

The City Council of the City of Mattoon held a Regular City Council meeting in the Council Chambers of City Hall on December 5, 2023. Mayor Hall presided and called the meeting to order at 6:30 p.m.

Mayor Hall led the Pledge of Allegiance.

The following members of the Council answered roll call physically present in person: ABSENT Commissioner Jim Closson, YEA Commissioner Dave Cox, YEA Commissioner Sandra Graven, YEA Commissioner David Phipps and YEA Mayor Rick Hall.

Also physically present were City personnel: City Administrator Kyle Gill, City Attorney Daniel C. Jones, Finance Director/Treasurer Beth Wright, Arts & Tourism Director Angelia Burgett, Public Works Director Dean Barber, Fire Chief Jeff Hilligoss, Police Chief Sam Gaines, Code Enforcement Alex Benishek and City Clerk Susan O'Brien.

Mayor Hall seconded by Commissioner Phipps moved to allow Commissioner Closson to attend the meeting remotely due to an illness.

Mayor Hall declared the motion carried by the following vote: ABSENT Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

CONSENT AGENDA

Mayor Hall seconded by Commissioner Cox moved to approve the consent agenda consisting of Regular Meeting minutes of November 21, 2023; bills and payroll for the last half of November 2023.

Bills and payroll for the last half of November, 2023

General Fund

Payroll		\$	395,096.26
Bills		\$	803,679.79
	Total	\$	1,198,776.05

Hotel Tax Administration

Payroll		\$	4,493.12
Bills		\$	380.86
	Total	\$	4,873.98

Festival Mgmt Fund

Bills		\$	2,228.84
	Total	\$	2,228.84

Midtown TIF Fund

Bills		\$	150,983.56
	Total	\$	150,983.56

Capital Project Fund

Bills		\$	27,917.78
	Total	\$	27,917.78

I-57 East TIF Dist.

Bills		\$	64,754.82
	Total	\$	64,754.82

South Rt 45 TIF Dist

Bills		\$	11,566.48
-------	--	----	-----------

		Total	\$	11,566.48
Bills	<u>Broadway East TIF Dist</u>		\$	36,159.74
		Total	\$	<u>36,159.74</u>
	<u>Water Fund</u>			
Payroll			\$	48,143.62
Bills			\$	<u>64,418.61</u>
		Total	\$	112,562.23
	<u>Sewer Fund</u>			
Payroll			\$	41,301.27
Bills			\$	<u>340,377.16</u>
		Total	\$	381,678.43
	<u>Health Insurance Fund</u>			
Bills			\$	<u>278,883.33</u>
		Total	\$	278,883.33
	<u>Motor Fuel Tax Fund</u>			
Bills			\$	<u>7,943.46</u>
		Total	\$	7,943.46

Mayor Hall declared the motion carried by the following omnibus vote: ABSENT Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

Commissioner Closson joined the meeting virtually at 6:33 p.m.

PRESENTATIONS, PETITIONS AND COMMUNICATIONS

This portion of the City Council meeting is reserved for persons who desire to address the Council. The Illinois Open Meetings Act mandates that the City Council may NOT take action on comments received on matters that have not been identified on this agenda, but the Council may direct staff to address the topic or refer the matter for action on the agenda for another meeting. Persons addressing the Council are requested to limit their presentations to three minutes and to avoid repetitious comments. We would also ask you to state your name and address for the record as well as stand when speaking.

Mayor Hall opened the floor for public comments from those in attendance and online with no response.

NEW BUSINESS

Commissioner Graven seconded by Commissioner Cox moved to adopt Special Ordinance No. 2023-1880, levying taxes for all corporate purposes for the fiscal year beginning May 1, 2023 and ending April 30, 2024.

CITY OF MATTOON, ILLINOIS

SPECIAL ORDINANCE NO. 2023-1880

AN ORDINANCE LEVYING TAXES FOR ALL CORPORATE PURPOSES FOR THE CITY OF MATTOON, COLES COUNTY, ILLINOIS, FOR THE FISCAL YEAR BEGINNING MAY 1, 2023 AND ENDING APRIL 30, 2024

BE IT ORDAINED by the Mayor and City Council of the City of Mattoon, Coles County, Illinois:

Section 1. Assumed Equalized Assessed Valuation. The corporate authorities have assumed the Equalized Assessed Valuation (EAV) of property within the municipality will increase from \$228,931,813 to \$229,099,472, seven one hundredths of a percent (.07%) over the previous fiscal year.

