

The City Council of the City of Mattoon held a Regular City Council meeting in the Council Chambers of City Hall on August 19, 2025. Mayor Hall presided and called the meeting to order at 6:30 p.m.

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

Also physically present in person were City personnel: City Manager Kyle Gill, City Attorney Daniel C. Jones, Finance Director/Treasurer Beth Wright, Arts & Tourism Director Angelia Burgett, Public Works Director David Clark, Police Chief Sam Gaines (6:32pm), Community Development Planning Director Alex Benishek and City Clerk Susan O'Brien.

### **CONSENT AGENDA**

Mayor Hall seconded by Commissioner Cox moved to approve the consent agenda consisting of Regular Meeting minutes of August 5, 2025, bills and payrolls for the first half of August 2025.

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<b><u>Bills and payroll for the first half of August, 2025</u></b>			
<b><u>General Fund</u></b>			
Payroll		\$	312,498.82
Bills		\$	2,115,926.54
	Total	\$	2,428,425.36
<b><u>Hotel Tax Administration</u></b>			
Payroll		\$	5,649.32
Bills		\$	8,163.69
	Total	\$	13,813.01
Bills	<b><u>Festival Mgmt Fund</u></b>	\$	27,568.58
	Total	\$	27,568.58
Bills	<b><u>Insurance &amp; Tort Jdgmnt</u></b>	\$	46.00
	Total	\$	46.00
Bills	<b><u>Midtown TIF Fund</u></b>	\$	64.79
	Total	\$	64.79
Bills	<b><u>Capital Project Fund</u></b>	\$	30,729.49
	Total	\$	30,729.49
Bills	<b><u>I-57 East TIF Dist.</u></b>	\$	317.50
	Total	\$	317.50
Bills	<b><u>Remington Rd &amp; I-57 Bus Dist</u></b>	\$	128,481.30
	Total	\$	128,481.30
Payroll	<b><u>Water Fund</u></b>	\$	50,542.90
Bills		\$	93,656.86
	Total	\$	144,199.76

### **Sewer Fund**

Payroll		\$	45,571.56
Bills		\$	331,983.46
	Total	\$	377,555.02

### **Health Insurance Fund**

Bills		\$	3,600.16
	Total	\$	3,600.16

### **Motor Fuel Tax Fund**

Bills		\$	96,414.33
	Total	\$	96,414.33

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

### **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.*

### **PUBLIC HEARINGS: OSLAD & BAAD**

Mayor Hall opened the OSLAD Public Hearing at 6:32 p.m. in the City Council Chambers on August 19, 2025, located at 208 N. 19<sup>th</sup> Street, Mattoon, Illinois. Community Development Planning Director Alex Benishek presented information on past improvements with maps, offered two options for this OSLAD grant application of Lake Mattoon Marina and Campground Phase II or Mattoon Momentum Park Site C and explained the project would not be City-funded. Director Benishek explained Lake Mattoon's potential projects of west campground sewer system, paved roads in campgrounds rip rap for erosion control, bath house remodel, concrete beach pathway, new marina building and multiuse pickleball courts of which only 40% of the grant could be used for infrastructure and cannot be used for drinking water quality improvements. Director Benishek explained the Mattoon Momentum Park Site C which is a bicycle pump track and would require additional funding besides the \$600,000 grant. Director Benishek explained the need for outdoor recreation and changing demographics. Mayor Hall opened the floor for questions. Commissioner Closson inquired about the rip rap with Director Benishek stating the maximum would be 40% of the \$600,000 due to infrastructure limitations. Mayor Hall inquired as to the timeline with Director Benishek stating two years to implement with OSLAD commencing in December 2025 or Spring 2026. With no further comments Mayor Hall closed the public hearing at 6:39 p.m.

Mayor Hall opened the BAAD Public Hearing at 6:39 p.m. in the City Council Chambers on August 19, 2025, located at 208 N. 19<sup>th</sup> Street, Mattoon, Illinois. Grant Writer Dr. Darci Cather and Lakes employee John Wurtsbaugh explained the purpose and objectives of the Boat Access Area Development (BAAD) Grant as funding for the acquisition and/or construction of approved boat and canoe access areas, the 100% reimbursable grant with up to \$80,000 for non-motorized boat launches and up to \$200,000 for motorized boat launches and not more than 40% of costs attributed to infrastructure. Dr. Cather explained the objectives of the Lake Paradise Project Development as the design and construction of an ADA accessible kayak launch, complete parking lot renovations designed to meet current accessibility standards and ensuring the safe and inclusive access for individuals with mobility devices and residents with disabilities while adhering to IDNR's accessibility guidelines and standards.

