADD L1-50 LOTS 51 & 52	07-31-478-005
692	305 N. 4th Street	ALLEN & EVANS ADD LOT 15	07-29-401-018
691	405 N. 6th Street	YOUNGBLOOD, E D ADD LOT 2 BLK 4	07-29-327-007
693	502 N. 6th Street	E1/2 SE NW EX WEBBER SUB DIV EX 315'X 360'N END	07-29-181-008
664	112 N. 7th Street	GREEN'S ADD BLK 8 N65' LOT 12	07-29-336-004
694	116 N. 7th Street	WILLIAMS,G D SUB L1-4-5B8GR AD LOT 4	07-29-336-003
699	2008 Perkins	CITY PARK ADD E50' LOT 119	07-31-187-011
701	1107 S. 12th Street	EVANS & CASEY 2ND ADD LOT 3 BLK 1	07-31-429-010
688	721 S. 17th Street	CASEY&MANNEN ORCHARD PK ADD LOT 14	07-31-258-015
652	704 S. 18th Street	CASEY&MANNEN ORCHARD PK ADD LOT 41	07-31-258-003
657	700 S. 18th Street	CASEY&MANNEN ORCHARD PK ADD W 80' LOT 42	07-31-258-001
690	816 S. 19th Street	CASEY&MANNEN ORCHARD PK ADD LOT 80	07-31-261-005
696	1105 S. 6th Street	JOHNSON, A C ADD BLK 5 50' MID PT LTS 1 & 2 ASSMT LT 329	07-32-327-005
649	1109 Shawnee	JOHNSON, A C 3RD ADD LOT 3 BLK 1	07-32-402-015
678	1124 Welkins	JOHNSON, A C 3RD ADD LOT 12 BLK 1	07-32-402-008
658	1310 Wescott	WILLIAMS, G D 2ND ADD L1-50 LOT 64	07-31-478-006
659	1308 Wescott	WILLIAMS, G D 2ND ADD L1-50 LOT 63	07-31-478-007

Council Member Ray Botch made the motion to suspend the rules and take action on the Ordinance, an Ordinance to Surplus 25 City-owned properties. Seconded by Council Member Mike Young. Yeas: Botch, Gliosci, Moore, Young, and Lewis.

Council Member Donte Moore motioned to approve Ordinance #2023-04, an Ordinance to Surplus 25 City-owned properties. Seconded by Council Member Joe Gliosci. Yeas: Botch, Gliosci, Moore, Young, and Lewis.

City Attorney David Leggans presented a Resolution Granting a Conditional Sign Permit at 3406 Broadway. Petitioning Party: Robinson Outdoor LLC. City Manager Bechtel stated that Assistant City Manager Nathan McKenna has previously sent information regarding this request for an electronic billboard to Council members. This is in front of Rural King with no association to Rural King. The minutes from the Zoning and Planning Commission meeting are included in the Council packet. The vote was 2-1 to NOT recommend the conditional sign use.

City Attorney David Leggans presented a Resolution Granting a Conditional Sign Permit at 4140 Broadway. Petitioning Party: Robinson Outdoor LLC. City Manager Bechtel stated this sign is at Cross-Davidson Real Estate at 42nd Street. Assistant City Manager Nathan McKenna sent this information to Council last week so there would be time to investigate this. The Planning and Zoning Commission voted 3-0 to NOT recommend the conditional sign use.

Wesley Bell with Robinson Outdoor LLC was present to answer questions and concerns regarding both Resolutions for Conditional Sign Permits at 3406 Broadway and 4140 Broadway. He presented additional information regarding the digital billboards and answered questions and concerns posed by the Council. Assistant City Manager Nathan McKenna answered questions regarding the concerns posed by Planning and Zoning Committee. After discussion, the Council did not vote on the Resolutions and suggested that Mr. Bell take the additional information that was brought to Council back to the Planning and Zoning Commission and share that information with them.

Council Member Ray Botch motioned to refer the Conditional Sign Permit requests for 3406 Broadway and 4140 Broadway back to the Planning and Zoning Commission. Seconded by Council Member Joe Gliosci. Yeas: Botch, Gliosci, Moore, Young, and Lewis.

MAYOR

Mayor John Lewis introduced Police Chief Trent Page to present the 2022 Officer of the Year Award.

Chief Trent Page thanked the Council for taking the time to recognize the Mt. Vernon Police Department Officer of the Year for 2022. There were five officers that were nominated this year. Officers are nominated by a shift commander. There were five very deserving people nominated this year. The others were Tyler Norris, Zachary Fitzgerald, Remington Paris and Brylan Morlan. They are all at work right now and Chief Page wanted to acknowledge that they have all done a very good job. One stood above and beyond, and that is Zachary Jines. Two different shift supervisors, Corporal Kelly and Corporal Crawford nominated him.

Chief Page stated that Officer Jines excels in every area. He is a very proactive officer and has matured beyond his years as a police officer and as a person. We are extremely fortunate to

have someone of his ability and demeanor in the City of Mt. Vernon. Chief Page then called Officer Jines forward and presented him with the Officer of the Year Award for 2022.

Mayor Lewis congratulated Officer Jines and stated that one of the best parts of this job is being able to recognize our first responders.

CITY COUNCIL

None.

VISITORS/CITIZENS REQUESTS/ADDRESSES FROM THE AUDIENCE

None.

EXECUTIVE SESSION

At 7:53 p.m., City Manager Mary Ellen Bechtel requested an Executive Session under 5 ILCS 120/2(c)(5)(6) – Purchase and Lease of Real Property.

Council Member Joe Gliosci motioned to go into Executive Session 5 ILCS 120/2(c)(5)(6) – Purchase and Lease of Real Property. Seconded by Council Member Donte Moore. Yeas: Botch, Gliosci, Moore, Young, and Lewis.

At 8:03 p.m., Mayor John Lewis reconvened the Regular City Council Meeting.

Roll call showed present: Council Member Ray Botch, Council Member Joe Gliosci, Council Member Donte Moore, Council Member Mike Young, and Mayor John Lewis.

ADJOURNMENT

Council Member Ray Botch motioned to adjourn. Seconded by Council Member Mike Young. Yeas: Botch, Gliosci, Moore, Young, and Lewis.

The meeting was adjourned at 8:04 p.m.

Respectfully submitted,



Becky Barbour, Deputy City Clerk