

Mascoutah City Council

December 5, 2016

REGULAR MEETING AGENDA

City Council Meeting - 7:00 pm

1. PRAYER & PLEDGE OF ALLEGIANCE

2. CALL TO ORDER

3. ROLL CALL

4. AMEND AGENDA – consideration of items to be added/ deleted to /from the meeting agenda. *No action can be taken on added items, but may be discussed only. Exceptions – emergency items as authorized by law.*

5. MINUTES, November 21, 2016 City Council Meeting (Page 1 to Page 9)

6. PUBLIC COMMENTS (3 minutes) – opportunity for the public to comment.

7. REPORTS AND COMMUNICATIONS

- A. Mayor
- B. City Council
- C. City Manager
- D. City Attorney
- E. City Clerk

8. PRESENTATION

- BHMG – Phase II Design Build Option

9. COUNCIL BUSINESS

A. Council Items for Action:

1. 2016 Property Tax Levy (Page 10 to Page 19)

Description: Council approval and adoption of the 2016 Property Tax Levy Ordinance.

Recommendation: Council Approval and Adoption of Ordinance.

2. PC 16-13 – 910 W. South Street Alley Vacation (Page 20 to Page 23)

Description: Council approval of an ordinance to vacate an alley located at 910 West South Street.

Recommendation: Council Approval and Adoption of Ordinance.

B. Council Miscellaneous Items

C. City Manager

10. PUBLIC COMMENTS (3 MINUTES)

11. ADJOURNMENT TO EXECUTIVE SESSION

- A. Personnel – Section 2(c)(1)
- B. Discussion of Closed Session Meeting Minutes – Section 2(c)(21)

12. MISCELLANEOUS OR FINAL ACTIONS

13. ADJOURNMENT

POSTED 12/2/16 at 5:00 PM

**CITY OF MASCOUTAH
CITY COUNCIL MINUTES
#3 WEST MAIN STREET
MASCOUTAH, IL 62258-2030**

NOVEMBER 21, 2016

The minutes of the regular meeting of the City Council of the City of Mascoutah.

PUBLIC HEARING

Mayor Gerald Daugherty called the public hearing to order at 6:30 p.m.

Present:

Mayor Gerald Daugherty and Council members Ben Grodeon, Paul Schorr, John Weyant, and Pat McMahan.

Absent:

None.

Other Staff Present:

City Manager Cody Hawkins, Assistant City Manager Mike Bolt, City Clerk Kari Haas, Police Chief Bruce Fleshren, City Engineer Ron Yeager, and City Engineer Tom Quirk.

Mayor Gerald Daugherty stated that this public hearing is to consider and review the proposed property tax increase for Mascoutah Special Service Area 1.

City Manager provided an overview of the proposed property tax increase for Mascoutah Special Service Area 1. City Manager explained that the property taxes for residents within the Special Service Area are not increasing; the rate for the Special Service Area is remaining at 0.375%. The amount of property taxes owed within the Special Service Area will only increase if the EAV increases or if the rate increases for another taxing district.

Council Discussion:

Councilman Schorr commented on the homes that do not pay any property taxes but still have to provide services.

Councilman Grodeon asked how many years the SSA is in place. City Clerk stated that it was for 23 years and was started in 2009. City Manager stated that the developer is responsible for the loan and the costs associated that are not collected by the SSA tax.

Public Comments:

None.

There being no further questions or comments from the Council, Mayor Gerald Daugherty closed the public hearing at 6:37 p.m.

PRAYER AND PLEDGE OF ALLEGIANCE

City prayer was delivered by City Clerk Kari Haas. The Council remained standing and recited the Pledge of Allegiance.

CALL TO ORDER

Mayor Gerald Daugherty called the meeting to order at 7:00 p.m.

ROLL CALL

Present: Mayor Gerald Daugherty and Council members Ben Grodeon, Paul Schorr, John Weyant, and Pat McMahan.

Absent: None.

Other Staff Present: City Manager Cody Hawkins, City Clerk Kari Haas, City Attorney Al Paulson, Assistant City Manager Mike Bolt, City Engineer Ron Yeager, City Engineer Tom Quirk, Police Chief Bruce Fleshren, Finance Coordinator Lynn Weidenbenner and Assistant Fire Chief Rob Stookey.

Establishment of a Quorum: A quorum of City Council members was present.

AMEND AGENDA

None.

MINUTES

The minutes of the November 7, 2016 regular City Council meeting were presented and approved as presented. The minutes of the November 7, 2016 Executive Session meeting were presented and approved as presented.

Motion passed. Passed by unanimous yes voice vote.

PUBLIC COMMENTS

None.

DEPARTMENT REPORTS

Assistant Fire Chief Rob Stookey – October 2016 report was provided.

Police Chief Bruce Fleshren – October 2016 report was provided.

Finance Coordinator Lynn Weidenbenner – Monthly financials provided. Councilman Grodeon asked about the loan draw down balance sheet for the Electric Phase II Project. Finance Coordinator stated that right now it is an internal balance for that project.

City Engineer/Director of Public Works Tom Quirk – Status report on public projects and monthly building permits report provided. Mayor asked if the South Street project was finished. City Engineer stated that South Street was paved and finished last week. Councilman Schorr asked about Poplar Street being finished. City Engineer stated that the

seeding is completed and now are waiting for the final pay request. Mayor asked about estimated completion for South 10th Street. City Engineer stated that it is on track to be completed by the end of the year. City Engineer stated that they will begin paving next week. Mayor asked how much longer the road will be closed. City Engineer stated that after it is paved it should open the following week.

REPORTS AND COMMUNICATIONS

Mayor

Attended the following meetings and functions: Finance Committee meeting, annual East-West Gateway awards program, St. Clair County Gifts from the Heart program in Belleville, Historical Society 40th Anniversary dinner, ground breaking for the Espenschied Chapel building addition, annual holiday message with Charter Communications, SLM Water Commission meeting.

