

**O'FALLON CITY COUNCIL  
MEETING MINUTES  
Draft February 16, 2010**

The meeting was called to order at 7:03 p.m. by Mayor Gary Graham. He introduced Troop 555 who was in attendance to present the colors and lead the Council in "The Pledge of Allegiance to the Flag."

Philip Goodwin, City Clerk, called the roll: Nila Grogan, present; Gene McCoskey, present; Ed True, excused; Dan Polites, present; Rick Reckamp, present; Jerry Mouser, present; John Drolet, excused; David Snyder, present; Michael Bennett, present; Dennis Renner, excused; Ned Drolet, present; Steve Engler, present; Jerry Albrecht, present; David Cozad, present. A quorum was declared present.

Motion by J. Albrecht and seconded by N. Grogan to approve the minutes of February 1, 2010. S. Engler requested to have his comments on page 3, second line from the bottom stricken from the minutes as they did not reflect his statement. Motion by J. Mouser and seconded by N. Grogan to approve the minutes, as amended. All ayes. Motion carried.

**PUBLIC HEARING** – None scheduled.

**RESIDENTS -**

**REPORTS:**

**Clerk's Report:** City Clerk Goodwin read a request from the Scott Air Force Base Spouses' Charitable Association to sell alcohol at the Katy Cavins Community Center on March 20, 2010 for Trivia Night. Motion by R. Reckamp and seconded by J. Albrecht to approve the request. All ayes. Motion carried.

He also read a request from O'Fallon/Fairview Heights Lions Club to conduct a roadblock on October 8<sup>th</sup> from 7:15 a.m. – 10:00 a.m. as well as 3:00 p.m. and 5:30 p.m. and on October 9<sup>th</sup> from 7:15 a.m. – 10:00 a.m.

Motion by M. Bennett and seconded by J. Mouser to approve the request. All ayes except for R. Reckamp, D. Synder, and N. Drolet. Motion carried.

**Mayor's Report:** Mayor Graham announced the appointment of Aaron Broyles to the Planning Commission. Motion by J. Mouser and seconded G. McCoskey to approve the appointment. After ascertaining that the Council did not receive a copy of his resume, the Mayor stated he will hold the appointment until the next Council meeting.

He stated that this month's Southwestern Illinois Council of Mayors meeting will be held on Thursday, February 25<sup>th</sup> in Fairview Heights. Please RSVP to Jamie by Monday, February 22<sup>nd</sup>.

**RESOLUTIONS:**

Motion by J. Mouser and seconded N. Grogan to approve Resolution Items 6 & 7 under the Omnibus Agreement. All ayes. Motion carried.

Mayor Graham read Item 6 - A Resolution Authorizing the City Clerk to sign an IDOT Resolution for use of Motor Fuel Tax (MFT) by the City Employees for Road Maintenance and Item 7 – A Resolution Approving and Accepting a Subdivision of Land to be known as the Minor Subdivision of Parkway Lakeside Apartment Homes.

Motion by J. Mouser and seconded N. Grogan to approve Items 6 & 7 under the previous Omnibus Agreement.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, aye; Snyder, aye; Bennett, aye; Drolet, N., aye; Engler, aye; Albrecht, aye; Cozad, aye. Ayes - 11; Nays - 0. Motion carried.

**ORDINANCES:**

**1<sup>st</sup> Readings –**

Motion by J. Mouser and seconded by J. Albrecht to consider Item 8, an Ordinance amending Ord. 776, Chapter 111, Section 111.23, Fees for Peddler's License.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, aye; Snyder, aye; Bennett, aye; Drolet, N., aye; Engler, aye; Albrecht, aye; Cozad, aye. Ayes - 11; Nays - 0. Motion carried.

**Resolutions continued:**

Motion by J. Mouser and seconded J. Albrecht to approve Item 2 – A Resolution authorizing the Mayor to execute a professional services contract with Development & Municipal Initiatives, LLC to provide technical services and assistance amendment to Area No. 1 for Tax Increment Financing.

N. Drolet asked to have Item 2 read separately to get clarification on the exact location of the TIF.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, aye; Snyder, aye; Bennett, aye; Drolet, N., aye; Engler, no; Albrecht, aye; Cozad, aye. Ayes - 10; Nays - 1. Motion carried.

**2nd Readings** –

Motion by J. Mouser and seconded by N. Grogan to approve Ordinance Creating a Freedom of Information Officer and Establishing Policies and Procedures to Remain in Compliance with the Illinois Freedom of Information Act.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, aye; Snyder, aye; Bennett, aye; Drolet, N., aye; Engler, aye; Albrecht, aye; Cozad, aye. Ayes - 11; Nays - 0. Motion carried.

The following ordinances are on hold.

