

REGULAR MEETING OF THE LEXINGTON CITY COUNCIL

September 12, 2011

The regular meeting of the Lexington City Council was called to order at 7:33 p.m. by Mayor Mohr in the City Council Chambers at Lexington City Hall.

Roll call was taken to find the following physically present: Mayor Mohr, Alderman Cole, Alderman Miller, Alderman Brill, Alderman Fiero, Alderman Revelle and Alderman Winterland. Members of the staff and public present were: Melanie Kunkel, Ed Pyne, Ryan Rich, Sam Payne, Billy DuBois and Susan Wright.

It was moved by Alderman Brill and seconded by Alderman Winterland to accept the minutes of the September 1, 2011 Finance Committee meeting and the August 22, 2011 Council Meeting minutes with a change regarding the reference to the Kenny's TIF grant forgiveness to read "month" instead of "year". Motion carried unanimously.

It was moved by Alderman Winterland and seconded by Alderman Revelle to approve the Treasurer's Report and authorize payment of bills in the sum of \$42,860.07. This total includes checks payable to Mclean County Asphalt and David Leake for road and sidewalk repairs. Alderman Winterland expressed concern that those two invoices should be paid by the contractor. Those checks will be held pending clarification with Margaret Quinley. Motion carried unanimously.

Public Input- Candidate Sam Payne addressed the council regarding his upcoming campaign for the McLean County Board under District 1. Ryan Rich also addressed the council regarding his desire to open a sports enhancement facility in Lexington. He is asking to rent or purchase the old fire station or any other building; equal in size, the city could have to offer.

Old Business:

1. Police Department Business- (a) **Police Chief's Report-** Dave Schneider is working with all emergency departments in the area, including Life Flight, to schedule a mock DUI for high school students. He is also working on the theft of some deposits at McDonalds. One of the part time officers has moved out of the area. Dave notified the council that he would be looking for a replacement officer to fill that slot in the future. (b) **Mobile homes/abandoned car ordinance amendment-** Alderman Fiero has been working with Alderman Brill to draft an amendment to Section 234 of the Code. Alderman Fiero presented council members with several options for their consideration. This item will be carried forward to the next meeting for further discussion. (c) **Status of May/June robberies and break-ins-**A resident had some questions regarding this topic that were addressed directly by Dave. (d) **Update on Ordinance Violations-**Regarding the dilapidated home near the pool complex; Alderman Brill has made contact with the owner who indicated that her intention is to repair the home. Alderman Brill would like the city to send the owner a registered letter informing her of the code violation. Alderman Fiero suggested Alderman Brill work together with the City's attorney regarding this issue.

2. Susan Wright Property Discussion-Susan Wright addressed the council regarding the sale of her home. She is providing the City with the first option to buy the home. Mayor Mohr suggested the council discuss the possible acquisition of her property along with others in the community in a possible closed session discussion later in the meeting.

3. Sewer Connection and Impact Fee-New Construction- There is a new construction home in Meadowridge that is looking to connect to the sewer. Council members discussed implementing a connection fee for new construction homes. Mayor Mohr presented a list of connection fees for surrounding communities. Motion by Alderman Miller and seconded by Alderman Revelle to create a \$1,000 connection fee for homes that did not have a septic tank to abandon but are applying now to be connected to the sewer system. Motion carries unanimously. These homes will then be subject to the current fees that are outlined in the code which are the \$12.00/mos. debt service surcharge and the \$0.175/100 gals. OM&R sewer fee. Any building not already permitted for construction will also be responsible for the excavation of their sewer connection.

New Business:

TIF Grant Program Administration and Application Review: Alderman Winterland discussed the results of the finance committee meeting on September 1, 2011. Mayor Mohr has estimated that the City has seen approximately \$0.50 returned for every \$1.00 of TIF money that has been invested over the last 5 years. This indicates that the program is not leveraging private investment hard enough. In an attempt to better use TIF funds going forward, it was recommended that grant requests should be competitive and based on the following criteria and in this order of importance: 1.) positive impact to the city's EAV, 2.) the potential to generate sales tax revenue, 3.) new job creation within the community and 4.) the ability of the proposed project to address unmet needs in the community. Winterland further suggested that TIF grants only be considered once per year, between March and April, so that any awards can be incorporated into the City's budgeting, appropriation and levy processes. Because the school is one of the council's priorities, Alderman Winterland believes it is important to bring more developments to the community thereby increasing the number of students in the school. Alderman Winterland provided the council members with a list of current grant requests and possible future requests. Mayor Mohr asked council members to rank the requests on the list in their order of preference for discussion at the next meeting.

Motion by Alderman Winterland and seconded by Alderman Miller to go into closed session at 9:45 pm under Section 2(c)(5) to discuss the purchase or lease of real property for the use of the public body. Motion passed unanimously.

Motion by Alderman Winterland and seconded by Alderman Brill to adjourn the closed session at 10:25pm. Motion passed unanimously.

Committee Reports:

Mayor: - Mayor Mohr reported that he is currently working to set a closing date for the sale of the West storage shed. He asked Alderman Brill if there are any on-going codification needs to be addressed with General Code and what the City's financial exposure is for electronic code maintenance. Mayor Mohr is also asking the Police Committee to make sure they are verifying that the hours the City is paying officers to work are for the hours that are actually scheduled and

that activity logs support the payroll requests. Mayor Mohr reported that he received an email from a company that scores the transparency of municipal websites. Lexington scored 23 out of 100 points. They also provided a checklist of criteria that the City can use to make improvement to the web site. Bill Elias and Mayor Mohr met with Union Pacific Railroad who were interested in closing some railroad crossings in the city. The UP and IDOT reps were told that the city is not interested in closing any crossings. Mayor Mohr reported that he has received a resignation from Dean Michal for the zoning board of appeals. Mayor will be seeking a replacement. With regard to the restoration of driveways in the South Ridge subdivision, some of the residents claimed the curb going into their driveways are so high they are having a difficult time driving into their driveways. Originally some of the homeowners made ramps with hot mix going into the driveways and some council members feel the city is not obligated to fix those ramps. Alderman Revelle feels the council should discuss whether or not they should allow the citizens to patch those curbs.

Police-None

Building/Insurance-None

Finance/TIF- None

Water- None

Sanitation-None

Streets/Allys- None

There being no further business, it was moved by Alderman Miller and seconded by Alderman Winterland to adjourn at 10:35 p.m. Motion carried by unanimous voice vote.

Respectfully submitted,

Melanie Kunkel, City Clerk

Approved: 9/26/2011