Dr. Cather explained the budget as approximately \$96,000 including a kayak launch of \$66,781, parking lot of \$29,500 for a total of \$96,281 resulting in a City match of \$16,281 with a BAAD grant of \$80,000 to be considered with tonight's resolution. Mayor Hall opened the floor for questions. Mayor Hall inquired as the horizon for the start of construction and completion of the project. Mr. Wurtsbaugh stated the dependency of accessibility of materials which could be three months. Dr. Cather stated the funding would be in early Spring and grant expiring around August 2026. With no further questions Mayor Hall closed the public hearing at 6:45 p.m.

Mayor Hall opened the floor for Public comments. Mrs. Jodi Sparks, 404 Oklahoma, inquired about the water issue and called for more information transparency. Manager Gill stated after an incident meeting, the draft report of occurrences and results of testing of water would be available; and the water tests were on the City's website. Mayor Hall assured Mrs. Sparks that the City does care for its citizens and would have a report out to the Public. Mr. Dustin White, 3205 Richmond, requested the City address a nuisance problem with his neighbor. The Council with input from Manager Gill, Chief Gaines and Attorney Jones discussed the issue, the Police Department citation, Court process with the next Court date of September 8<sup>th</sup> and the judge's decision can take months and request of a clean and lien of the property. Ms. Denise Ross questioned the Quakenbush property's lack of progress. Attorney Jones stated the City has been working on the property since 2018 and is now at the Appellate Court stage. Ms. Wanda White expressed her disappointment with no response to her email concerning the nuisance property. Manager Gill explained the 10-day citation and potential clean and lien of the property. Director Benishek suggested an administrative adjudicator system. Mayor Hall called for Public comments from those in attendance online with no response. Ms. Valerie Kincaid inquired when the water draft would be available and about the retaining wall at Lake Paradise. Manager Gill stated the draft would be out by the end of the week and the retaining wall is for stabilization of the shoreline – a common practice.

#### **PRESENTATION: Leo Vecchiarello with Solar on Earth – IL Shine State Program**

Mr. Leo Vecchiarello of Solar on Earth presented the Council an explanation of the Illinois Shines Program from the State of Illinois including the use of credits from solar applying to the City's Ameren billing with a reduction of 20% overall spend of the Ameren billing, his company's clients of Marion, Pekin, LaSalle, Robinson, Arthur, school systems and franchise owners; and requested the signature on a non-binding agreement as an interested party in the program. Attendees inquired about residential opportunities, business opportunities, 20-year commitment, specific legislation, expectations, application of non-binding and hydro sources. Mr. Vecchiarello responded with 20 year commitment, Marion's excitement about the program, focus on agricultural communities and municipalities, falls under the Illinois Shines Program, project is for municipalities – not residential, 20% of whole spend, only solar not hydro sources, non-binding agreement puts a hold on the project that takes 30-60 days to implement, and would further discuss after the meeting.

#### **NEW BUSINESS**

Commissioner Cox seconded by Commissioner Phipps moved to approve Council Decision Request 2025-2629, awarding the bid of \$20,070.95 to Varsity Striping & Construction Company for pavement marking placement at various locations around the City; and authorizing the mayor to sign the IDOT Acceptance of Proposal (BLR 12330) [25-00000-05-GM]

Mayor Hall opened the floor for comments. Director Clark stated this was for the annual striping program all over the City.

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

Commissioner Phipps seconded by Commissioner Closson moved to approve Council Decision Request 2025-2630, awarding the bid in the amount of \$39,840.00 from Ed Carter Construction, Inc. for repairs to the east outside portion on the Train Depot; and authorizing the mayor to sign the contract.

Mayor Hall opened the floor for comments. Director Clark noted this was for the upkeep of the Depot's façade and foundation preservation. Manager Gill added the fire alarm trouble signal had been replaced two times and are still having issues.

