



Minutes of the Regular City Council Session – September 20, 2021

The City Council of the City of Aledo met in Regular Session in the Council Chambers at the Aledo City Hall building on September 20, 2021. MAYOR HAGLOCH called the meeting to order at 6:33 P.M. The roll was called, whereupon the following answered present:

Aldermen MICHAEL CHAUSSE, JAY DOHERTY, ZACH FRICK, JIM HOLMES, CHRIS KOPP, and LINDA SARABASA. Mayor CHRISTOPHER HAGLOCH. Aldermen BARRY COOPER and DENNIS DIXON were excused.

Also present was CHRISTOPHER SULLIVAN, City Administrator & Chief of Police, and JAROD DALE, City Clerk.

The media was represented by Jim Taylor, WRMJ.

COMMITTEE OF THE WHOLE

The meeting was opened in prayer by Pastor Daren Dietmeier, Trinity Presbyterian Church.

Public Comment: No Report.

Communication & Correspondence: No Report.

Requests & Petitions:

Street Closure: Trunk or Treat, Aledo United Methodist Church, October 31, 2021 between the hours of 5:00 p.m. – 7:00 p.m., located on NW 3rd Street between N. College Avenue and NW 2nd Avenue.

Public Works Activity Report:

- *Streets:* Assist in the sidewalk repair at the Senior Center; mowed City property; performed daily gas checks/finals/JULIES; removed tress and cleaned up stumps; budget work.
- *Gas:* JULIE's; Gas Superintendent has been on vacation, Superintendents Frieden and Salmon have covered the position in his absence.
- *Water:* JULIE's; Assist in the water service repair on North College Ave; performed daily gas checks/finals/JULIES; hydrant flushing is complete; completed fence projects at north and south lagoon east influent; attend the bid openings; budget work.



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- *Cemetery*: One (1) Funeral occurred. Fix stones & foundations; mowing; budget work.
- *DPW*: Coordinate Senior Center sidewalk repair. Five panels will be removed by the City, and the contractor will assist the City with reforming, pouring and finishing the newly installed concrete. The project will be completed by the end of the week. DPW attended the bid openings for the SE 8th Ave and NE 6th Ave sanitary sewer projects. The NE 6th sewer will be recommended to be included in the 2022 CIP Budget, and the SE 8th Ave project will be presented at the October 4th city council meeting for approval. The backstop poles were installed at the new baseball diamond, and the seeding will take place this week. Toured a few downtown buildings with Bush Construction to review scopes of work for renovations. Attended a webinar for the Rebuild Illinois Main Streets & Downtown Capital Program. Coordinated the repair of a water service line leak on North College Ave. 2022 budget work continues.

Aledo Police Department Activity Report: ADMINISTRATOR/CHIEF Sullivan the Department's two newest officers will be present at the meeting. Officer Brian Evins has been hired as a part-time officer and Officer Quasham "Q" Ford has come to the Department as a volunteer auxiliary officer. Brian has well over three decades of law enforcement experience and recently retired from the Mercer County Sheriff's Department where he served as Chief Deputy. Officer Ford works for the Mercer County Sheriff's Department as a bailiff in the Mercer County Circuit Court and a corrections officer at the Mercer County Jail.

The status of our squad car orders is still unknown.

The Department will be assisting Mercer County High School with its annual Homecoming Parade again this year. The parade is currently planned to be held on Thursday, October 7, 2021. The Council has approved the street closure for the parade. The Department has met with Rusty Ruggles, who is the MCHS staff member coordinating the parade and associated activities in Central Park.

Administrative Report: The City allowed the Mercer County School District to borrow picnic tables which will be used to allow for greater capacity for lunch periods. Director Blaser and the Public Works staff transported the tables to the High School. During the remainder of fall, until the weather changes, this will allow students to pass thru the cafeteria and have a place outside to eat their meals.

A new grant program was announced by the State of Illinois recently. Director Blaser and I attended a webinar about the program late Monday afternoon (9/13/2021). The new grants are called, 2021 Rebuild Main Streets & Downtown Capital Program Grant. Al



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Zwilling from Genesis also attended the webinar. The grants will range from \$250,000.00 to \$3,000,000.00. These grants are 100% funded with no match required from municipal governments. They are specifically designated for Downtown areas that need redevelopment and must have multiple retail walk-in spaces or store fronts in the immediate area of the grant funded project. The Mayor and City staff are currently exploring the possibility of applying for a grant.

The Mayor and City staff are working to develop a 2022, annual budget for the City of Aledo. This is an ongoing process and we have met several times as we try to work out the details. The Council will be asked to schedule the Council budget review meetings in the immediate future.

City Treasurer's Report: The Treasurer's Report has been marked exhibit "B", attached hereto and made a part of these minutes.

Mayor's Report: MAYOR Hagloch reported 2022 Budget & Capital Improvement Project (CIP) sessions tentatively to be held on October 20th and October 21st beginning at 6:00 o'clock p.m. in the City Council Chambers.