Section 2. Tax Levy. The amount hereinafter set forth, or so much thereof as may be authorized by law, and the same are hereby levied upon all property subject to taxation within the municipality as that property is assessed and equalized for the current year, to defray expenses and liabilities for the City of Mattoon, Coles County, Illinois, for the fiscal year beginning May 1, 2023 and ending April 30, 2024. The total property tax levy extension is attached hereto and marked as “Exhibit A” and incorporated herein by reference.

Section 3. Maximum Rates for Certain Services. If the equalized assessed value of the municipality ends up lower or higher than the value anticipated by this ordinance, the Coles County Clerk is petitioned to levy the maximum property tax rate authorized by law for General Corporate, Police Protection and Fire Protection.

Section 4. Tax Abatement for General Obligation Bonds. Since alternative revenue sources will be sufficient to pay debt service on the City of Mattoon’s General Obligation Bonds, the 2023 tax levy (to be received in 2024) is hereby abated for the following General Obligation Bonds:

<u>Issue</u>	<u>Tax Levy Years</u>	<u>Bond Ordinance Number</u>
Series 2017A General Obligation Refunding Bonds	2017 thru 2027	Ordinance 2017-5397
Series 2017B General Obligation Refunding Bonds	2017 thru 2027	Ordinance 2017-5398
Series 2014 General Obligation Refunding Bonds	2014 thru 2024	Ordinance 2014-5368

The levy for paying principal and interest on these bonds shall only be abated for the 2023 tax levy. In all other respects, the ordinances that authorized the foregoing bonds shall continue in effect according to the express terms thereof.

Section 5. Amount to be Raised by Tax Levy. The amount to be levied for each purpose is placed in a separate column under the heading “Amount to be Raised by Tax Levy”, which appears over same being as follows, to wit:

	<u>Amount Budgeted</u>	<u>Amount To Be Received from Other Sources</u>	<u>Amount To Be Raised By Tax Levy</u>
General Fund			
General Government	1,487,443	1,487,443	-0-
Public Safety	16,436,233	11,648,485	4,787,748
Public Works	1,337,322	1,337,322	-0-
Health & Welfare	2,002,267	2,002,267	-0-
Culture & Recreation	1,305,464	1,305,464	-0-
Economic Development	50,000	50,000	-0-
Other Financing Uses	<u>1,578,543</u>	<u>1,578,543</u>	<u>-0-</u>
Total General Fund	\$ 24,197,272	\$ 19,409,524	\$ 4,787,748

Statutory Authority:

General Corporate Tax (65 ILCS 5/8-3-1): 0.25 Limit	-0-
Fire Protection (65 ILCS 5/11-7-1): 0.15 Limit	-0-
Police Protection (65 ILCS 5/11-1-3): 0.15 Limit	-0-
Parks (65 ILCS 5/11-98-1): 0.075 Limit	-0-
Firemen's Pension (40 ILCS 5/4-118) No Limit	2,712,804
Firemen's Pension (35 ILCS 200/18-185) No Limit	17,748
Policemen's Pension (40 ILCS 5/3-125) No Limit	<u>2,057,196</u>
	\$ 4,787,748

	<u>Amount Budgeted</u>	<u>Amount To Be Received from Other Sources</u>	<u>Amount To Be Raised By Tax Levy</u>
Other Governmental Funds:			
Library Fund	\$ 712,537	\$ 185,608	\$ 526,929
Motor Fuel Tax Fund	2,366,020	2,366,020	-0-
Hotel & Motel Tax Fund	635,521	635,521	-0-
Festival Management Fund	201,450	201,450	-0-
Mobile Equipment Fund	542,551	542,551	-0-
Insurance & Tort Judgment Fund	971,403	971,403	-0-
Home Rehab Grant Fund	0	0	-0-
Revolving Loan Fund	33,776	33,776	-0-
Midtown TIF Fund	1,948,647	1,948,647	-0-
East I-57 TIF Fund	505,836	505,836	-0-
East I-57 Business District Fund	102,840	102,840	-0-
South Route 45 TIF District Fund	73,776	73,776	-0-
South Route 45 Business District Fund	5,590	5,590	-0-
Broadway East TIF District Fund	203,840	203,840	-0-
Broadway East Business District Fund	362,082	362,082	-0-
Remington Rd & I-57 Business District	1,501,340	1,501,340	-0-
Capital Improvement Fund	<u>1,961,723</u>	<u>1,961,723</u>	<u>-0-</u>
Total Other Governmental Funds	\$12,128,932	\$11,602,003	\$ 526,929