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

Commissioner Butler seconded by Commissioner Cox moved to approve Council Decision Request 2025-2631, approving the engineering proposal in the amount of \$29,200 from Farnsworth Group to perform additional services for Phase I Engineering Study of the Illinois Route 16 and Swords Drive to extend the current study of roadway from Broadway Avenue East to DeWitt Avenue; and authorizing the mayor to sign the engineering proposal.

Mayor Hall opened the floor for comments. Director Clark explained the addition to the Phase I study with 50% participation and from Broadway Avenue to DeWitt Avenue.

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

Mayor Hall seconded by Commissioner Cox moved to approve Council Decision Request 2025-2632, approving the re-appointments of Chris Considine, Rich Fanelli, Justin Grady, Stephanie Packard, Blake Fairchild to the Tourism Committee for terms ending 09-01-2028.

Mayor Hall noted five of the seven were up for re-appointment and was a standard consideration. Commissioner Cox stated the committee does good work. Director Burgett added the skilled talent with oversight of the festivals and were glad to serve.

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

Commissioner Closson seconded by Commissioner Butler moved to adopt Resolution No. 2025-3316, supporting and approving a Boat Access Area Development (BAAD) Program application through the Illinois Department of Natural Resources (IDNR) with a 17% match from the City for the purpose of installation of an ADA accessible kayak launch and resurface of the parking lot at Lake Paradise; and authorizing the mayor to sign all documents necessary to complete the application.

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## **CITY OF MATTOON, ILLINOIS**

### **RESOLUTION NO. 2025-3316**

#### **A RESOLUTION SUPPORTING THE CITY'S APPLICATION TO APPLY FOR THE BOAT ACCESS AREA DEVELOPMENT (BAAD) PROGRAM OPERATED BY THE ILLINOIS DEPARTMENT OF NATURAL RESOURCES (IDNR) TO INSTALL AN AMERICANS WITH DISABILITIES ACT (ADA) ACCESSIBLE KAYAK LAUNCH AND COMPLETE PARKING LOT IMPROVEMENTS AT LAKE PARADISE**

**WHEREAS**, Lake Paradise is a valuable recreational resource for the City of Mattoon ("City") and its residents; and

**WHEREAS**, the City desires to increase access to Lake Paradise for all residents, including those with disabilities; and

**WHEREAS**, the IDNR's Boat Access Area Development (BAAD) program provides funding for the development and improvement of boating facilities, including the installation of ADA accessible kayak launches, and parking lot renovations; and

**WHEREAS**, the City plans to apply for the project with a reimbursement grant in the amount of up to \$80,000; and,

**WHEREAS**, the City is offering to provide a match of 17% of the total project costs from video gaming funds; and

**WHEREAS**, the City wishes to apply for the BAAD program to install an ADA accessible kayak launch and resurface the parking lot with asphalt at Lake Paradise; and

**WHEREAS**, the City has identified multiple vendors capable of furnishing an ADA accessible kayak launch.

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

**Section 1.** The City Council supports the City's application to apply for the Boat Access Area Development (BAAD) program operated by the Illinois Department of Natural Resources (IDNR) to install an Americans with Disabilities Act (ADA) accessible kayak launch at Lake Paradise.

**Section 2.** The City authorizes the City Manager or designee to prepare and to submit an application for the BAAD program to the IDNR.

**Section 3.** The City of Mattoon acknowledges that the installation of an ADA accessible kayak launch and parking lot improvements will increase access to the lake for all residents, including those with disabilities, and will enhance the recreational opportunities available in the City.

**Section 4.** This resolution shall be in full force and effect from and after its adoption.

Upon motion by Commissioner Closson, seconded by Commissioner Butler, adopted this 19th day of August, 2025, by a roll call vote, as follows:

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

NAYS (Names): None

ABSENT (Names): None

Approved this 19th day of August, 2025.

/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/Dan C. Jones  
Dan C. Jones, City Attorney

Recorded in the Municipality's Records on 08-19, 2025.

Mayor Hall opened the floor for comments with no response.

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

Commissioner Cox seconded by Commissioner Phipps moved to adopt Special Ordinance No. 2025-1975, granting a Special Use for a barber school located at 1414 Broadway Avenue. Petitioner: Washington Savings Bank Land Trust #5148 True Grit Barbers, L.L.C.