City Council

Grodeon – Attended the following meetings and functions: Participated in the High School Wrestling 5K fundraiser.

Schorr – Attended the following meetings and functions: Finance Committee meeting, ground breaking for the Espenschied Chapel building addition, School Board meeting, Espenschied Chapel fundraiser concert.

Weyant – Attended the following meetings and functions: Ground breaking for the Espenschied Chapel building addition.

McMahan – Attended the following meetings and functions: Ground breaking for the Espenschied Chapel building addition, worked with MIA to install an informational cabinet at the dog park.

City Manager – Nothing to report.

City Attorney – Nothing to report.

City Clerk – Nothing to report.

COUNCIL BUSINESS

CONSENT CALENDAR (OMNIBUS)

The October 2016 Fund Balance Report and Claims & Salaries Report were provided under the omnibus consideration.

Councilman Schorr asked about the expense for the North County Road sidewalk. City Manager stated that expense was for the whole project and a bill will be sent to the school district for their portion.

McMahan moved, seconded by Weyant, to accept all items under Omnibus consideration.

Motion passed. AYE's – Grodeon, Schorr, Weyant, McMahan, Daugherty. NAY's – none.

ORDINANCE AMENDING THE MASCOUTAH TAX INCREMENT FINANCING I REDEVELOPMENT PROJECT AREA, REMOVING CERTAIN PARCELS FROM SAID PROJECT AREA

City Manager report for Council consideration of approval and adoption of an ordinance amending the Mascoutah TIF I Redevelopment Project Area, removing certain parcels from said project area.

Councilman Grodeon asked if the additional verification was done for the parcels and the legal description. City Manager stated that the City Engineer and TWM reviewed them for accuracy.

Schorr moved, seconded by Weyant, to approve and adopt Ordinance No. 16-23, an Ordinance Amending the Mascoutah Tax Increment Financing I Redevelopment Project Area, Removing Certain Parcels from said Project Area.

Motion passed. AYE's – Grodeon, Schorr, Weyant, McMahan, Daugherty. NAY's – none.

ORDINANCE APPROVING THE MASCOUTAH TAX INCREMENT FINANCING III REDEVELOPMENT PLAN AND REDEVELOPMENT PROJECT

City Manager report for Council consideration of approval and adoption of an ordinance approving the Mascoutah Tax Increment Financing III Redevelopment Plan and Redevelopment Project.

Councilman Grodeon recommending placing an additional noncommittal policy statement in the redevelopment plan with regards to if there is an increase in the sales tax base then there could be the potential for an offset to property taxes. City Manager will work with Keith Moran and the City Attorney to put together new language to be placed into the plan.

Grodeon moved, seconded by Schorr, to approve and adopt Ordinance No. 16-24, an Ordinance Approving the Mascoutah Tax Increment Financing III Redevelopment Plan and Redevelopment Project, as amended.

Motion passed. AYE's – Grodeon, Schorr, Weyant, McMahan, Daugherty. NAY's – none.

ORDINANCE DESIGNATING THE MASCOUTAH TAX INCREMENT FINANCING III REDEVELOPMENT PROJECT AREA

City Manager report for Council consideration of approval and adoption of an ordinance designating the Mascoutah Tax Increment Financing III Redevelopment Project Area.

McMahan moved, seconded by Weyant, to approve and adopt Ordinance No. 16-25, an Ordinance Designating the Mascoutah Tax Increment Financing III Redevelopment Project Area.

Motion passed. AYE's – Grodeon, Schorr, Weyant, McMahan, Daugherty. NAY's – none.

ORDINANCE ADOPTING TAX INCREMENT FINANCING

City Manager report for Council consideration of approval and adoption of an ordinance adopting Tax Increment Financing.

Councilman Schorr asked if this would affect any of the property taxes paid in 2017. City Manager stated that it will go into effect with the 2017 tax year that will be paid in 2018.

Weyant moved, seconded by McMahan, to approve and adopt Ordinance No. 16-26, and Ordinance Adopting Tax Increment Financing.

Motion passed. AYE's – Grodeon, Schorr, Weyant, McMahan, Daugherty. NAY's – none.

TIF REDEVELOPMENT AGREEMENT WITH MASCOUTAH DEVELOPMENT LLC (LEGACY PLACE)

City Manager report for Council consideration of approval and adoption of a resolution accepting a TIF Redevelopment Agreement with Mascoutah Development LLC.

Councilman Grodeon asked what the options are if agreement cannot be found on the intergovernmental agreements and where that would leave this agreement. City Attorney stated that if the intergovernmental agreements are not agreed to and finalized then this agreement can be undone.

Councilman Grodeon asked about the administration fee. City Manager explained that it could be up to 10% of the annual payment but will not exceed \$500.00 annually and will be deducted from the reimbursement payment annually in order to capture administrative costs with monitoring the TIF and bookkeeping for the reimbursement payment.

Councilman Weyant asked about the projected estimates increasing and if the payment will increase. City Manager stated that there is a maximum in the agreement so if the developer wanted to increase it because of increased costs, it would have to come back before Council for approval.

Schorr moved, seconded by Weyant, to approve and adopt Resolution No. 16-17-17, approving the TIF Redevelopment Agreement with Mascoutah Development LLC for the redevelopment of property located north and east of Prairie View Estates (Legacy Place).

Motion passed. AYE's – Grodeon, Schorr, Weyant, McMahan, Daugherty. NAY's – none.

**RESOLUTION APPROVING INTERGOVERNMENTAL AGREEMENTS
RELATING TO TIF #3**

City Manager report for Council consideration of approval and adoption of a resolution approving the Intergovernmental Agreements between the City of Mascoutah and City of Mascoutah Library, Mascoutah Road, Mascoutah Surface Water, Mascoutah Township, Mascoutah School District Unit #19, St. Clair County and SWIC District #522 relating to the Mascoutah Tax Increment Financing Redevelopment Plan and Project #3.

