

**MINUTES OF A REGULAR MEETING  
OF THE BOARD OF TRUSTEES  
OF THE VILLAGE OF COBDEN, ILLINOIS  
HELD ON MONDAY, JULY 21, 2014  
AT THE VILLAGE HALL**

**Call to Order**

Village President Paul Z. Tomazzoli called the meeting to order at 7:00 P.M.

**Roll Call**

Upon roll call, the following Trustees were present:

Patrick Brumleve	David Stewart
Dennis Maze	Frances Swedlund

Absent: Jean A. Britt Alma Gomez

**Also Present**

B.J. Hale, Ron Flamm, Doug Campbell, Dan Holmes, Beck Simonds, Keith Moran, Ray Hogan

**Minutes of the July 7, 2014 Regular Meeting**

Motion was made by Maze, seconded by Stewart, to approve the Minutes of the July 7, 2014 regular meeting as presented. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried.

**Minutes of Closed Sessions – May 21, 2007 – July 7, 2014 (2 sessions)**

Motion was made by Brumleve, seconded by Swedlund, to review the Minutes of the May 21, 2007 closed session and the two closed sessions from July 7, 2014 at the October 20, 2014 meeting. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried.

**Visitors – October 4, 2014 Events**

Dan Holmes, representing Southern Counties Autos Unlimited, and Beck Simonds, representing the Cobden Lions Club, asked the Board's consideration of events planned for October 4, 2014 by both organizations. The Board supports the initial proposals and recommends that each organization file individual applications for use of the park and facilities. There was discussion of closure of a portion of Appleknocker Drive. This closure will be addressed upon filing of the use requests. Mr. Holmes asked about fire pits and was advised that open fires will not be permitted. Mr. Holmes and Mr. Simonds then left the meeting.

**Building Permit No. 913**

Motion was made by Brumleve, seconded by Maze, to issue Building Permit No. 913 to Brad Ellis for a deck. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried.

**Handbook Policy Revision**

Motion was made by Brumleve, seconded by Swedlund, to revise Section 36J of the Employee Policy Handbook to eliminate the requirement for public works employees to have a Commercial Driver's License. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried.

**Resolution No. 5 – 2014 – Inducement Resolution (TIF District)**

Motion was made by Brumleve, seconded by Maze, to pass Resolution No. 5 – 2014 – Inducement Resolution. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried. Resolution No. 5 – 2014 reads as follows:

WHEREAS, the Village of Cobden, Illinois, (the "Village") desires to develop and redevelop an area for mixed land uses; and,

WHEREAS, it appears that the area can not be redeveloped without the adoption of tax increment financing plan pursuant to the Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.1 et. seq. Revised Illinois Statutes ("TIF"); and,

WHEREAS, the Village will be expending certain funds in order to create the Tax Increment Financing Plan and it is the intent of the Village to recover these expenditures from the first proceeds of the TIF program; and,

WHEREAS, the Village wishes to encourage developers to pursue a plan for redevelopment of the area and make such expenditures as are reasonably necessary in that regard with confidence that said expenditures may be allowable redevelopment project costs under the plan once adopted.

NOW, THEREFORE, BE IT RESOLVED by the Village Board of Cobden, Illinois, that the Village Board has examined the proposed area and circumstances, and at this time believe that it is reasonable to believe that a tax increment plan can be adopted for said area and expenditures of development costs in furtherance of the plan and potential development should be allowable redevelopment project costs under the plan, provided that this resolution is not a guarantee that any such plan will be adopted, but rather an expression of the sense of the Village at this time.