Statutory Authority:

Library (75 ILCS 5/3-1, 5/3-4, 5/3-7) 0.23 Limit	\$ 526,929
--	------------

Amount	Amount To Be Received from	Amount To Be Raised By
--------	-------------------------------	---------------------------

	<u>Budgeted</u>	<u>Other Sources</u>	<u>Tax Levy</u>
Enterprise Funds:			
Water Fund	\$ 3,782,282	\$ 3,782,282	-0-
Sewer Fund	5,497,481	5,497,481	-0-
Total Enterprise Funds	\$ 9,279,763	\$ 9,279,763	-0-
 All Fund Totals	 \$ 45,605,967	 \$40,291,290	 \$5,314,677

Section 6. The City Clerk shall make and file with the Clerk of Coles County, on or before the last Tuesday in December, a duly certified copy of this ordinance.

Section 7. If any section, subdivision or sentence of this ordinance shall for any reason is held invalid or to be unconstitutional, such decision shall not affect the validity of the remaining part of this ordinance.

Section 8. This ordinance shall be in full force and effect after its adoption, as provided by law.

Upon motion by Commissioner Graven, seconded by Commissioner Cox, adopted this 5th day of December, 2023, by a roll call vote, as follows:

AYES (Names): Commissioner Closson, Commissioner Cox,
Commissioner Graven, Commissioner Phipps,
Mayor Hall

NAYS (Names): None

ABSENT (Names) None

Approved this 5th day of December, 2023.

/s/Rick Hall
Rick Hall, Mayor
City of Mattoon,
Coles County, Illinois

ATTEST:

APPROVED AS TO FORM:

/s/Susan J. O'Brien
Susan J. O'Brien, City Clerk

/s/Daniel C. Jones
Daniel C. Jones, City Attorney

Recorded in the Municipality's Records on 12-05, 2023.

Mayor Hall opened the floor for discussion. Director and Treasurer Wright distributed and reviewed a summary sheet of the levy comparing prior levies including the current levy as an estimate of \$230,000 over the 2022 levy, an approximate increase to a \$100,000 home owner of \$27.46 increase of the City's portion of property tax, recommended Fire and Police pension contributions of \$5.6 total with the levy plus Personal Property Replacement Tax resulting in a projection of \$5.9 million in total Fire and Police Pension Funds; and explained the \$5.3 million tax levy plus the \$1.2 million of PPRT resulted in \$4.7 million going to the pensions and remainder to the Library. Commissioner Cox reiterated the contributions to the two pension funds and cost to the homeowners.

Mayor Hall declared the motion carried by the following vote: YEA Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

Commissioner Phipps seconded by Commissioner Graven moved to adopt Resolution No. 2023-3267, approving a grant agreement between the State of Illinois Department of Transportation Economic Development Program (EDP) in the amount of \$2,000,000 for Roadway Improvements in the Emerald Acres Sports Complex; authorizing \$4,500,000 from revenue bond proceeds and other non-MFT funds for the construction of the roadway improvements for the Emerald Acres Sports Complex; and authorizing the mayor to sign the Joint Funding Agreement for Construction Work. 23-00353-00-PV

CITY OF MATTOON, ILLINOIS

RESOLUTION NO. 2023-3267

A RESOLUTION APPROVING A GRANT AGREEMENT BETWEEN THE CITY OF MATTOON AND THE STATE OF ILLINOIS DEPARTMENT OF TRANSPORTATION FOR ROADWAY IMPROVEMENTS FOR THE EMERALD ACRES SPORTS COMPLEX

WHEREAS, the City of Mattoon is preparing for the construction of roadway improvements for the Emerald Acres Sports Complex; and

WHEREAS, the roadway improvements include the construction of new streets and/or the extension of existing streets for; Wooddell Lane, Remington Road, Swords Drive, and Fort Worth Way; and

