

City of Neoga

REGULAR MEETING MINUTES OF THE CITY COUNCIL OF THE CITY OF NEOGA, CITY COUNCIL CHAMBERS MUNICIPAL BUILDING 533 CHESTNUT NOVEMBER 5, 2001, 7:00 P.M.

CALL TO ORDER

Mayor Mercer called the meeting to order at 7:00 p.m. Those present were: Commissioners Altman, Varner, Modglin, and Mayor Mercer. The Pledge of Allegiance was recited. Also, one minute of silence was observed in honor of Mayor Richard Kepp who passed away one year ago on this date.

MINUTES

Commissioner Altman made the motion, seconded by Commissioner Modglin, to approve the regular meeting minutes of October 15, 2001. Yeas, Commissioners Altman, Varner, Modglin, and Mayor Mercer. Nays, none. Motion carried. 4-0

PUBLIC AFFAIRS

ORDINANCE NO. 711-11-01

AN ORDINANCE AUTHORIZING THE MAYOR TO SELL PERSONAL PROPERTY.

Commissioner Varner made the motion, seconded by Commissioner Modglin, to approve Ordinance No.711-11-01 and to accept the City of Strasburg bid of \$3000 for Squad Car. Yeas, Commissioners Altman, Varner, Modglin, and Mayor Mercer. Nays, none. Motion carried. 4-0

LIVE NATIVITY SCENE

Tim Mueller was present to tell the Council that the community churches will be holding the Live Nativity Scene again this year. Mueller said that unlike previous years they would not need to close city streets this year. He explained that the Nativity Scene will be held at Jennings Park and traffic will be routed one way and they will use the access road that runs next to Park Street for the traffic. Mueller said they will utilize the Fire Department volunteers for traffic control and asked for two Police Officers to assist. After discussion, the Council instructed Mueller to contact Police Chief Mattern, and Superintendent Douglas to set up the traffic pattern.

FINANCE

TENTATIVE LEVY ORDINANCE

The tentative Levy Ordinance was given to each Commissioner for their review. This Ordinance will be placed on the Council Agenda for the next regular meeting for passage.

INSURANCE PREMIUM

Commissioner Modglin reported that the renewal premium for insurance coverage for the City liability, errors & omission, auto, property, workman compensation, etc., with Illinois Municipal League Risk Management Association will be \$18,049 if paid by 11/16/2001.

Motion: Commissioner Modglin made the motion, seconded by Commissioner Altman, to pay the premium in time to receive the 2% discount. Yeas, Commissioners Altman, Varner, Modglin, and Mayor Mercer. Nays, none. Motion carried. 4-0

PUBLIC PROPERTY

PROGRESS REPORT FROM DAILY & ASSOCIATES ENGINEERS

David Happ with Daily & Associates told the Council that final information has been provided to the EDA for the Industrial Park. He noted that EDA informed him the City should receive a letter soon saying it is O.K. to begin the bidding process for construction of the water/sewer/road for the Industrial Park.

Happ reviewed the new plat of the Industrial Park showing all easements, roads, etc., as well as, the lay out of the park. This new survey and plat was completed so the City could complete the process of locating Brighton Cabinets into the Industrial Park.

Motion: Commissioner Varner made the motion, seconded by Commissioner Altman, to authorize Mayor Mercer to sign the plat to be filed with the County. Yeas, Commissioners Altman, Varner, Modglin, and Mayor Mercer. Nays, none. Motion carried. 4-0

REQUEST FROM RELIANT ENERGY

Gil Smith representing Reliant Energy requested that the Council consider a remedy to a problem that Reliant is having with the sewer discharge meter registering usage when no usage is taking place. Smith stated that they would like to place a back-flow-preventer into the line to prevent air flowing through and causing the meter to register flow when it's not actually pumping. Reliant is requesting that the City give them permission to place the check valve on the City side of the meter. Reliant would give the City a document stating that Reliant will be responsible for maintenance and or replacement of the valve. Council told Smith that it would take an amendment to the contract between the City and Reliant for this valve to be added. Additionally, the City would want the Engineers and the City Attorney to review any amendment to the contract, as well as, the punch list being finished before the Council considers this request for passage. Mr. Smith said he would have Reliant's Attorney begin the

process.

