

City Council
Regular Meeting

June 17, 2024
6:30 p.m.

PLEDGE OF ALLEGIANCE:

The Pledge of Allegiance to the American Flag was given by all that were present.

CALL TO ORDER:

Mayor Gottman called the regularly scheduled meeting of the Vandalia City Council to order at 6:30 pm.

ROLL CALL:

Aldermen Brosman, Barker, Stunkel, Hobler, Lewey and Hubler were present. Bowen and Lester were absent.

MOMENT OF SILENCE:

A moment of silence was held for Tracy Bowen, daughter of Dean Bowen (former owner of Bowen Cabinet and Appliance) and sister of Sandy Michel (Remax Realty).

**APPROVAL OF CITY COUNCIL
MEETING MINUTES DATED
JUNE 3, 2024:**

Motion was made by Stunkel and seconded by Hobler to approve City Council meeting minutes dated June 3, 2024. Motion carried.

TREASURER'S REPORT:

Treasurer's report for period ending May 31, 2024 was reviewed. Motion was made by Barker and seconded by Stunkel to file the Treasurer's report for audit. Motion carried.

REGULAR BILLS:

Motion was made by Stunkel and seconded by Barker to approve the regular bills as submitted. Motion carried.

SPECIAL BILLS:

Motion was made by Stunkel and seconded by Hobler to approve the special bills as presented: Sandberg Phoenix in the amount of \$11,303.49 for legal fees; Southern Illinois Criminal in the amount of \$1,600.00 for educational expenses; Milano and

Grunloh in the amount of \$45,767.50 for engineering fees; Higgs Welding in the amount of \$2,206.69 for supplies; Amazon Capital Services in the amount of \$2,124.50 for flags; Historical Vandalia, Inc., in the amount of \$4,728.63 for reimbursement; Cargill Incorporated in the amount of \$2,921.90 for salt; Bowen Signs and Designs in the amount of \$7,980.00 for Lake Lot signs; South Central FS in the amount of \$12,383.77 for gasoline; Sandschafer Electric in the amount of \$21,713.00 for professional services; Vandalia City Garage in the amount of \$7,724.00 for maintenance; Core and Main in the amount of \$3,252.76 for supplies; USA BlueBook, Inc., in the amount of \$5,667.02 for supplies; and Certified Balance and Scale in the amount of \$1,920.00 for supplies. Motion carried.

NEW BUSINESS:

Gottman noted there would be a change to the agenda as presented. Lee Beckman from Milano and Grunloh would be moving to the beginning of the agenda.

CITY ENGINEERING REPORT:

Beckman updated the Council on ongoing and pending City projects. The letting for the Randolph Street project will hopefully be in August or September. Inspection of the Lake Dam has been completed. Paslay and Beckman will meet to discuss 120 Water regarding the lead service line replacement. Safe Routes to School Phase I is scheduled for a September letting. The City's application for Safe Routes to School Phase II was declined. The City can reapply in 2025. The City still has not received the permit from the IEPA for the new water treatment plant. Gottman will reach

out to IML to follow up with the IEPA on behalf of the City. ITEP sidewalk project has been submitted to IDOT. Letting will be in 60 to 90 days. Vandalia Lake Siltation project and 319 Grant application have been submitted. Meeting was held at the Lake with the Lake Committee to discuss the details of the OSLAD grant. The City will apply for an RDMS RISE grant that would be used for upgrading 5th and 6th Streets. Applications are due July 22. Paslay is working with Brooke at SCIRP/DC.

**ACCEPTANCE OF THE TIF
ADVISORY COMMITTEE
MEETING MINUTES DATED
JUNE 12, 2024:**

Motion was made by Brosman and seconded by Lewey to accept the TIF Advisory Committee Meeting minutes dated June 12, 2024. Motion carried.

**ORDINANCE 2024-6-17-A:
AN ORDINANCE OF THE CITY
OF VANDALIA, FAYETTE
COUNTY, ILLINOIS,
AUTHORIZING TAX
INCREMENT FINANCING
ASSISTANCE IN CONNECTION
WITH A REDEVELOPMENT
AGREEMENT - CHARLIE
PRYOR AND MARY NASH:**

Motion was made by Hubler and seconded by Lewey to approve Ordinance 2024-6-17-A: An Ordinance of the City of Vandalia, Fayette County, Illinois, Authorizing Tax Increment Financing Assistance in Connection with a Redevelopment Agreement - Charlie Pryor and Mary Nash as recommended (25%) by the TIF Committee.