WHEREAS, said roadway improvements include earthwork, storm sewer, pavement, curb & gutter, sidewalks, and street lighting; and

WHEREAS, the estimated cost of said roadway improvements is \$6,500,000.00; and

WHEREAS, the City of Mattoon has obtained a grant in the amount of \$2,000,000.00 for the construction of said roadway improvements from the State of Illinois, Department of Transportation, Economic Development Program (EDP); and

WHEREAS, the remaining \$4,500,000.00 will be paid from revenue bond proceeds and other non-MFT funds of the City of Mattoon.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Mattoon, Coles County, Illinois, that the Grant Agreement attached as Exhibit 'X' between the City of Mattoon and the State of Illinois, Department of Transportation, be approved, and that the Mayor and the City Clerk be authorized to sign the document.

NOW, THEREFORE, BE IT FURTHER RESOLVED by the City Council of the City of Mattoon, Coles County, Illinois, that the amount of \$4,500,000.00 be authorized from revenue bond fund proceeds, and other non-MFT funds of the City of Mattoon, for the construction of the roadway improvements for the Emerald Acres Sports Complex.

Upon motion by Commissioner Phipps seconded by Commissioner Graven, adopted this 5th day of December, 2023 by a roll call vote, as follows:

AYES (Names): Commissioner Closson, Commissioner Cox,
Commissioner Graven, Commissioner Phipps,
Mayor Hall

NAYS (Names): None

ABSENT (Names): None

Approved this 5th day of December, 2023.

/s/Rick Hall
Rick Hall, Mayor
City of Mattoon, Coles County, Illinois

ATTEST:

APPROVED AS TO FORM:

/s/Susan J. O'Brien
Susan J. O'Brien, City Clerk

/s/Daniel C. Jones
Daniel C. Jones, City Attorney

Recorded in the Municipality's Records on 12-05-2023.

Mayor Hall opened the floor for comments. Administrator Gill explained the agreements would require job creation with Sarah Bush and the Sports Complex to guarantee the creation of jobs or the entities would have to pay back the grant. Mayor Hall noted the \$4.5 million in revenue bonds were not City bonds, but the Sports Complex. Manager Benishek noted this grant was the first group to ever receive this grant from the State.

Mayor Hall declared the motion carried by the following vote: YEA Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

Mayor Hall seconded by Commissioner Cox moved to adopt Special Ordinance No. 2023-1881, approving the waiver of building permit, mechanical permit, plumbing permit, and electrical permit fees for new Residential homes being constructed within the City of Mattoon to be reviewed every two years.

CITY OF MATTOON, ILLINOIS

SPECIAL ORDINANCE NO. 2023-1881

AN ORDINANCE WAIVING BUILDING PERMIT, MECHANICAL PERMIT, PLUMBING PERMIT, AND ELECTRICAL PERMIT FEES FOR NEW RESIDENTIAL HOMES BEING CONSTRUCTED WITHIN THE CITY OF MATTOON, COLES COUNTY, ILLINOIS

WHEREAS, the City Council recognizes the importance of encouraging new residential construction within the City of Mattoon, Illinois; and

WHEREAS, the City Council seeks to promote growth and development in the housing sector; and

WHEREAS, the City Council desires to provide support to residents and developers engaging in new housing construction projects that benefit our community and expand our housing stock.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL FOR THE CITY OF MATTOON, COLES COUNTY, A MUNICIPAL CORPORATION, as follows:

Section 1. For a period of two (2) years from the effective date of this ordinance, all building permit, mechanical permit, plumbing permit, and electrical permit fees for new residential homes being constructed within the City of Mattoon, Illinois, are hereby waived.

Section 2. This waiver of permit fees shall automatically renew every two (2) years unless otherwise determined by the City Council through an official special ordinance to end the fee waiver at the end of each two-year period, the first period of which shall be the second council meeting of December in the year 2025.

Section 3. The City Council reserves the right to modify, amend, or terminate this fee waiver ordinance by passing a resolution to that effect at any time.

Section 4. This ordinance shall take effect immediately upon its adoption and approval by the City Council.