Councilman Schorr commended staff for getting these intergovernmental agreements together for approval at the same time as the TIF 3 approval ordinances.

Councilman Weyant asked if County property is considered commercial. City Manager stated that when the County property develops and if it develops commercially then property taxes will be generated off of that property.

Grodeon moved, seconded by McMahan, to approve and adopt Resolution No. 16-17-18, Resolution Approving the Intergovernmental Agreements between the City of Mascoutah and City of Mascoutah Library, Mascoutah Road, Mascoutah Surface Water, Mascoutah Township, Mascoutah School District Unit #19, St. Clair County and SWIC District #522 relating to the Mascoutah Tax Increment Financing Redevelopment Plan and Project #3.

Motion passed. AYE's – Grodeon, Schorr, Weyant, McMahan, Daugherty. NAY's – none.

CODE CHANGE – STOP INTERSECTIONS

City Manager report for Council consideration of approval and adoption of an ordinance to amend Schedule A – Stop Intersections.

I. ONE-WAY AND TWO-WAY STOPS

<i>Through Streets</i>	<i>Stop Streets - Direction</i>
Kankakee Trail	Winnebago Way (Both)
Quapaw Court	Kankakee Trail (North Bd)

III. FOUR-WAY STOP INTERSECTIONS

S. Tenth St and W. South St

Weyant moved, seconded by Schorr, to approve and adopt Ordinance No. 16-27, amending Chapter 24, Schedule “A” – Stop Intersections.

Motion passed. AYE's – Grodeon, Schorr, Weyant, McMahan, Daugherty. NAY's – none.

PC 16-09 – ALLEY VACATION, EAST CORRINGTON ST (BETWEEN LOTS 416 & 417)

City Manager report for Council consideration of approval and adoption of an ordinance to vacate an approximate 8 feet portion of an alley (approximately 16' wide total) in the 600 block of North Independence Street to North John Street, off of East Corrington Street.

McMahan moved, seconded by Grodeon, to approve and adopt Ordinance No. 16-28, approving the alley vacation in the 600 block of North Independence Street to North John Street, off of East Corrington Street (between lots 416 & 417).

Motion passed. AYE's – Grodeon, Schorr, Weyant, McMahan, Daugherty. NAY's – none.

BRICKYARD LIFT STATION CONSTRUCTION

City Manager report for Council consideration of approval to purchase new pumps, control panel, valves, discharge piping, and other miscellaneous materials to complete the Brickyard Lift Station.

Councilman Grodeon asked if the vendor had been contacted for an engineering change option to address the obsolete parts. City Manager stated that the vendor was contacted about that and was also asked about the parts being manufactured; was told that reverse engineering would be extremely costly. City Manager stated that the fact that these parts are used and if there is a problem there would be an issue with getting replacement parts again. City Manager stated that going with the Flygt system, the parts would be interchangeable since all the other lift stations now have the Flygt system.

Councilman Grodeon asked if these costs are recouped through the permit fee and tap fees. City Manager stated that the lift stations costs are recouped through those and also through the sewer surcharge fees.

Schorr moved, seconded by McMahan, to approve the purchase of materials for the Brickyard Lift Station in the estimated amount of \$35,922.75.

Motion passed. AYE's – Grodeon, Schorr, Weyant, McMahan, Daugherty. NAY's – none.

2016 PROPERTY TAX LEVY

City Manager report for Council consideration of approval and adoption of the 2016 Property Tax Levy Ordinance.

Councilman Schorr voiced concerns in the General Fund with not having much of an increase in the tax levy and having to dip into reserves. City Manager stated that property taxes are not the only funding source for General Fund so there should be no issues.

Councilman Schorr commented on the EAV that has been lost due to the Disabled Veterans' Homestead Exemption that was passed by the State and if there is anything that could be done to have the State help with the decreased revenues. City Manager stated that the issue has been approached by the IML but unfortunately it doesn't affect many communities throughout the State so does not foresee it getting reversed by the State.

Councilman Grodeon asked about the 4.99% increase and voiced concerns over the EAV increase being very low. City Clerk explained how the calculations are done for the tax levy. City Clerk explained that if we did not project the 4.99% increase the City could possibly lose some funds from the increased EAV if for some reason it was to increase more than projected. City Clerk stated that the levy amounts will be adjusted during budget time to reflect the small increase in EAV.

First reading. No action required.

PC 16-12 – HOLY CHILDHOOD, EAST GREEN STREET VACATION BETWEEN NORTH JOHN AND NORTH INDEPENDENCE STREETS

City Manager report for Council consideration of approval and adoption of an ordinance to vacate East Green Street between North John Street and North Independence Street.

Mayor stated that he believes this is a great idea for their convenience and safety.

Councilman Schorr commented on the parking for the teachers as referenced in the Planning Commission meeting minutes. City Manager stated that the request came during the Planning Commission meeting from a resident who lives on John Street where the teachers currently park who had asked if they could park on Green Street. Councilman Schorr voiced concerns over vacating the street and then having cars driving on that portion of the street and parking. City Manager stated that he will discuss this with the school but doesn't believe anything has been decided on as of yet for changing the parking and having parking on Green Street.

Councilman Weyant asked about vacating only a portion of the street. City Manager stated that the whole street is going to be vacated, but the school is going to block off a portion of it to allow for entrance to their parking lot and to allow for handicapped parking and drop off.

First reading. No action required.

PC 16-13 – 910 WEST SOUTH STREET ALLEY VACATION

City Manager report for Council consideration of approval and adoption of an ordinance to vacate an alley located at 910 West South Street.

Councilman Schorr commented on only vacating a portion of the alley instead of the whole alley. City Manager stated that it is hard to get all property owners to agree because it will increase their property taxes so not everyone always wants that.

Councilman Weyant asked about the legal work and filing fees and if those are paid by the requester. City Manager stated that any fees incurred by the City are recouped by the requester.

First reading. No action required.

COUNCIL – MISCELLANEOUS ITEMS

None.