Roll call: Stunkel, yea; Barker, yea; Hubler, yea; Hobler, yea; Lewey, yea; Brosman, yea. Bowen and Lester were absent. Motion carried.

**ORDINANCE 2024-6-17-B:
AN ORDINANCE OF THE CITY
OF VANDALIA, FAYETTE
COUNTY, ILLINOIS,
AUTHORIZING TAX
INCREMENT FINANCING
ASSISTANCE IN CONNECTION
WITH A REDEVELOPMENT
AGREEMENT - BRYAN HOSICK
(HOSICK MOTORS, INC.):**

Bryan Hosick addressed the Council regarding his proposed plan for the former County Market building. He also asked the Council to consider a 1% sales tax rebate in order to be more competitive, which will be addressed at a later Council meeting. TIF Committee recommendation was 25% acquisition and 25% construction costs reimbursement. He asked the Council

to reconsider what the TIF Committee recommended and requested 50% reimbursement for renovation and 25% on acquisition costs. Paslay stated TIF 1 account currently has \$695,644.79 in it. Hosick was agreeable to spreading the payments out for 5 years, which would be \$243,463.80 each year for 5 years (50% construction and 25% acquisition costs).

Motion was made by Barker and seconded by Stunkel to approve amended Ordinance 2024-6-17-B: An Ordinance of the City of Vandalia, Fayette County, Illinois, Authorizing Tax Increment Financing Assistance in Connection with a Redevelopment Agreement - Bryan Hosick (Hosick Motors, Inc.) to reflect change to 50% reimbursement for renovation costs and 25% for acquisition costs with payments distributed over 5 years (\$243,463.80 each year).

Roll call: Brosman; nay; Stunkel, yea; Hubler, yea; Lewey, yea; Barker, yea; Hobler, nay. Bowen and Lester were absent. Motion carried 4-2.

APPROVE OR REJECT BIDS FOR PROPERTY CLEANUP AT THREE (3) PROPERTIES (BIDS TO BE OPENED DURING COUNCIL MEETING) :

Motion was made by Lewey and seconded by Brosman to approve the sealed bid submitted by GM Enterprises in the amount of \$1,365.00 to clean up three properties. Motion carried.

APPROVE OR REJECT BIDS FOR ROAD REPAIR ON WAGNER STREET:

Motion was made by Brosman and seconded by Barker to approve a bid submitted by Chandler Brothers Construction, Inc. in the amount of \$9,845.50 for road repair on Wagner Street. Motion carried.

**ACCEPTANCE OF THE
TOURISM COMMISSION
MEETING MINUTES DATED
FEBRUARY 13, 2024:**

Motion was made by Stunkel and seconded by Barker to accept the Tourism Commission Meeting minutes dated February 13, 2024. Motion carried.

**APPROVE OR REJECT PAY
ESTIMATE NO. 2 FOR WWTP
ENERGY EFFICIENCY
PROJECT (\$21,713.00):**

Motion was made by Stunkel and seconded by Hobler to approve Pay Estimate No. 2 for WWTP Energy Efficiency Project (\$21,713.00) pending the WWTP Superintendent's approval. Motion carried.

**ORDINANCE 2024-6-17-C:
AN ORDINANCE OF VACATION
- COLES STREET BETWEEN
VETERANS AND I-70:**

Motion was made by Brosman and seconded by Lewey to approve Ordinance 2024-6-17-C: An Ordinance of Vacation - Coles Street Between Veterans and I-70.

Roll call: Barker, yea; Hubler, yea; Stunkel, yea; Lewey, yea; Hobler, yea; Brosman, yea. Lester and Bowen were absent. Motion carried.

**ORDINANCE 2024-6-17-D:
AN ORDINANCE OF VACATION
- UNIMPROVED 6TH, 4TH AND
2ND AND WATER BETWEEN
IMCO AND I-70:**

Motion was made by Stunkel and seconded by Lewey to approve Ordinance 2024-6-17-D: An Ordinance of Vacation - Unimproved 6th, 4th and 2nd and Water Between Imco and I-70.

