

March 28, 2022

City of Marion – Regular Meeting

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Minutes of a Regular Meeting of the City Council of the City of Marion held in the Council Chambers at 5:30 P.M. The City Clerk was instructed to call the roll and the response was as follows:

PHYSICALLY PRESENT: COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER.

The Pledge of Allegiance was led by Mayor Absher.

PUBLIC COMMENTS

There were no public comments this evening.

CONSENT AGENDA

Commissioner Stoecklin made a motion to approve the consent agenda as presented.

Commissioner Barwick seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

OLD BUSINESS

PUBLIC AFFAIRS

Mayor Absher explained all municipalities received ARPA funds. The City received one half of their allotted ARPA funds last May. The second half is anticipated to be received in May. The total received will be \$3,468,236. The amount received was based on the City's population. Mayor Absher explained the U S Treasury issued guidance on the use of funds. Per the Treasury guidance, municipalities could claim under \$10 million as revenue loss. The Council tried to figure out how the funds would benefit the community. Mayor Absher read the list of proposed uses for the funds.

\$500,000 for Boyton Street Community Center renovations.

\$500,000 for a non-profit grant/fund for an affordable, sustainable housing project like Habitat for Humanity.

\$300,000 for improvements to Tower Square Plaza.

\$300,000 assistance in building an ADA accessible elevator in the new City Hall.

\$400,000 for 5th Street/Main Street improvements.

\$100,000 (\$50,000 each) grants to Renew (Cornerstone) and Southern Illinois Coalition for the Homeless as investments in their emergency temporary shelter programs (funds already donated through previous council action).

\$500,000 for revitalization efforts in Midway Court/Concord/Hendrickson neighborhood.

\$200,000 non-profit grant program.

\$150,000 renovations to the Senior Citizens Center.

\$216,000 hazard pay to all City staff employed as of 5/1/2022.

\$302,236 to be retained in Finance Reserves as a buffer for potential future pandemic-related costs, future efforts, or other eligible projects.

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Mayor Absher noted allocations will not pay for each project in full. He also indicated the framework will be used as a guide. All projects will be subject to council approval.

Mayor's Chief of Staff Cody Moake explained the non-profit grant program rules. This program was previously introduced at the March 14, 2022, council meeting.

Commissioner Barwick made a motion to approve the allocation framework for the City's American Rescue Plan funding. Commissioner Patton seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Mayor's Chief of Staff Cody Moake told the Council and audience the goal of creating the new shipping container ordinance was to try and simplify the rules for using the containers in commercial settings. The City code currently does not allow for shipping containers to be used in the manner Mr. Franks would like to use them for his development on Boyton Street. Cody explained the new ordinance limits the use of shipping containers to commercial and industrial zones and the use must follow International Building Codes. The containers will not be allowed to be used in residentially zoned areas. Cody also told the Council he has discussed this ordinance with sellers of shipping containers, and they approve of the language in the ordinance. Mayor Absher stated he worries about the long-term viability of the use of these containers and thinks the City will have to periodically revise the ordinance. Cody also stated the changes in the ordinance allow the City to compete for similar types of developments.

Commissioner Webb made a motion to approve Ordinance 3790 repealing and replacing Ordinance 3549 regarding the use and regulation of Intermodal Shipping Containers within the City of Marion. Commissioner Stoecklin seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

NEW BUSINESS

POLICE DEPARTMENT

Commissioner Barwick told the Council Summar Calhoun is being hired to fill the vacancy left from Sergeant Baxter's retirement.

Commissioner Barwick made a motion to approve the recommendation of Commissioner Barwick and Chief Fitts to hire Summar Calhoun as a full-time patrol officer at the Probationary 1 pay scale, per the collective bargaining agreement, effective Monday, April 4, 2022.

Commissioner Stoecklin seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Assistant Chief Wright presented Ms. Calhoun with her new badge and welcomed her to the Police Department. Ms. Calhoun told the Council she was previously a Game Warden in

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Wisconsin and came back to Illinois to become a Police Officer. She told them she has already attended the police academy in Illinois.

Commissioner Barwick made a motion to approve the recommendation of Commissioner Barwick and Chief Fitts to promote Dispatcher Zach Smith to the position of Dispatch Team Lead, at the Team Lead pay scale per the collective bargaining agreement, effective Tuesday, March 15, 2022. Commissioner Webb seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA

Commissioner Barwick made a motion to approve the recommendation of Commissioner Barwick and Chief Fitts to hire Aaron Clark as a part-time Animal Control Kennel Attendant at the agreed upon rate of \$12 per hour effective Tuesday, March 29, 2022. Commissioner Patton seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Mayor Absher asked City Attorney Wendy Cunningham to speak on the Intergovernmental Agreement Between the City, City of Herrin, and Williamson County for Creation of a Joint Emergency Telephone Systems Board. Wendy told the Council she believed the only difference between this agreement, and one previously presented to the Council was a change in paragraph 11. She stated there was no reason not to approve the agreement. Treasurer Hale had no reason not to approve the agreement.