Committee Report: No Report.

REGULAR COUNCIL SESSION

Following the Pledge of Allegiance to the Flag,

CONSENT AGENDA

Motion was made by ALDERMAN CHAUSSE and seconded by ALDERMAN FRICK to approve the following consent agenda items:

- Approval of Minutes of the Regular Meeting of September 07, 2021.
- Approval of Finance Invoice Listing – AP17.
- Ordinance No. 17, Series of 2021; An Ordinance Authorizing the Sale of Surplus Property. (Second Reading)
- Ordinance No. 18, Series of 2021; An Ordinance pertaining to the Coronavirus Local Fiscal Recovery Fund. (Second Reading)
- Approval of Special Event / Street Closure – Trunk or Treat, Aledo United Methodist Church October 31, 2021 – 5:00 p.m. – 7:00 p.m.

A Roll Call vote was recorded as follows:



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YES: Chausse, Doherty, Frick, Holmes, Kopp and Sarabasa. NO: None. Motion carried.
6 yeas, 0 nays.

PUBLIC COMMENT: No Report.

ACTION ITEMS:

RESOLUTION NO. 26R, SERIES OF 2021; APPROVING A REDEVELOPMENT AGREEMENT BETWEEN THE CITY OF ALEDO, ILLINOIS AND ROCK ISLAND ECONOMIC GROWTH CORPORATION:

The Rock Island Economic Growth Corporation has been working with the City of Aledo and private investment partners of the City to make it possible to obtain and redevelop the old historic Junior High School building, 205 North College Avenue, Aledo, Il. It has been a long process that started several years ago. 353 Court has been instrumental in introducing Rock Island Economic Growth Corporation to Aledo and has worked as a liaison between the City and Rock Island Economic Growth Corporation throughout the planning stages.

The Developer shall redevelop and improve the Property for use as a multi-unit residential facility, which will include a complete rehabilitation and conversion of the existing school building located on the Property into a residential facility.

The City shall issue a tax increment financing (TIF) grant to the Developer for an amount not to exceed Two Hundred Fifty Thousand Dollars (\$250,000.00) for the purpose of reimbursing documented expenses incurred by the Developer for the Project.

1. October 1, 2021 through November 30, 2021: The City will reimburse the Developer an amount not to exceed \$20,000.00 for architecture services;
2. January 1, 2022 through March 31, 2022: The City will reimburse the Developer an amount not to exceed an additional \$20,000.00 for architecture services and an amount not to exceed \$25,000.00 for Phase I and Phase II environmental investigations;
3. Project Approval: The City will reimburse the Developer an amount not to exceed \$35,000.00 for the cost of acquisition of the Property within thirty (30) days following approval of the Project for low-income housing tax credits by the Illinois Housing Development Authority; and,



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4. Construction: The City will reimburse the Developer an amount not to exceed \$10,000.00 for civil engineering services and \$140,000 for hard construction costs during the period of construction.

The Developer shall not challenge the equalized assessed value of the Property for real estate tax purposes (“EAV”) for any tax year from 2022 through 2032 by filing an assessment complaint, property tax appeal or any other proceeding to challenge the taxable value of the Property.

Motion was made by ALDERMAN DOHERTY and seconded by ALDERMAN CHAUSSE to approve Resolution No. 26R, Series of 2021; Approving a Redevelopment Agreement between the City of Aledo, Illinois and Rock Island Economic Growth Corporation in the amount of \$250,000 for property located at 205 N. College Avenue, Aledo, Il. A Roll Call vote was recorded as follows:

YES: Doherty, Frick, Holmes, Kopp, Sarabasa, and Chausse. NO: None. Motion carried.
6 yeas, 0 nays.

OLD BUSINESS:

ALD. Chausse reported the dumpster located at Willow Manor Aledo has been swapped out for a newer one in recent weeks. The older dumpster did appear to be rotted out on the bottom but believes this should help alleviate future issues.

CITY COUNCIL discussed the intersection on E. Main Street and NE/SE 5th Avenue again. It was noted there was another accident and the CHIEF reported this vehicle was south bound and not the cause like prior issues. CITY COUNCIL discussed if rumble strips would be a consideration. CITY Staff noted in the winter these would be removed due to plowing of snow. No further discussion followed.

MAYOR Hagloch reported he has yet to receive a response back from the property owner for the parcel being looked at for the proposed pathway to Wal-Mart for side by side (SXS) vehicles. The Mayor to report back to City Council at a later date.

NEW BUSINESS: No Report.



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ADJOURNMENT: There being no further business, motion was made by ALDERMAN KOPP and seconded by ALDERMAN HOLMES that the meeting be adjourned. A Unanimous voice vote followed in agreement. Meeting was adjourned at 6:43 P.M.

Jarod Dale, City Clerk

Minutes approved by Council action October 04, 2021.

Jarod Dale, City Clerk