CITY MANAGER – MISCELLANEOUS ITEMS

None.

PUBLIC COMMENTS

None.

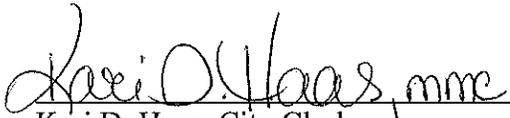
MISCELLANEOUS OR FINAL ACTIONS

None.

ADJOURNMENT

McMahan moved, seconded by Grodeon, to **adjourn at 7:57 p.m.**

Motion passed. Motion passed by unanimous yes voice vote.


Kari D. Haas, City Clerk

**CITY OF MASCOUTAH
Staff Report**

TO: Honorable Mayor & Council
FROM: Cody Hawkins, City Manager
SUBJECT: 2016 Property Tax Levy (second reading)
MEETING DATE: December 5, 2016

REQUESTED ACTION:
Council approval and adoption of the 2016 Property Tax Levy Ordinance.

CITY TAX LEVY:

VALUATION:

The 2015 Rate Setting EAV was 121,551,273. This year the calculated estimate is 121,925,194 which results in a 0.003% increase.

Note: The rate setting EAV for the City did decrease 8,815,960 in 2015 with the new formula for the Disabled Veterans' Homestead Exemption. This same decrease has been used to estimate the rate setting EAV for 2016 with an estimated increase of another 800,000 in exemptions per the County. Without the exemption, the 2016 EAV would have been estimated at 131,541,154.

TAX LEVY:

Tax Levy can be defined as dollars needed by the City to run operations and to pay General Obligation Bonds.

- The Tax Levy dollars requested absorb only growth generated revenues related to estimate EAV calculations, no additional increase.
- The Tax Levy by fund line is accompanied with Finance Committee recommendations.

BACKGROUND & STAFF COMMENTS:

After discussing computations, explanations, calculations and distributions of dollars by fund with the Finance Committee members, the following recommendations are presented to Council.

Since the EAV for this year is not increasing beyond 5%, there is no need for a tax levy hearing. Finance Committee after meeting with staff, recommended increasing the levy amount to 4.99% (just under the 5% threshold for a public hearing) in order to ensure that any and all EAV increase is captured.

In April/May during the County/City certification step, the certified rate received from the County will be adjusted in order to capture the increased EAV and to keep the City's rate the same.

ADDITIONAL DETAIL ON EACH LEVY ITEMIZED LINE:

General Fund \$371,000; increase = \$633.27
The General Fund levy distribution increases to capture the balance of the EAV computation estimated tax levy dollars available. Any increase in this fund assists with proposing a balanced budget for the consecutive year. The General Fund fund balance is up to \$2.3 million so even if some state revenue is lost, this fund will remain positive.

Bonds & Interest Fund \$180,468; increase = (\$15,837.31)
The Bond and Interest levy distribution covers the bond ordinance commitments for all of the City's GO Bonds. The 2005 GO Bond (City Hall/Library renovation) will be paid off this year so now only need to levy for the 2008 GO Bond (County Road improvements). Only interest was being paid on the 2008 GO Bond until this year; the above amount represents the principal and interest payment due for the following fiscal year.

IMRF Fund \$138,000; increase = \$2,470.33
The IMRF Fund levy distribution captures the amount recommended from the State of IL based on an individual City of Mascoutah actuarial. There was a decrease in this fund over the last couple years since more redistributions were done over the last few fiscal years on salary and benefits for more positions. With the conclusion of the last audit and the addition of some new employees, this fund needs additional funds to keep the funded ratio where it currently is. Current IMRF employer rate is 11.74% and the rate for 2017 will be 11.34%.

Fire Protection Fund \$152,500; increase = \$439.36
The Fire Fund levy distribution increases are to plan for future equipment needs and to assist with paying back the inter-loan transfer for the ladder truck purchase. The last payment on the inter-loan transfer for the ladder truck purchase will be in FY17/18.

Police Pension Fund \$267,716; increase = \$1,640.26
The Police Pension Fund levy distribution captures the amount recommended by the State of IL related to the downstate pension actuarial calculations for the City. Right now, the Police Pension Fund is 74% funded.

Parks & Recreation Fund \$236,000; increase = \$3,958.62
The Parks and Recreation Fund levy distribution increases assist the fund balance and/or fiscal year budget and funding for pool maintenance and maintenance in the parks.

Ambulance Fund \$457,500; increase = \$83,729.84
The Ambulance Fund levy distribution increases embracing the City's plan guided by Council and Finance Committee to make progress to balance this fund by FY19.

Library Fund

\$352,117; increase = \$1,076.93

The Library is requesting enough funds to capture only the EAV growth and to keep their tax rate around the same amount as in previous years. With the possibility of a property tax freeze looming, the Library Board decided to include two new funds which can be legally added and levied for last year. The Library now levies for their General Fund, Building Maintenance Fund, IMRF Fund, Medicare Fund, Social Security Fund and Liability Insurance Fund.

SSA #001

\$26,124; loan amount

This amount captures the projected loan payment amount (interest only) for the Crown Pointe (Murphy) Development improvements received from Farmers & Merchants National Bank.

FUNDING:

By the nature of levies, the action within this report is directed at increasing revenues only by capturing the estimated increase in the EAV for the FY17/18 Budget year. This is the implementation of our budgeting program which is intended to balance the City's budget by department and fund.

RECOMMENDATION:

Council approval and adoption of the 2016 Property Tax Levy Ordinance.

SUGGESTED MOTION:

I move that the Council approve the 2016 Property Tax Levy by adopting Ordinance No. 16-__.