Commissioner Barwick made a motion to approve an Intergovernmental Agreement Between the City of Marion, the City of Herrin, and the County of Williamson for Creation of a Joint Emergency Telephone Systems Board. Commissioner Stoecklin seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

STREET DEPARTMENT

Street Department Superintendent Doug Phillips told the Council by approving the purchase of paint from SealMaster for \$37,434.40, this will lock in the price and will beat the upcoming price increase of twelve percent. He told them this is a budgeted item for fiscal year 2022 – 2023.

Doug told the Council the paint was not available in barrels, so he had to order buckets.

Commissioner Webb told the Council this is enough paint to last for the entire season.

Commissioner Webb made a motion to approve the purchase of road paint from SealMaster St. Louis for \$37,434.40. Commissioner Barwick seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

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Street Department Superintendent Doug Phillips told the Council he ordered signposts from Hall Signs. There are new posts to be used as replacements for damaged signs. He said the posts were budgeted for fiscal year 2021 – 2022 but were backordered.

Commissioner Webb made a motion to approve the purchase of street signposts from Hall Signs for \$14,640.00. Commissioner Stoecklin seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

BUILDING & CODE SERVICES

Mayor Absher asked if there was any testimony in favor of or objecting to the zoning change at 307 Boyton Street. There was none.

Mayor Absher made a motion to vote to affirm the Zoning Board's approval of a zoning change at 307 Boyton Street, PIN 06-24-427-007 and 06-24-427-015 from R-2 General Family Residential to C-1 General Commercial. Commissioner Barwick seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Mayor Absher told the Council the variance to build a fence at 704 South Market Street was for Monica Neice. Street Department Superintendent Doug Phillips expressed concern about the fence blocking the view of traffic turning from Mitchell Street onto South Market Street. Mayor Absher asked Mrs. Neice to talk with Superintendent Phillips before the fence is installed.

Mayor Absher made a motion to affirm the Zoning Board's approval of a variance to build a 3 ½ foot picket fence in the front yard at 704 South Market Street, PIN 07-19-101-027. Commissioner Barwick seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

TREASURER'S DEPARTMENT

Treasurer Steve Hale told the Council the Audit Engagement Letter with Atlas CPAs is for the fiscal year 2022 audit. He explained the audit engagement letters usually cover a three-year period, but this letter is only for one year. He told them due to some prior issues with the auditors, he asked for a one-year engagement letter. He told the Council if the issues with the auditors are not resolved this year, he will recommend the City go out for bids from other audit firms.

Commissioner Patton made a motion to approve the Audit Engagement Letter with Atlas CPAs for the fiscal year ending April 30, 2022. Commissioner Stoecklin seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

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Mayor Absher explained Ordinance 3795 is for securing financing for the purchase of a track hoe for the Street Department. Treasurer Hale told the Council the City received the following bids for the loan:

U S Bank	3.35%
First Southern Bank	2.61%
Banterra Bank	2.15%

Commissioner Patton made a motion to approve Ordinance 3795 approving a loan with Banterra Bank at an interest rate of 2.15% for a Street Department track hoe purchase. Commissioner Webb seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

ECONOMIC DEVELOPMENT AND MUNICIPAL PLANNING

Mayor Absher told the Council the City would like to purchase six more properties in the Midway Court and Hendrickson Street area. He also said there are two or three more pending. The six properties are as follows:

1124 Midway Court	\$15,000	1107 West Hendrickson	\$65,000 all three
1214 Midway Court	\$23,000	1113 West Hendrickson	
1219 Midway Court	\$28,000	1311 West Hendrickson	

Mayor Absher made a motion to approve the purchase of six properties on Midway Court and Hendrickson Street. Commissioner Patton seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Mayor Absher told the Council an application was received from Olive Garden requesting an extension to the Enterprise Zone at the corner of Sinclair Drive and Route 13. He told them all municipalities in the county will have to agree to this.

Mayor Absher made a motion to approve Ordinance 3789 adding territory to the Williamson County Enterprise Zone. Commissioner Barwick seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Mayor's Chief of Staff Cody Moake told the Council Robin's Nest Learning Center has purchased two properties. They have purchased a home on East College Street west of their facility and the property that was Razmo's. Ordinance 3791 amending their TIF Redevelopment Agreement is to include the property on East College Street.