Upon motion by Mayor Hall, seconded by Commissioner Cox adopted this 5th day of December, 2023, by a roll call vote, as follows:

AYES (Names): Commissioner Closson, Commissioner Cox,
Mayor Hall
NAYS (Names): Commissioner Graven
ABSENT (Names): None
ABSTAIN (Names): Commissioner Phipps

Approved this 5th day of December, 2023.

/s/Rick Hall
Rick Hall, Mayor
City of Mattoon, Coles County, Illinois

ATTEST:

APPROVED AS TO FORM:

/s/Susan J. O'Brien
Susan J. O'Brien, City Clerk

/s/Daniel C. Jones
Daniel C. Jones, City Attorney

Effective date: 12/16/2023.

Recorded in the Municipality's Records on 12-05, 2023.

Mayor Hall opened the floor for comments. Commissioner Graven elaborated on the reduction of revenues and had concerns over the loss of revenue and automatic renewal. Manager Benishek explained the minimal housing permits in recent years, creation of residential housing momentum, targeting vacant lots in town, revocation by Council, more development-friendly while being competitive. Mayor Hall appreciated Commissioner Graven's comment; and expressed the attempt to incentivize more people to the City and the fees had been insignificant. Commissioner Phipps inquired as to the length of the waiver as two years and residential houses - not garages, and other municipalities with Manager Benishek stating that cancellation could be at the second meeting in 2025 and answering affirmatively on the residential houses - not garages and noting Charleston's moratorium as well as larger cities in other states. Commissioner Cox noted the shortage of entry-level housing and the waiver could be a part of process with more on the tax rolls. Commissioner Closson commented on the incentives, short-term, sports complex, Lift facility, Mattoon as destination to live, and didn't believe this was a big risk.

Mayor Hall declared the motion carried by the following vote: YEA Commissioner Closson, YEA Commissioner Cox, NAY Commissioner Graven, ABSTAIN Commissioner Phipps, YEA Mayor Hall.

Commissioner Graven seconded by Commissioner Phipps moved to adopt Special Ordinance No. 2023-1882, authorizing the mayor to sign an outright grant agreement by and between the City of Mattoon and Brad Eaton and April Eaton reimbursing up to \$80,000 from Mid-town TIF Revenues over a two-year period for demolition and facade improvements to the property and building located at 213 N. 14th Street; and authorizing the mayor to sign the agreement.

CITY OF MATTOON, ILLINOIS

SPECIAL ORDINANCE NO. 2023-1882

AN ORDINANCE APPROVING A GRANT AGREEMENT BY AND BETWEEN THE CITY OF MATTOON, ILLINOIS AND BRAD AND APRIL EATON, FOR 213 NORTH 14th STREET (PIN 07-1-03680-000), IN CONNECTION WITH THE MATTOON MID-TOWN REDEVELOPMENT PROJECT AREA

WHEREAS, BRAD AND APRIL EATON (the “**Grantees**”), has submitted a proposal to the City of Mattoon, Illinois (the “**Municipality**”) for redevelopment of a part of the Municipality’s Mattoon Mid-town Redevelopment Project Area (the “**Redevelopment Project Area**”); and, thereafter, the Municipality and the Grantees have engaged in negotiations related to a Grant Agreement (including all exhibits and attachments in connection therewith, referred to as the “**Grant Agreement**”) concerning redevelopment incentives and assistance related to the preservation, development and redevelopment of a part of the Redevelopment Project Area.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MATTOON, COLES COUNTY, ILLINOIS, as follows:

Section 1. The Grant Agreement, in substantially the form thereof presented before the meeting of the City Council at which this ordinance is adopted, shall be and is hereby ratified, confirmed and approved, and the Mayor and City Clerk are authorized to execute and deliver the Grant Agreement for and on behalf of the Municipality; and upon the execution thereof by the Municipality and the Grantees, the appropriate officers, agents, attorneys and employees of the Municipality are authorized to take all supplemental actions, including the execution and delivery of related supplemental opinions, certificates, agreements and instruments not inconsistent with the Grant Agreement, desirable or necessary to implement and otherwise give full effect to the Grant Agreement. Upon full execution thereof, the Grant Agreement shall be attached to this ordinance as EXHIBIT “A”.

Section 2. This ordinance shall be deemed published as of the day of its adoption and approval by the City Council.

Section 3. This ordinance shall be effective upon its approval as provided by law.