Roll call: Hobler, yea; Hubler, yea; Stunkel, yea; Lewey, yea; Barker, yea; Brosman, yea. Bowen and Lester were absent. Motion carried.

**ORDINANCE 2024-6-17-E:
AN ORDINANCE AMENDING
CHAPTER 11 LAKE
ORDINANCE OF THE
VANDALIA MUNICIPAL CODE:**

Discussion was held regarding the effective date of Ordinance. Motion was made by Stunkel and seconded by Brosman to approve amended Ordinance 2024-6-17-E: An Ordinance Amending Chapter 11 Lake Ordinance of the Vandalia Municipal Code with effective date January 1, 2025.

Roll call: Hubler, yea; Barker, yea; Stunkel, yea; Lewey, yea; Hobler, nay; Brosman, yea. Lester and Bowen were absent. Motion carried 5-1.

**ACCEPTANCE OF THE
PERSONNEL, FINANCE AND
INSURANCE COMMITTEE
MEETING MINUTES DATED
JUNE 3, 2024:**

Motion was made by Hobler and seconded by Barker to accept the Personnel, Finance and Insurance Committee meeting minutes dated June 3, 2024. Motion carried.

**ACCEPTANCE OF THE CITY
COUNCIL OF VANDALIA,
FAYETTE COUNTY BOARD AND
EVANS PUBLIC LIBRARY
DISTRICT BOARD JOINT
MEETING MINUTES DATED
JUNE 3, 2024:**

Motion was made by Lewey and seconded by Hobler to accept the City Council of Vandalia, Fayette County Board, and Evans Public Library District Board Joint Meeting minutes dated June 3, 2024. Motion carried.

**ACCEPTANCE OF LAKE
COMMITTEE MEETING
MINUTES DATED JUNE 3,
2024:**

Motion was made by Hobler and seconded by Barker to accept the Lake Committee Meeting minutes dated June 3, 2024. Motion carried.

**APPROVE OR REJECT CHANGE
ORDER NUMBER 3 FOR MAIN
STREET LIFT STATION:**

Motion was made by Barker and seconded by Stunkel to approve Change Order #3 in the amount of \$9,040.00 (decrease) for Main Street Lift Station. Motion carried.

**APPROVE OR REJECT FINAL
PAY ESTIMATE FOR MAIN
STREET LIFT STATION:**

Motion was made by Lewey and seconded by Brosman to approve final pay estimate for Main Street Lift Station in the amount of \$25,021.49. Motion carried.

**AUTHORIZATION FOR MAX'S
FAMILY DINER TO BE GIVEN
THE OPEN CLASS E LIQUOR
LICENSE:**

Motion was made by Brosman and seconded by Barker to authorize the open Class E Liquor License be given to Max's Family Diner. Motion carried.

**APPROVE OR REJECT GAMING
APPLICATION FROM MAX'S
FAMILY DINER:**

Motion was made by Brosman and seconded by Stunkel to approve gaming application from Max's Family Diner.

Roll call: Brosman, yea; Hobler, yea; Lewey, nay; Stunkel, yea; Hubler, yea; Barker, yea. Lester and Bowen were absent. Motion carried 5-1.

**AUTHORIZATION TO HIRE
TWO (2) CITY OF VANDALIA
POLICE OFFICERS:**

Motion was made by Hobler and seconded by Barker to hire two (2) City of Vandalia Police Officers. Authorization was given to reimburse the Village of Farina for the police vest and education fees for the police officer coming from Farina. Motion carried.

**ROAD CLOSURE REQUEST -
THIS-N-THAT FOURTH
ANNUAL WITCHES NIGHT OUT
OCTOBER 26, 2024 FROM 12
NOON UNTIL 10:00 P.M.:**

A road closure request (5th Street between Main and Madison Streets) submitted by Karen Sharp, requesting road closure for Witches Night Out on October 26, 2024 from 12 Noon until 10:00 p.m. Action will be taken at next Council meeting.