- Ord. Adopting and Adding a new Chapter 120, “Residential Rental Licenses”, to the Code of Ordinances
- Ord. Amending Ord. 623, Zoning, PUD Regency Park Corporate Campus
- Ord. Approving the Tax Increment Redevelopment Plan and Project for the Regency Park TIF Redevelopment Project Area
- Ord. Designating the Regency Park TIF Redevelopment Project Area
- Ord. Adopting Tax Increment Financing for the Regency Park TIF Redevelopment Project Area

**STANDING COMMITTEES –**

**Community Development:**

Motion by J. Mouser and seconded by N. Grogan to approve the Special Event Request from Happy Day Tropical Sno #1 to operate his concession stand at 222 Hartman Lane. M. Bennett discussed adding a condition that if the unit is rented, he would have to move to make room for the parking spaces. Dennis Cowden said he knew that he had to move if it was rented.

Motion by M. Bennett and seconded by D. Snyder to amend the previous motion to include if a business opens in the end unit that Tropical Sno has to terminate.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, aye; Snyder, aye; Bennett, aye; Drolet, N., aye; Engler, aye; Albrecht, aye; Cozad, aye. Ayes - 11; Nays - 0. Motion carried.

Motion by J. Mouser and seconded by R. Reckamp to approve the Special Event Request from Happy Day #3 to operate his concession at 300 E. Hwy 50.

Discussion ensued on the ADA accessibility, the removal of the initial Christmas Tree Lot, and the expansion of recreational activities.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, no; Snyder, aye; Bennett, no; Drolet, N., aye; Engler, aye; Albrecht, aye; Cozad, aye. Ayes - 9; Nays - 2. Motion carried.

J. Mouser stated that the next meeting is scheduled at 6:00 p.m. on February 22nd in the Mayor's Conference room. J. Albrecht stated that the minutes for both of the Special meetings are in the packet. The next meeting will wrap up the ordinance on the crime-free housing. T. Shekell stated that the final draft will be posted on the City's homepage tomorrow.

**Public Works:** Motion by R. Reckamp and seconded by J. Mouser to approve the water tower door replacement for the installation services in the amount of \$27,503.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, aye; Snyder, aye; Bennett, aye; Drolet, N., aye; Engler, aye; Albrecht, aye; Cozad, aye. Ayes - 11; Nays - 0. Motion carried.

R. Reckamp said the next meeting is scheduled on February 22<sup>nd</sup> at 7:00 p.m.

**Public Safety:** N. Drolet stated that the minutes are in the packet and the next meeting will be March 8th at 7:00 p.m.

**Finance/Administration:** Motion by M. Bennett and seconded by J. Albrecht to approve Warrant #202 in the amount of \$737,411.50.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, aye; Snyder, aye; Bennett, aye; Drolet, N., aye; Engler, aye; Albrecht, aye; Cozad, aye. Ayes - 11; Nays - 0. Motion carried.

M. Bennett said the next meeting is scheduled February 22nd at 5:30 p.m.

**Parks and Environment:** D. Polites stated that the next meeting is scheduled for March 8<sup>th</sup> at 5:00 p.m.

**EXECUTIVE SESSION:** Mayor Graham announced that the Council would go into executive session to discuss pending litigation.

Motion by J. Albrecht and seconded by J. Mouser to go into executive session at 7:26 p.m.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, aye; Snyder, aye; Bennett, aye; Drolet, N., aye; Engler, aye; Albrecht, aye; Cozad, aye. Ayes - 11; Nays - 0. Motion carried.

The Council came out of executive session at 7:41.

Mayor Graham read the following resolutions:

**ITEM 1** - Resolution Authorizing the Mayor to Execute a Professional Services Contract with Development & Municipal Initiatives, LLC to provide Planning and Economic Development and Technical Services

**ITEM 3** - Resolution Providing for a Feasibility Study on the Designation of Areas as Redevelopment Project Areas

**ITEM 4** – Resolution Providing for Inducement of Tax Increment Financing

**ITEM 5** – Resolution Authorizing the Establishment of Tax Increment Financing “Interested Parties” Registries and Adopting Registration Rules for these Registries

Motion by J. Mouser and seconded by N. Grogan to consider resolutions Items 1, 3, 4, and 5 under the Omnibus Agreement.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, aye; Snyder, aye; Bennett, aye; Drolet, N., aye; Engler, aye; Albrecht, aye; Cozad, aye. Ayes - 11; Nays - 0. Motion carried.

Motion by J. Mouser and J. Albrecht to approve the resolutions 1, 3, 4 and 5 under the previous Omnibus agreement.

**ROLL CALL:** Grogan, aye; McCoskey, aye; Polites, aye; Reckamp, aye; Mouser, aye; Snyder, aye; Bennett, aye; Drolet, N., aye; Engler, nay; Albrecht, aye; Cozad, aye. Ayes - 10; Nays - 1. Motion carried.

**ADJOURNMENT:**

Motion by J. Albrecht and seconded by R. Reckamp to adjourn. All ayes. Motion carried.

The meeting was adjourned at 7:44 p.m.

Submitted by,

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Philip A. Goodwin  
City Clerk

Minutes taken by  
Maryanne Fair, Deputy City Clerk  
Proper notice having been duly given