Upon motion by Commissioner Graven, seconded by Commissioner Phipps, adopted this 5th day of December, 2023, by a roll call vote, as follows:

AYES (Names): Commissioner Closson, Commissioner Cox,
Commissioner Graven, Commissioner Phipps,
Mayor Hall
NAYS (Names): None
ABSENT (Names): None

Approved this 5th day of December, 2023.

/s/Rick Hall
Rick Hall, Mayor
City of Mattoon, Coles County, Illinois

ATTEST:

APPROVED AS TO FORM:

/s/Susan J. O'Brien
Susan J. O'Brien, City Clerk

/s/Daniel C. Jones
Daniel C. Jones, City Attorney

Recorded in the Municipality's Records on 12-05, 2023.

Mayor Hall opened the floor for comments/questions. Commissioner Graven inquired as to the demolition. Administrator Gill noted the north side of the building had an elevator dock which would be demolished.

Mayor Hall declared the motion carried by the following vote: YEA Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

Commissioner Graven commented on tabling the next motion due to JMII L.L.C. not being in good standing with the State. Mr. Toby Farris stated the L.L.C. was now in good standing with the State and provided documents.

Commissioner Graven seconded by Commissioner Cox moved to adopt Special Ordinance No. 2023-1883, authorizing the mayor to sign an outright grant agreement by and between the City of Mattoon and JMII L.L.C. Series 6 Mattoon Rentals reimbursing up to \$31,515.90 from South Route 45 Business District Revenues over a two-year period for roof repair and façade improvements to the property and building located at 4211 Lake Land Boulevard; and authorizing the mayor to sign the agreement.

CITY OF MATTOON, ILLINOIS

SPECIAL ORDINANCE NO. 2023-1883

AN ORDINANCE APPROVING A GRANT AGREEMENT BY AND BETWEEN THE CITY OF MATTOON, ILLINOIS AND JMII LLC SERIES 6 MATTOON RENTALS, FOR 4211 LAKE LAND BOULEVARD, IN CONNECTION WITH THE MATTOON SOUTH ROUTE 45 REDEVELOPMENT PROJECT AREA

WHEREAS, JMII LLC Series 6 Mattoon Rentals (the “**Grantees**”), has submitted a proposal to the City of Mattoon, Illinois (the “**Municipality**”) for redevelopment of a part of the Municipality’s Mattoon South Route 45 Redevelopment Project Area (the “**Redevelopment Project Area**”); and, thereafter, the Municipality and the Grantees have engaged in negotiations related to a Grant Agreement (including all exhibits and attachments in connection therewith, referred to as the “**Grant Agreement**”) concerning redevelopment incentives and assistance related to the preservation, development and redevelopment of a part of the Redevelopment Project Area.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MATTOON, COLES COUNTY, ILLINOIS, as follows:

Section 1. The Grant Agreement, in substantially the form thereof presented before the meeting of the City Council at which this ordinance is adopted, shall be and is hereby ratified, confirmed and approved, and the Mayor and City Clerk are authorized to execute and deliver the Grant Agreement for and on behalf of the Municipality; and upon the execution thereof by the Municipality and the Grantees, the appropriate officers, agents, attorneys and employees of the Municipality are authorized to take all supplemental actions, including the execution and delivery of related supplemental opinions, certificates, agreements and instruments not inconsistent with the Grant Agreement, desirable or necessary to implement and otherwise give full effect to the Grant Agreement. Upon full execution thereof, the Grant Agreement shall be attached to this ordinance as EXHIBIT “A”.

Section 2. This ordinance shall be deemed published as of the day of its adoption and approval by the City Council.

Section 3. This ordinance shall be effective upon its approval as provided by law.

Upon motion by Commissioner Graven, seconded by Commissioner Cox, adopted this 5th day of December, 2023, by a roll call vote, as follows:

AYES (Names): Commissioner Closson, Commissioner Cox,
Commissioner Graven, Commissioner Phipps,
Mayor Hall
NAYS (Names): None
ABSENT (Names): None

Approved this 5th day of December, 2023.