Prepared By: 
Lynn Weidenbenner
Finance Coordinator


Kari Haas
City Clerk

Approved By: 
Cody Hawkins
City Manager

- Attachments: A – Tax Rate Computation Sheet
B – Fund Balance Projections – Ambulance Fund
C – Tax Levy Ordinance

Tax Rate Computation - November, 2016

2012 Rate Setting EAV	117,798,572
2013 Rate Setting EAV	121,995,577
2014 Rate Setting EAV	124,234,550
2015 Rate Setting EAV	121,551,273
2016 Rate Setting EAV	121,925,194 estimation

	2015 Tax Computation			2016 Projected Computation				
	Levy Request	Cert. Rate	Extension	Request +/-	Cert. Rate	Levy Request	Request +/-	
Corporate	\$495,000.00	0.3047	\$370,366.73	(\$124,633.27)	0.3043	\$ 371,000.00	\$633.27	
Bonds & Interest	\$196,327.00	0.1615	\$196,305.31	(\$21.69)	0.1480	\$ 180,468.00	(\$15,837.31)	
IMRF	\$135,500.00	0.1115	\$135,529.67	\$29.67	0.1132	\$ 138,000.00	\$2,470.33	
Fire Protection	\$152,000.00	0.1251	\$152,060.64	\$60.64	0.1251	\$ 152,500.00	\$439.36	
Police Pension	\$266,000.00	0.2189	\$266,075.74	\$75.74	0.2196	\$ 267,716.00	\$1,640.26	
Playground	\$232,000.00	0.1909	\$232,041.38	\$41.38	0.1936	\$ 236,000.00	\$3,958.62	
Ambulance	\$373,700.00	0.3075	\$373,770.16	\$70.16	0.3752	\$ 457,500.00	\$83,729.84	
	\$1,850,527.00	1.4201	\$1,726,149.63	(\$124,377.37)	1.4789	\$1,803,184.00	\$77,034.37	
LIB Corporate	\$316,949.00	0.2525	\$306,916.96	(\$10,032.04)	0.2498	\$ 304,569.00	(\$2,347.96)	
LIB Building	\$15,690.00	0.0125	\$15,193.91	(\$496.09)	0.0110	\$ 13,411.00	(\$1,782.91)	
LIB IMRF	\$17,950.00	0.0143	\$17,381.83	(\$568.17)	0.0100	\$ 12,192.00	(\$5,189.83)	
LIB Liability Insurance	\$5,021.00	0.0040	\$4,862.05	(\$158.95)	0.0092	\$ 11,217.00	\$6,354.95	
LIB Social Security	\$5,522.00	0.0044	\$5,348.26	(\$173.74)	0.0070	\$ 8,534.00	\$3,185.74	
LIB Medicare	\$1,381.00	0.0011	\$1,337.06	(\$43.94)	0.0018	\$ 2,194.00	\$856.94	
	\$362,513.00	0.2888	\$351,040.07	(\$11,472.93)	0.2888	\$352,117.00	\$1,076.93	
<i>Total w/out Bonds (for calculating % increase to determine need for public hearing)</i>							\$ 1,974,833.00	104.99%
	\$2,213,040.00	1.7089	\$2,077,189.70	(\$135,850.30)	1.7677	\$2,155,301.00	\$78,111.30	103.76%

Rate Difference -- 0.0588

Special Service Area (Crown Pointe)

2012 Rate Setting EAV	832,195
2013 Rate Setting EAV	2,436,295
2014 Rate Setting EAV	3,118,732
2015 Rate Setting EAV	3,030,984
2016 Rate Setting EAV	3,228,436 estimation

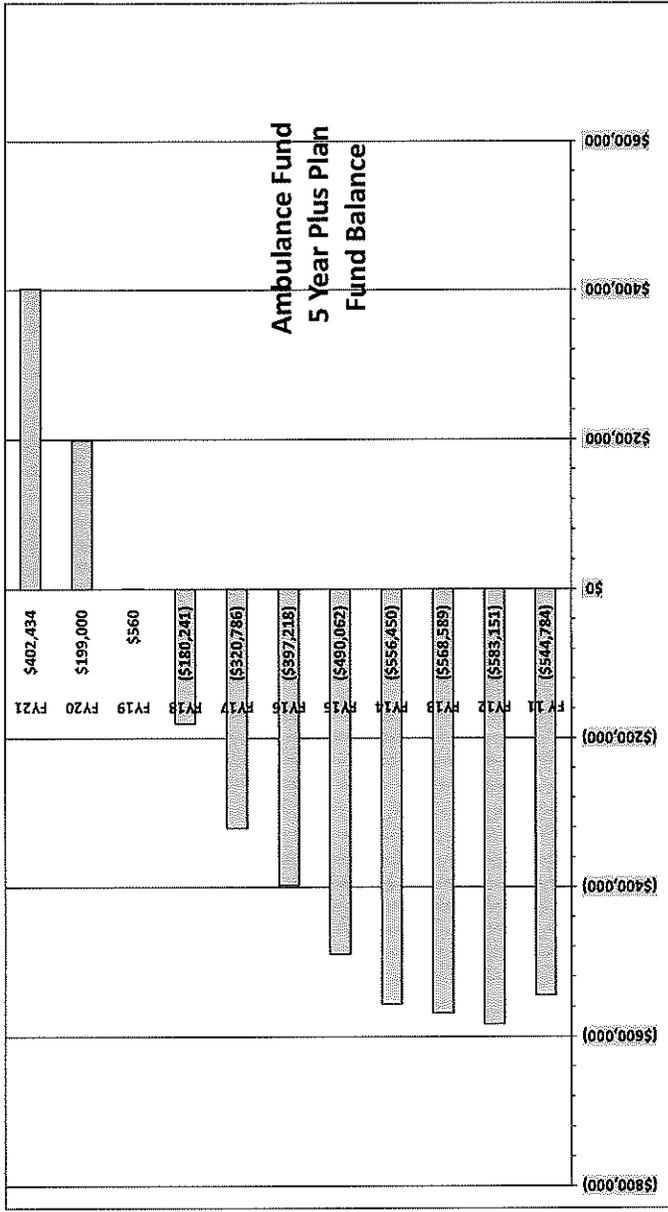
Special Service Area	\$20,000.00	0.3750	\$11,366.19		0.3750	\$ 26,124.00	\$14,757.81	229.84%
	\$2,233,040.00	2.0839	\$2,088,555.89		2.1427	\$2,181,425.00		