**ORDINANCE 2024-6-17-F:
AN ORDINANCE DECLARING
SURPLUS PROPERTY AND
AUTHORIZING SALE:**

Connor reported that Exhibit A Items 2, 3 and 4 would need to be amended to reflect correct parcel numbers. Motion was made by Brosman and seconded by Stunkel to approve amended Ordinance 2024-6-17-F: An Ordinance Declaring Surplus Property and Authorizing Sale, reflecting the correct parcel numbers.

Roll call: Hubler, yea; Brosman, yea; Stunkel, yea; Hobler, yea; Barker, yea; Lewey, yea. Bowen and Lester were absent. Motion carried.

Connor stated he is asking Council to send an amendment to the zoning code to the Planning Commission. This will require a public hearing asking that agriculture be modified to include solar projects that have already received a Special Use Permit by the County and are located outside of the City limits but within 1.5 miles; thus zoned by the City.

Motion was made by Brosman and seconded by Hubler to forward to Planning Commission.

Roll call: Hubler, yea; Brosman, yea; Stunkel, yea; Hobler, nay; Barker, nay; Lewey, nay. Gottman voted yea, breaking the tie. Lester and Bowen were absent. Motion carried 4-3.

MAYOR'S REPORT:

Mayor reported the IML Conference will be held on September 19-21, 2024 in Chicago.

CITY ATTORNEY'S REPORT:

Nothing to report.

CITY CLERK'S REPORT:

Nothing to report.

CITY ADMINISTRATOR'S REPORT:

Nothing to report.

SAFETY CODE OFFICIAL REPORT:

Report provided in packet.

STANDING COMMITTEE REPORTS:

Ray reported he has been receiving emails requesting stop signs on a few streets in the City. Gottman asked the Aldermen to drive around the areas in question. A recommendation will be given to Ray. Stunkel stated that Lester looked at the handicap dock foundation at the Lake that needs to be repaired. The City Engineer will look at the dock, have specs drawn up and then put out for bid. Vandalia Christian Academy is interested in selling concessions at the beach house. Lake lot signs will be discussed at the next Lake Committee meeting. Paslay stated she will place service guides in a container for campers to pick up.

Motion was made by Hubler and seconded by Barker to begin the process of hiring a Tourism Director.

Roll call: Hobler, nay; Barker, yea; Stunkel, yea; Brosman, yea; Hubler, yea; Lewey, yea. Motion carried 5-1.

Paslay stated that she had a meeting for Summer Fest which included the Chief, the Sheriff, and the Mayor. The City's Risk Management agency did not feel that it was a good idea to sell alcohol during Summer Fest because there are signs posted at the Lake that alcohol is prohibited. RMA said they would not be able to provide insurance coverage for Summer Fest. Barker asked about purchasing insurance through another agency. Paslay and Gottman will have a conversation with the City's insurance carrier. Paslay will print out copies of the revised Personnel Policy handbook for all City employees.

ANNOUNCEMENTS AND CONCERNS:

Lewey asked about a fence being placed around the solar farm on Randolph Street. He also stated he once again has observed E-bikes and motorized bikes traveling on roads where golf carts and side by sides are prohibited. This will be referred to the Public Safety Committee.

COUNCIL MOVES INTO EXECUTIVE SESSION AT 8:32 P.M.:

Gottman announced Council would be moving into Executive Session. Motion was made by Brosman and seconded by Stunkel to move into Executive Session at 8:32 p.m. under 5 ILCS 120/2 to discuss litigation and possible sale/acquisition of land.

Roll call: Hobler, yea; Barker, yea; Stunkel, yea; Brosman, yea; Hubler, yea; Lewey, yea. Lester and Bowen were absent. Motion carried.

EXECUTIVE SESSION ENDS
AT 9:32 P.M.:

Executive Session ends at 9:32 p.m.

REGULAR SESSION
RECONVENED AT 9:34 P.M.

Mayor Gottman reconvened the regular Council meeting at 9:34 p.m. with a roll call: Stunkel, yea; Brosman, yea; Hobler, yea; Barker, yea; Lewey, yea; Hubler, yea. Lester and Bowen were absent.

Gottman stated there was nothing to report out of Executive Session.

ADJOURNMENT:

Motion was made by Hubler and seconded by Barker to adjourn the meeting. The meeting adjourned at 9:35 p.m.

City Clerk