/s/Rick Hall
Rick Hall, Mayor
City of Mattoon, Coles County, Illinois

ATTEST:

APPROVED AS TO FORM:

/s/Susan J. O’Brien
Susan J. O’Brien, City Clerk

/s/Daniel C. Jones
Daniel C. Jones, City Attorney

Recorded in the Municipality’s Records on 12-05, 2023.

Director and Treasurer Wright noted the revenues would be from the SR45 Business District. Mayor Hall opened the floor for comments/questions. Administrator Gill noted at the TIF and Business District Committee meeting, the building had not been used and the roof/siding work needed to be done so the building could be leased out which would have more sales tax and development in that area.

Mayor Hall declared the motion carried by the following vote: YEA Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

Mayor Hall seconded by Commissioner Graven moved to adopt Special Ordinance No. 2023-1884, approving a variance to the yard setback requirements for property located at 3008 Richmond Avenue for the purpose of installing a carport.

CITY OF MATTOON, ILLINOIS

SPECIAL ORDINANCE NO. 2023-1884

AN ORDINANCE FOR VARIANCE TO THE YARD SETBACK REQUIREMENTS FOR 3008 RICHMOND AVENUE MATTOON, ILLINOIS WITHIN THE ZONING ORDINANCE OF THE CITY OF MATTOON FOR THE PURPOSES OF THE INSTALLATION OF A CARPORT

WHEREAS, The Petitioner, BRIAN COLLINS, is the property owner of 3008 Richmond Avenue Mattoon, Illinois (PIN: 07-2-10248-000) for which a variance to the Zoning Ordinance is sought for the installation of a carport within 8” of the side-yard setback; and

WHEREAS, the petition was heard during an appropriately scheduled public hearing by the City of Mattoon Planning and Zoning Commission on November 28, 2023; and

WHEREAS, The Planning and Zoning Commission unanimously approved and recommended the petition for variance to City Council; and

WHEREAS, no objectors were present during the appropriately scheduled public hearing.

NOW, THEREFORE, BE IT ORDAINED BY THE CITY COUNCIL FOR THE CITY OF MATTOON, COLES COUNTY, ILLINOIS, as follows:

Section 1. Pursuant to the enabling authority provided at Section §159.05 of the Mattoon Code of Ordinances, the property legally described as aforesaid and commonly known as 3008 Richmond Avenue, Mattoon, Illinois be and the same is granted a Variance to the side-yard setback allowing for lawful right to construct a carport within 8” of the property line.

Section 2. This ordinance shall be deemed published as of the day of its adoption and approval by the City Council.

Section 3. This ordinance shall be effective upon its approval as provided by law.

Section 4. The City Clerk shall make and file a duly certified copy of this ordinance with the Clerk and Recorder’s Office of Coles County, Illinois.

Upon motion by Mayor Hall, seconded by Commissioner Graven, adopted this 5th day of December, 2023, by a roll call vote, as follows:

AYES (Names): Commissioner Closson, Commissioner Cox,
Commissioner Graven, Commissioner Phipps,
Mayor Hall

NAYS (Names): None

ABSENT (Names): None

Approved this 5th day of December, 2023.

/s/Rick Hall
Rick Hall, Mayor
City of Mattoon, Coles County, Illinois

ATTEST:

APPROVED AS TO FORM:

/s/Susan J. O'Brien
Susan J. O'Brien, City Clerk

/s/Daniel C. Jones
Daniel C. Jones, City Attorney

Recorded in the Municipality's Records on 12-05, 2023.

Mayor Hall opened the floor for comments. Manager Benishek noted the simple variance for side yard setback, set on property line, no objectors present at the Planning meeting where the recommendation was to grant the variance. Administrator Gill noted many setbacks were for fire protection, but the metal building would not spread fire.

Mayor Hall declared the motion carried by the following vote: YEA Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

Commissioner Closson seconded by Commissioner Cox moved to approve Council Decision Request 2023-2430, waiving formal bidding requirements and approving the price quote from Trojan Technologies in the amount of \$29,280 for 32 replacement bulbs in the ultraviolet disinfection system at the Waste Water Treatment Plant.

Mayor Hall opened the floor for comments. Director Barber provided an explanation of what the bulbs were used for.