**Resolution No. 6 – 2014 – A Resolution Providing for a Feasibility Study on the Designation of Areas as Redevelopment Project Areas**

Motion was made by Brumleve, seconded by Maze, to pass Resolution No. 6 – 2014 – A Resolution Providing for a Feasibility Study on the Designation of Areas as Redevelopment Project Areas. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund

Nays: 0 – None

Absent: 2 – Britt, Gomez

Motion declared carried. Resolution No. 6 – 2014 reads as follows:

WHEREAS, the Village of Cobden (Village) is a political subdivision, body politic, and municipal corporation of the State of Illinois; and

WHEREAS, the Village, in order to promote and protect the health, safety, morals and welfare of the public, must identify those areas which are blighted, as well as those areas which contain conditions precedent to blight; and;

WHEREAS, the Village, in order to determine if such conditions exist, and to determine whether such conditions can be eradicated or ameliorated, may elect to study such areas which may contain such conditions and;

WHEREAS, the Village has determined to study such areas, as specifically provided under 65 ILCS 5/11-74.4, et. seq.;

NOW THEREFORE BE IT RESOLVED, by the Village of Cobden, on this 21st Day of July, 2014, that:

1. The Village hereby authorizes Moran Economic Development, LLC to undertake a feasibility study on the designation of a redevelopment project area, generally encompassing downtown Cobden.
2. The purpose of the proposed redevelopment plan and project within the Village of Cobden is to provide incentives for commercial development in an area where development would not occur but for the use of tax increment financing and to provide public infrastructure upgrades throughout the area.
3. A general description of tax increment financing follows:

Tax increment financing was created by the Tax Increment Allocation Redevelopment Act (the "Act"), found at 65 ILCS 5/11-74.4-1 et. seq.

Tax increment financing is a technique intended to be used by municipalities to address and eradicate problems which cause areas to qualify, generally, as "conservation" or "blighted" areas, and to carry out redevelopment projects which serve this end.

The concept behind the tax increment law is relatively straightforward and allows a municipality to carry out redevelopment activities on a locally controlled basis. Redevelopment, which occurs in a designated Redevelopment Project Area, will increase the equalized assessed valuation of the property and, thus, generate increased property tax revenues. This increase or "increment" can be used to finance "redevelopment project costs" such as land acquisition, site clearance, building rehabilitation, interest subsidy and the construction of public infrastructure within that same Redevelopment Project Area.

4. Submit all comments and suggestions regarding the redevelopment of the areas to be studied to:

Paul Tomazzoli, Village President

**Ordinance No. 902 – ESTABLISHMENT OF TAX INCREMENT FINANCING “INTERESTED PARTIES” REGISTRIES AND ADOPTING REGISTRATION RULES FOR THESE REGISTRIES**

Motion was made by Maze, seconded by Stewart, to pass and adopt Ordinance No. 902 - AN ORDINANCE OF THE VILLAGE OF COBDEN, ILLINOIS AUTHORIZING THE ESTABLISHMENT OF TAX INCREMENT FINANCING “INTERESTED PARTIES” REGISTRIES AND ADOPTING REGISTRATION RULES FOR THESE REGISTRIES. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez

Motion declared carried.

Keith Moran, of Moran Economic Development, presented diagrams of a preliminary TIF District Area for the Board's review.

Mr. Moran left the meeting.

**Approval of Bills and Salaries**

Motion was made by Brumleve, seconded by Swedlund, that presented bills in the amount of \$20,707.25 and regular salaries be approved for payment. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez

Motion declared carried.

**Budget Report**

Motion was made by Brumleve, seconded by Maze, to approve the Budget Report for the period ending July 16, 2014 as presented. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez

Motion declared carried.

**Line Item and Other Transfers**

Motion was made by Maze, seconded by Stewart, to authorize line item and other transfers as presented. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez

Motion declared carried.

**Budget Status Report**

The Budget Status Report for the period ending July 17, 2014 was presented.

**Village Clerk's Report**

Motion was made by Brumleve, seconded by Swedlund, to approve the Village Clerk's Report for the period ending June 30, 2014 as presented. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez

Motion declared carried.

**Village Treasurer's Report**

Motion was made by Brumleve, seconded by Stewart, to approve the Village Treasurer's Report for the period ending June 30, 2014 as presented. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez

Motion declared carried.