Attachment A

AMBULANCE FUND - FUND BALANCE PROJECTIONS													
	FY 09	FY 10	FY 11	FY 12	FY 13	FY 14	FY 15	FY 16	FY 17	FY 18	FY 19	FY 20	FY 21
AMB REV PROJ									\$777,432	\$839,565	\$897,062	\$935,713	\$976,111
AMB EXP PROJ									\$701,000	\$699,020	\$716,262	\$737,272	\$772,676
FUND BALANCE	(\$468,950)	(\$525,294)	(\$544,784)	(\$583,151)	(\$568,589)	(\$556,450)	(\$490,062)	(\$397,218)	(\$320,786)	(\$180,241)	\$560	\$199,000	\$402,434

ADDITIONAL NOTES: These figures have extremely limited increased expenses. If add cip/far expenses the fund balance will not continue to progress. The revenues assume the primary increase in shifting tax levy dollars to ambulance fund the next 3 years that previously primarily went to general fund.

FY 09	(\$468,950)
FY 10	(\$525,294)
FY 11	(\$544,784)
FY 12	(\$583,151)
FY 13	(\$568,589)
FY 14	(\$556,450)
FY 15	(\$490,062)
FY 16	(\$397,218)
FY 17	(\$320,786)
FY 18	(\$180,241)
FY 19	\$560
FY 20	\$199,000
FY 21	\$402,434



Attachment B

ORDINANCE NO. 16-__

ANNUAL TAX LEVY ORDINANCE FOR THE FISCAL YEAR
2017 - 2018

AN ORDINANCE PROVIDING FOR THE ANNUAL TAX LEVY FOR THE CITY OF MASCOUTAH, ST. CLAIR COUNTY, ILLINOIS FOR THE FISCAL YEAR COMMENCING ON THE 1ST DAY OF MAY, 2017, AND ENDING ON THE 30TH DAY OF APRIL, 2018.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF MASCOUTAH, ILLINOIS, A HOME RULE UNIT PURSUANT TO ARTICLE VII, SECTION 6, CONSTITUTION OF ILLINOIS 1970.

SECTION 1: That there be and is hereby levied upon all real estates and personal property situated within the corporate limits of the City of Mascoutah, Illinois, subject to taxation, **the sum of** Two Million, One Hundred Eighty-One Thousand, Four Hundred, Twenty-Five Dollars (\$2,181,425) which amount shall be raised by taxation upon all said property according to its value as same is assessed and equalized for state and county purposes for the current fiscal year commencing on the 1st day of May, 2017, and ending on the 30th day of April, 2018, and which amount is to defray the expenses of said City as provided in the Annual Budget Ordinance of said City heretofore passed, adopted and published and in force, said levy to be for the following corporate uses and purposes pursuant to the Home Rule Powers of the City of Mascoutah as granted in Article VII, Section 6 of the Constitution of the State of Illinois and previously authorized by State enabling legislation and city ordinances which are incorporated by reference as if fully set forth herein.

SECTION 2: The City of Mascoutah finds that the total amount of Three Hundred Seventy-One Thousand Dollars (\$371,000) herein above levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6 of the Constitution of the State of Illinois, to be raised by taxation, after deducting revenue from all sources, is necessary for the **general corporate purposes** of said City.

SECTION 3: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for **fire protection** of said City, the sum of One Hundred Fifty-Two Thousand, Five Hundred Dollars (\$152,500) upon all taxable property within said City which shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 4: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for the establishment, maintenance and conduct of a supervised **playground and recreational system** of said City, the sum of Two Hundred Thirty-Six Thousand Dollars (\$236,000) upon all taxable property within said City which

Attachment C

shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 5: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for the **operation of the Mascoutah Public Library** of said City, the sum of Three Hundred Four Thousand, Five Hundred Sixty-Nine Dollars (\$304,569) upon all taxable property within said City which shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 6: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for the operation of the **Ambulance Service** of said City, the sum of Four Hundred Fifty-Seven Thousand, Five Hundred Dollars (\$457,500) upon all taxable property within said City which shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 7: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for a **Police Pension Trust** of said City, the sum of Two Hundred Sixty-Seven Thousand, Seven Hundred Sixteen Dollars (\$267,716) upon all taxable property within said City which shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 8: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for the participation in the **Illinois Municipal Retirement Fund** the sum of One Hundred Thirty-Eight Thousand Dollars (\$138,000) upon all taxable property within said City which shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 9: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for the **Illinois Municipal Retirement Fund of the Mascoutah Public Library** of said City, the sum of Twelve Thousand, One Hundred Ninety-Two Dollars (\$12,192) upon all taxable property within said City which shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 10: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for the **building and maintenance of the Mascoutah Public Library** of said City, the sum of Thirteen Thousand, Four Hundred Eleven Dollars

(\$13,411) upon all taxable property within said City which shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 11: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for the **Medicare of the Mascoutah Public Library** of said City, the sum of Two Thousand, One Hundred Ninety-Four Dollars (\$2,194) upon all taxable property within said City which shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 12: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for the **social security of the Mascoutah Public Library** of said City, the sum of Eight Thousand, Five Hundred Thirty-Four Dollars (\$8,534) upon all taxable property within said City which shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 13: The City of Mascoutah finds that there is to be raised by taxation and levied pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6, of the Constitution of the State of Illinois for the **liability insurance of the Mascoutah Public Library** of said City, the sum of Eleven Thousand, Two Hundred Seventeen Dollars (\$11,217) upon all taxable property within said City which shall be in addition to the above levy hereinabove set forth, and over and above and in addition to the rate required for other corporate purposes.