FENCE BIDS

Fence bids were opened and read. They are as follows: 1. \$16807.50 Maxedon, \$7825.00 Coles County Fence, \$8900.00 Supreme Fencing. Commissioner Varner made the motion, seconded by Commissioner Modglin, to accept the bid from Coles County Fence in the amount of \$7825.00. Yeas, Commissioners Modglin, Varner, Altman, and Mayor Mercer. Nays, none. Motion carried. 4-0

PUBLIC AFFAIRS CONTINUED

REQUEST TO PURCHASE OLD FIRE STATION

Mike Tennent and Cam Wallace owners of Uptown Food & Spirit's and Marilyn Smyser manager of the same were present to request the City consider selling the old Fire Station building to them. They stated they are enjoying a good reception to their business and they would like to expand. Their intent would be to increase the food sales and expand their menu. After discussion it was the consensus of the Council that in order to keep the building for commercial use they would consider selling the building and would move into executive session to discuss price.

RECESS INTO EXECUTIVE SESSION

Commissioner Altman made the motion, seconded by Commissioner Varner, to move into executive session at 8:20 p.m., for the purpose of Section 2 (c)(6) setting of price for sale of public property. Yeas, Commissioners Varner, Altman, Modglin, and Mayor Mercer. Nays, none. Motion carried. 4-0

RECONVENED AND ROLL CALL

This meeting reconvened on motion by Commissioner Varner, seconded by Commissioner Altman. Those present for roll call were: Commissioners Altman, Modglin, Varner, and Mayor Mercer.

POSSIBLE SALE OF REAL ESTATE

Commissioner Varner made the motion, seconded by Commissioner Altman to put the Fire Station up for sale for what the city paid for it which was \$9000, contingent upon review by City Attorney Braden that all Public Body requirements are met for sale of said property. Yeas, Commissioners Varner, Altman, Modglin, and Mayor Mercer. Nays, none. Motion carried. 4-0

DISCUSSION: WATER LEAK AT SPLIT END'S BEAUTY SHOP

Commissioner Varner stated that he had been contacted by Gary Hartke in regard to a water bill in the amount of \$1133.50 for water and sewer for his daughter Mindy Hartke's Beauty Salon The sewer is in the amount of \$302.74 and water is in the amount of \$830.76. It was noted that there was a leak at this property. Commissioner Varner said he had spoken to Superintendent Douglas about this and Douglas said he

could not remember if he turned this water on or not. Therefore, Commissioner Varner felt because the meter was not read this bill should be adjusted to a minimum usage for the past year. Additionally, Varner said he felt this was a new business and consideration should be made for them as consideration has been made in other areas for other businesses. Also, Varner noted that Douglas had told him if we were going to give Hartke a break possibly they would cooperate with the City getting on their property to remedy drainage problems in that area. City Clerk Ehrhart explained that it was her understanding that Superintendent Douglas went to this location and turned the water on to show Hartke where the leak was then turned the water off. Also, until Mindy Hartke's open house announcement was in the paper the city office was not aware that any water was on at this location. Ehrhart noted that other people in town have had to pay large bills without reduction in amount when they have a leak. City Ordinance requires payment for water when there is a leak with an adjustment in sewer if the water has not gone through the sewer system. Commissioner Modglin and Mayor Mercer said they felt payment should be made unless other circumstances could be corroborated. However, Commissioner Modglin said if a mistake could be substantiated on the part of a city employee then consideration should be made for this. Commissioner Varner said he would like for Superintendent Douglas to be present. Council held this item over until next Council Meeting for consideration.

ADJOURN

Commissioner Altman made the motion, seconded by Commissioner Modglin, to adjourn the regular meeting of November 5, 2001, at 9:00 p.m. Yeas, Commissioners Altman, Modglin, Varner, and Mayor Mercer. Nays, none. Motion carried. 4-0

** The "Official Minutes" are on public record at the
City of Neoga Municipal Building - 533 Chestnut - Neoga, IL.
I, Bill Dugan, have scanned and formatted the minutes as presented to me
and ask forgiveness for any honest errors or typos that I may have made in the preparation.