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**CITY OF MATTOON, ILLINOIS**

**SPECIAL ORDINANCE NO. 2025-1975**

**AN ORDINANCE TO GRANT A SPECIAL USE FOR A BARBER COLLEGE AT 1414  
BROADWAY AVENUE | Pin #: 07-1-03839-000**

**WHEREAS**, The petitioner WASHINGTON SAVINGS BANK, Trustee of Land Trust #5148 has petitioned the City of Mattoon for a special use for a Barber College; and

**WHEREAS**, a public hearing was held before the Mattoon Planning and Zoning Commission where no objectors were present; and

**WHEREAS**, The Planning and Zoning Commission of the City of Mattoon voted unanimously for the approval of said special use; and

**WHEREAS**, said special use conforms with the quality and character of the community.

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

**Section 1.** Pursuant to the abilities of City Council enshrined in Section 32.05 of the Mattoon Code of Ordinances, the City of Mattoon hereby grants the special use for an “Barber College” for the address 1414 Broadway Avenue.

**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 Cox, seconded by Commissioner Phipps, adopted this 19<sup>th</sup> day of August, 2025, by a roll call vote, as follows:

AYES (Names):	<u>Commissioner Butler, Commissioner Closson,</u>
	<u>Commissioner Cox, Commissioner Phipps,</u>
	<u>Mayor Hall</u>
NAYS (Names):	<u>None</u>
ABSENT (Names):	<u>None</u>

Approved this 19<sup>th</sup> day of August, 2025.

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

ATTEST:

APPROVED AS TO FORM

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

/s/Dan Jones  
Dan Jones, City Attorney

Mayor Hall opened the floor for comments. Director Benishek stated the Planning Commission passed unanimously. Attorney Lee Waite of Dilsaver & Nelson stated David and Andrea Newberry were in attendance to answer questions. Mayor Hall inquired about Mr. Newberry's barber experience. Mr. David Newberry stated he worked at a barber shop for three years. Commissioner Butler inquired about number of stations and parking. Mr. Newberry responded with 12-14 stations and following State guidelines and an empty lot for parking. Commissioner Closson inquired about the marketing and prospective students with Mr. Newberry stating marketing through social media and word of mouth.

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

### **COMMENTS BY THE COUNCIL**

Commissioner Butler thanked Mrs. Sparks for her comments, commented on miscommunication and taking ownership, congratulated the Newberrys on their new business, and inquired about returned applications from businesses for the water issue. Director Benishek responded that the form was not an initiative of the City, the Illinois IEMA had a form, about three businesses had completed, the Chamber sent out on their email list; and was meeting with businesses to explain the application. Mr. Ed Dowd commented on the 60 emails for businesses who suffered a significant loss of 50% from the previous year. Mrs. Amanda Perdomo commented she did not want a loan and needed more explanation of the application. Mrs. Michelle Cook appreciated a response from Director Benishek, needed better communication, and was not going to complete for a loan. Mayor Hall stated there were many good things in Mattoon and the Council does take comments seriously, explained the need for one person to respond to the Public, and the assistance on projects through grants. Mr. Dowd noted the loans were available at a two- to three percent range and some people may see the loan as viable. Director Benishek stated the form was not for a loan, and the five-minute small business application would provide data for the City to see if the area would qualify for SBA disaster relief. Commissioner Closson appreciated everyone in attendance and best wishes to the Newberrys. Commissioner Cox noted discussion with business owners and their concerns about food trucks, requested Director Benishek to research and asked for Manager Gill's thoughts. Manager Gill noted there were a few interested in commercial areas and the need to have some rules and regulations as the food trucks increase. Commissioner Cox noted Manager Gill's address of the ADA issue at the Train Depot at 4:30 a.m. and appreciates all he does. Commissioner Phipps commented on fielding calls about the water issues, appreciated the attendees, supported transparency, and asked Mrs. Sparks how she would want communication in her opinion. Mrs. Sparks stated Facebook or Instagram. Mrs. Angela Hampton requested an email sign-up for email/text service to have control of the timing of messages. Mr. John Wurtsbaugh suggested to disable the comments section to help avoid miscommunications.

Commissioner Cox seconded by Commissioner Butler moved to adjourn at 8:06 p.m.

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

/s/Susan J. O'Brien  
City Clerk