**Finance Committee Meeting – August 4, 2014**

A Finance Committee meeting will be held Monday, August 4, 2014 at 6:00 p.m. at the Village Hall to review the 2014 audit report with a representative from Kemper CPA Group.

**Resolution No. 7 – 2014 – Motor Fuel Tax Supplemental Resolution**

Motion was made by Maze, seconded by Brumleve, to adopt Resolution No. 7 – 2014 – Resolution for Maintenance of Streets and Highways by Municipality Under the Illinois Highway Code. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez

Motion declared carried.

Resolution No. 7 - 2014 reads as follows:

BE IT RESOLVED, by the President and Board of Trustees of the Village of Cobden, Illinois, that there is hereby appropriated the sum of \$17,500 of Motor Fuel Tax funds for the purpose of maintaining street and

highways under the applicable provisions of the Illinois Highway Code, from January 1, 2014 to December 31, 2014.

BE IT FURTHER RESOLVED, that only those streets, highways, and operations as listed and described on the approved Municipal Estimate of Maintenance Costs, including supplemental or revised estimates approved in connection with this resolution, are eligible for maintenance with Motor Fuel Tax funds during the period as specified above.

BE IT FURTHER RESOLVED, that the Clerk shall, as soon as practicable after the close of the period as given above, submit to the Department of Transportation, on forms furnished by the said Department, a certified statement showing expenditures from and balances remaining in the account(s) for this period; and

BE IT FURTHER RESOLVED, that the Clerk shall immediately transmit two certified copies of this resolution to the district office of the Department of Transportation, at Carbondale, Illinois.

#### **Retro-active Wages for Captain Jon Meirndorf**

Motion was made by Brumleve, seconded Stewart, that Jon Meirndorf be paid retro-active pay from the date of his appointment to the rank of captain (March 17, 2014). Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried.

#### **Payment to Pro-1 Auto Body for Towing**

Motion was made by Maze, seconded by Stewart, to authorize payment of \$1,325.00 to Pro-1 Auto Body for towing seized vehicles. Upon roll call, the vote was;

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried.

#### **Ordinance No. 903 - "TOWING AND IMPOUNDING VEHICLES INVOLVED IN A CRIME"**

Motion was made by Brumleve, seconded by Maze, to pass and adopt **ORDINANCE NO. 903 – AN ORDINANCE TO CREATE SECTION 24-2-9 – "TOWING AND IMPOUNDING VEHICLES INVOLVED IN A CRIME" OF ORDINANCE NO. 1 ENTITLED "REVISED CODE OF ORDINANCES OF 1974", ENACTED ON THE 15TH DAY OF JULY, 1974.** Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried.

#### **Sale of K-9**

Motion was made by Brumleve, seconded by Maze, to authorize the sale of the K-9 (Euri) to the Carbondale Police Department for the price of \$2,000.00. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried.

#### **Transfer of K-9 Funds**

Motion was made by Brumleve, seconded by Stewart, to transfer the balance of the K-9 fund (\$840.17) to the Union County Animal Control program. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried.

#### **Lawman Program**

Motion was made by Brumleve, seconded by Maze, to authorize the purchase of three (3) tablets for use for the Lawman Program. Upon roll call, the vote was:

Ayes: 4 – Brumleve, Maze, Stewart, Swedlund  
Nays: 0 – None  
Absent: 2 – Britt, Gomez  
Motion declared carried.

#### **Utility Rates**

The Village Clerk is in the process of obtaining rate proposals for the water, sewer and gas utilities. Trustee Maze will review the sewer rates.

#### **Special Meeting – Friday, July 25, 2014**

A Special Meeting will be held Friday, July 25, 2014 at 3:00 p.m. at the Village Hall for the purpose of hiring a police officer.

#### **Adjournment**

Motion was made by Brumleve, seconded by Swedlund, that the Regular Meeting of the Village Board of Trustees be adjourned. Motion carried and the meeting adjourned at 8:10 p.m.