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Mayor Absher made a motion to approve Ordinance 3791 amending a Redevelopment Agreement with Robin's Nest Learning Center to include additional property and eligible reimbursable costs. Commissioner Webb seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Mayor's Chief of Staff Cody Moake told the Council Ordinance 3792 is a Redevelopment Agreement for an RV Storage Unit development on South Court Street on the property where Oscar's Service was located. Oscar's shop building is staying, but the house was demolished so that RV storage units can be built.

Mayor Absher made a motion to approve Ordinance 3792 a Residential TIF Redevelopment Agreement with Barnett Rentals and Real Estate Development, LLC. Commissioner Stoecklin seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Mayor's Chief of Staff Cody Moake told the Council Ordinance 3793 is a Residential TIF Redevelopment Agreement with Castellano Properties, LLC to build apartments between Madison and North Market Streets across from Rail Ready. The complex will house 22 units.

Mayor Absher made a motion to approve Ordinance 3793 a Residential TIF Redevelopment Agreement with Castellano Properties, LLC. Commissioner Webb seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Mayor's Chief of Staff Cody Moake told the Council Ordinance 3794 is a Residential TIF Redevelopment Agreement with Carlos Tanner for a renovation project at 1017 North Market Street. He explained Mr. Tanner usually renovates these properties and then rents them out.

Mayor Absher made a motion to approve Ordinance 3794 a Residential TIF Redevelopment Agreement with Carlos Tanner. Commissioner Webb seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Mayor Absher told the Council Resolution 2022-11 is for a potential TIF deal in the future.

Mayor Absher made a motion to adopt Resolution 2022-11 an Inducement Resolution with Marion Center Project. Commissioner Stoecklin seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

PUBLIC AFFAIRS

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IT Director Terance Henry told the Council the contract with Clearwave is a renewal. There is no price increase, and the rate will be locked in for three years. He said Clearwave will be installing fiber on the Square and will be transferring fiber to the new City Hall when renovations are complete.

Commissioner Stoecklin made a motion to approve the renewal contract with Clearwave Communications as the City's internet service provider. Commissioner Webb seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Mayor's Chief of Staff Cody Moake told the Council the City Hall Change Order is necessary because the generator transfer switch for the new City Hall needs to be moved outside the building. It will need to be placed in a weatherproof lock box.

Mayor Absher made a motion to approve the City Hall Change Order to relocate the generator transfer switch. Commissioner Barwick seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

COMMISSIONER REPORTS

Commissioner Webb reported the Street Department continues to repair sidewalks. They are currently working on Washington Street. They are also working on drainage issues on Central Street. He reported the Cemetery Department is getting ready for mowing season and they had 23 burials during the month of March. He also announced Spring Clean Up starts April 18, 2022, on the Southeast side of town.

Commissioner Stoecklin read the Water Department report since the last council meeting. He reported the Otis Street Watermain replacement has started. For this month's trivia question, he asked how tall the letters on the east water tower by the water plant are. The letters are eight feet tall and the banner on the tower is 14 feet tall. He gave kudos to IT Director Terance Henry for mounting the camera on the Citadel building that is providing the live video feed of the Tower Square on the website. This will allow the progress of the Tower Square renovations to be documented.

Mayor Absher announced the Tower Square renovations are projected to begin May 30, 2022 and should be completed by September 14, 2022.

Commissioner Barwick had nothing to report.

Commissioner Patton reported a new employee started in the Treasurer's Office on Monday and is working well. He also said the Treasurer's Office is looking at new software with an

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employee portal and HR portal. He said the software will require mandatory direct deposit of pay checks.

6:45 PM

Commissioner Webb made a motion to go into executive session to discuss a property matter (5 ILCS 120/2(c)(6)). Commissioner Stoecklin seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

7:38 P.M.

Commissioner Webb made a motion to adjourn the Executive Session and resume the Regular Meeting. Commissioner Patton seconded the motion.

ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Commissioner Barwick made a motion to adjourn the meeting. Commissioner Webb seconded the motion.

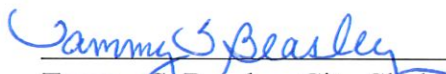
ON ROLL CALL VOTE COMMISSIONERS PATTON, BARWICK, WEBB AND STOECKLIN AND MAYOR ABSHER ALL VOTED YEA.

Meeting Adjourned at 7:39 P.M.



Michael W. Absher, Mayor

ATTEST:



Tammy S. Beasley, City Clerk