Mayor Hall declared the motion carried by the following vote: YEA Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

Mayor Hall seconded by Commissioner Phipps moved to approve Council Decision Request 2023-2431, ratifying the appointments of Mike Croy and Bill Olson with unexpired terms of 12/31/2026 and 12/31/2025 respectively; and re-appointments of Carolyn Cloyd and Dan Lawrence to the Public Works Advisory Board with terms expiring on 12/31/2026.

Mayor Hall opened the floor for questions. Mayor Hall spoke with appointees and took comments from Council members; and noted the new appointees were excited to be involved.

Mayor Hall declared the motion carried by the following vote: YEA Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

DEPARTMENT REPORTS:

CITY ADMINISTRATOR noted preparation for negotiations, vacancy interviews, ordinance reviews, projects, EEO preparation, personnel policy changes for the Paid Leave Act to be effective in January. The floor was open for questions with no response.

CITY ATTORNEY noted business as usual and updated Council on the Quakenbush Compliance Hearing next week and more on the former Brown Shoe Factory next week. Mayor Hall opened the floor for questions with no response.

CITY CLERK noted business as usual. Mayor Hall opened the floor for questions with no response.

FINANCE announced the final payment of the Refunding Bonds on the IEPA Sewer loan; distributed and reviewed the Major Sources of Revenue, unrestricted cash, FY25 Budget preparation, and final auditor report this week. Mayor Hall opened the floor for questions with no response.

PUBLIC WORKS announced three projects ready to go to bidders next week, which were the Riddle School sidewalk and WWTP primary pumps and primary clarifiers with bid openings in January. Mayor Hall opened the floor for questions with no response.

FIRE reported on calls for service, inspections and follow-ups, training, a product which will change accountability in the Department with Mattoon as the first to have the technology of cell phone mapping, and a quote for a new fire truck of \$762,621 to be on the next agenda. Commissioner Cox noted not optional but with new requirements. Chief Hilligoss continued with the last of the good motors and looked for financing with Director and Treasurer Wright and Administrator Gill having the best plan. Administrator Gill explained the option of borrowing from the RLF with a 3% interest rate.

POLICE reported on calls for service, 36 arrests and having a new drone. Mayor Hall opened the floor for questions with no response.

ARTS AND TOURISM announced establishing the 2024 Bagelfest calendar and summer activities, a significant Lightworks brochure with all sponsors, nine new displays, addition of 17 new sponsors and continuing to grow.

COMMUNITY DEVELOPMENT reported on the Pocket Park in Downtown, filling Gary Boske's spot on the Planning Commission, Walmart's request for a package liquor license, liquor ordinance revisions for Council's comments to be sent directly to Manager Benishek, Housing ordinance revisions set for the January 23rd Planning meeting, and the Land Bank. Commissioner Graven inquired whether Council would receive the draft liquor ordinance before consideration with Manager Benishek noting movement earlier next year. Administrator Gill noted Walmart's upfront in the store location, which would be like Effingham's location. Mr. Ed Dowd, Executive Director of the Chamber of Commerce, remarked the secured area with no outside access – one door inside.

COMMENTS BY THE COUNCIL

Commissioner Closson noted interviews for the public works director position and appreciated Director Barber's work on a binder for future plans, and an application for Cumberland County package liquor sales at the Marina. Commissioner Phipps announced Public Works was wrapping up the Fall Cleanup and appreciated all they do, and appreciated the interviews in Public Works and other vacancy and Administrator Gill's assistance and Manager Benishek on the housing. Commissioners Cox and Graven and Mayor Hall had no further comments.

Recessed to closed session at 7:21 p.m. pursuant to the Illinois Open Meetings Act for the purpose discussion of the appointment, compensation, discipline, performance, or dismissal of specific employees of the City or legal counsel for the City. (5ILCS 120 (2)(C)(1)); and collective negotiating matters between the City of Mattoon and its employees or their representatives, or deliberations concerning salary schedules for one or more classes of employees (5ILCS 120 (2)(C)(2)). (Hall)

Mayor Hall declared the motion carried by the following vote: YEA Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

Council reconvened at 9:08 p.m.

Commissioner Cox seconded by Commissioner Phipps moved to adjourn at 9:09 p.m.

Mayor Hall declared the motion carried by the following vote: YEA Commissioner Closson, YEA Commissioner Cox, YEA Commissioner Graven, YEA Commissioner Phipps, YEA Mayor Hall.

/s/Susan J. O'Brien
City Clerk