SECTION 14: The tax levy provided in Section 402 of the **Bond Ordinance** (Ordinance No. 08-05, filed March 20, 2008, with the County Clerk of the County of St. Clair, Illinois) is limited to the sum of One Hundred Eighty Thousand, Four Hundred Sixty-Eight Dollars (\$180,468) for the 2016 tax levy (to be received in 2017).

SECTION 15: Special Service Area. The tax levy provided in Section 4 of the **Special Service Area #001 Adopting Ordinance** (Ordinance No. 09-15, adopted August 3, 2009) is hereby levied on the property and parcels identified in said ordinance for the sum of Twenty Six Thousand One Hundred Twenty-Four Dollars (\$26,124) and is set at a maximum rate of .375% of assessed valuation.

SECTION 16: That the City Clerk of the City of Mascoutah be and is hereby directed to file with the County Clerk of St. Clair County, Illinois, a duly certified copy of this ordinance, as provided by law.

SECTION 17: That conflicting ordinances or pertinent portions thereof in force at the time this ordinance shall take effect are hereby repealed.

SECTION 18: If any part of this Ordinance is held improper, such holding shall not affect any other part hereof and all other parts shall be, and remain, in full force and effect.

SECTION 19: This levy ordinance is adopted pursuant to the Home Rule powers of the City of Mascoutah as granted by Article VII, Section 6 of the Constitution of the State of Illinois and any tax rate limitation or any other substantive limitations as to tax levies in Illinois Municipal Code in conflict with this ordinance shall not be applicable to this ordinance pursuant to Section 6 of the Article VII of the Constitution of the State of Illinois.

SECTION 20: That this Ordinance shall be in full force and effect after its passage and approval according to law.

PASSED by the Mayor and City Council of the City of Mascoutah, County of St. Clair, State of Illinois, upon motion by Councilman _____, seconded by Councilman _____, adopted on the following roll call vote on the 5th day of December, 2016, and deposited and filed in the Office of the City Clerk in said City on that date.

	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Benjamin Grodeon	___	___	___
Paul Schorr	___	___	___
John Weyant	___	___	___
Pat McMahan	___	___	___
Gerald Daugherty	___	___	___

APPROVED by the Mayor of the City of Mascoutah, Illinois, this 5th day of December, 2016.

Mayor

ATTEST:

City Clerk
(SEAL)

**TRUTH-IN-TAXATION
CERTIFICATE OF COMPLIANCE**

I, Gerald Daugherty, Mayor, hereby certify to the St. Clair County Clerk that the City of Mascoutah has compiled with all provisions of Public Act 82-102, "Truth-in-Taxation Act", as amended, with respect to the adoption of the Fiscal Year 2017-2018 Tax Levy.

- CHECK ON BOX -

- The City levied an amount of ad valorem tax that is less than or equal to 105% of the final aggregate levy extension of the preceding year, thereby requiring no Truth-in-Taxation hearing and/or notice.

- AND -

- The City levied an amount of ad valorem tax that is greater than 105% of the final aggregate levy extension of the preceding year and complied with the publication and hearing provisions of Section 18-60 through 18-85 of the Act.

Said notice was published in the Mascoutah Herald on November 10, 2016.

Said public hearing was held on November 21, 2016.

Mayor

Date

**CITY OF MASCOUTAH
Staff Report**

TO: Honorable Mayor and Council
FROM: Mike Bolt, Assistant City Manager
SUBJECT: **PC16-13 – 910 W. South St Alley Vacation (SECOND READING)**
MEETING DATE: December 5th, 2016

REQUESTED ACTION:

Council approval of an ordinance to vacate an alley located at 910 W. South St.

BACKGROUND & STAFF COMMENTS:

Mr. Benjamin Hippard and Dr. Michelle Hippard, owners of 910 W. South St, are requesting the City of Mascoutah to vacate a grassy alleyway directly behind their house so they can build a 2 or 3 car garage. This new structure will be used for parking and storage. A portion of this new structure is most likely to creep into this alley. This alley is a grassy patch of land and vehicles currently do not pass thru it. The alley is on the South side of their house. Their backyard backs up to the new Brickyard Development.

DISCUSSION POINTS / ISSUES:

According to Mr. Hippard, per JULIE, there are no utilities where this alleyway is, where the new garage would be constructed. City Staff has confirmed there are no City Utilities at this specific location where structure would be built. Rhutasel & Associates out of Freeburg has completed the survey for the Hippards.

A request for an Alley Vacation requires a public hearing before the Planning Commission. The legal notice for the public hearing was published and notices were sent to property owners within 250' of the subject property. As of the date of this report, staff received one call about this request, with no opposition. The inquiry pertained to "what exactly an Alley Vacation is?" The Planning Commission recommended this alley vacation on 11/16/16.

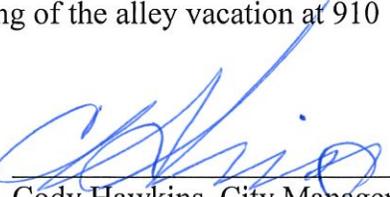
RECOMMENDATION:

Staff recommends approval of this alley vacation at 910 W South St.

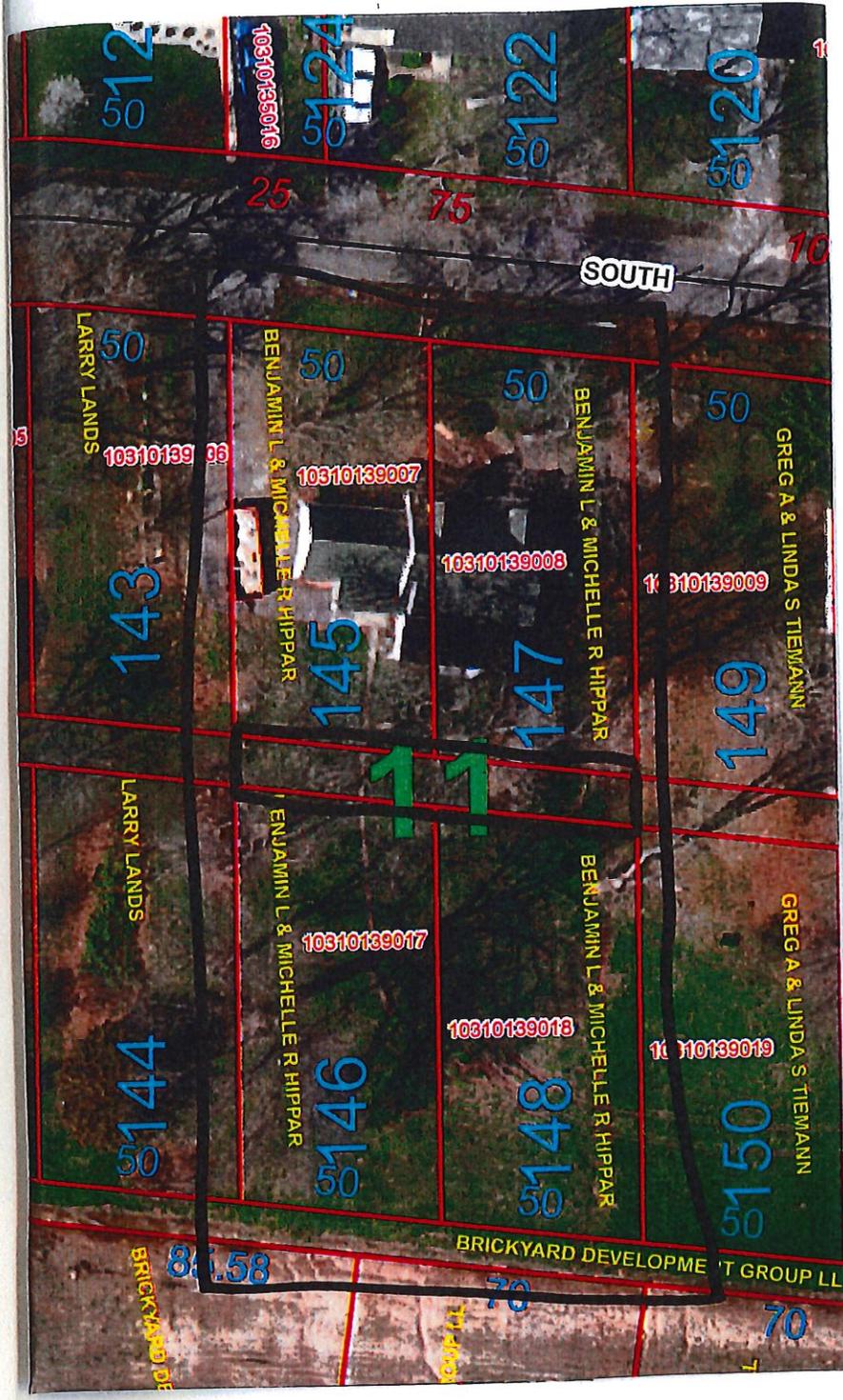
SUGGESTED MOTION:

I move that the City Council adopt Ordinance No. 16-___ approving of the alley vacation at 910 W South St.

Prepared By: 
Mike Bolt, Asst. City Manager

Approved By: 
Cody Hawkins, City Manager

Attachments: A – Satellite Parcel(s) View of Location
B – Ordinance



(A)

ORDINANCE NO. 16-__

**AN ORDINANCE VACATING A PORTION OF AN ALLEYWAY AT
910 WEST SOUTH STREET**

WHEREAS, a plat has been recorded in the Office of the Recorder of Deeds of St. Clair County, Illinois, a copy of which is attached to this Ordinance, marked "Exhibit A" and incorporated herein; and

WHEREAS, the City of Mascoutah now desires to vacate a portion of an alleyway in manner and form as provided by the Statutes of the State of Illinois.

WHEREAS, the alleyway, which runs east and west between Lots 146 and 148 and 145 and 147, is to be vacated.

NOW, THEREFORE, BE IT ORDAINED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF MASCOUTAH, IN ST. CLAIR COUNTY, ILLINOIS, THAT MASCOUTAH DOES HEREBY VACATE THAT PORTION OF THE PLAT AS SHOWN IN "EXHIBIT A" AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

SECTION 1: TO BENJAMIN HIPPARD AND DR. MICHELLE HIPPARD –

Part of the dedicated Public Alley that extends from South 9th Street to South 10th Street across Block 11 of "Leibrock's IV Addition to Mascoutah", reference being had to the plat thereof recorded in the Recorder's Office of St. Clair County, Illinois, in Book of Deeds "K-2" on page 150, being part of the East half of the Northwest quarter of Section 31, Township 1 North, Range 6 West of the Third Principal Meridian, St. Clair County, Illinois, more particularly described as follows:

That part of the Public Alley that lies between and adjoining Lots 145 and 146 and between and adjoining Lots 147 and 148, all in said Block 11 of the above referenced "Leibrock's IV Addition to Mascoutah".

SECTION 2: That the alleyway, as described above, be vacated with the following Conditions of Approval:

- 1) A utility easement is retained for the entire area.
- 2) The property owners are responsible for all costs associated with this alley vacation.

Attachment B

SECTION 3: That this Ordinance shall be in full force and effect from and after its passage and approval according to law.

PASSED by the Mayor and the City Council of the City of Mascoutah, County of St. Clair, State of Illinois, upon motion by Councilman _____, seconded by Councilman _____, adopted on the following roll call vote on the 5th day of December, 2016, and deposited and filed in the office of the City Clerk in said City on that date.

	<u>Aye</u>	<u>Nay</u>	<u>Absent</u>
Benjamin Grodeon	___	___	___
Paul Schorr	___	___	___
John Weyant	___	___	___
Pat McMahan	___	___	___
Gerald Daugherty	___	___	___

APPROVED by the Mayor of the City of Mascoutah, Illinois, this 5th day of December, 2016.

Mayor

ATTEST:

City Clerk
(SEAL)