

The Board of Aldermen met in regular session at 6:00 p.m.

Aldermen Present: Connie Painter, Marvin Vilorio, Jason Osbourne, Jeff Botkins, Rusty Rothweiler, Ralph Lemongelli

Alderman Absent:

Others Present: Mayor Jerry Potterfield, Brian Walters, Zach James, Kari Botkins, Devyn Timbrook, Rich Enochs, Dorothy Mudd, Forrest Gossett, Jane Rushford, Jim Dowell, Debbie Kendrick, Bill Gill, Brad Pfanner, Darin Kendrick, Becky Chinn, Juben Moss, Amy Moss

Mayor Potterfield asked that all stand and recite the Pledge of Allegiance. The meeting was then called to order.

The Board of Aldermen reviewed the consent agenda which included minutes from the March 18, 2021 meeting and bills payable. Alderman Rothweiler motioned to approve the consent agenda; Alderman Lemongelli seconded with all in favor.

Mayor Potterfield opened the floor to open forum:

### **Open Forum**

- Debbie Kendrick from See Real Estate was present with several items to be discussed:
  - Learning Opportunities is requesting a Conditional Use permit for property they are buying at 301 S. Locust. This will be taken care of by Planning & Zoning.
  - She also brought up the offer that is on the table from Mike Wear, a developer, who has made an offer to purchase every lot owned by the City in the Industrial Park (4 lots) totaling 31.074 acres. She was asked what his plans were for this property. She stated one business is a finishing plant for furniture that would employ 10-12 people, one lot would be potential warehousing and one lot with just a building for the City to use to lure in business. Alderman Rothweiler asked Ms. Kendrick to find out which lots were his preference if the City did not want to sell them all. This discussion tabled while Ms. Kendrick attempted to call Mr. Wear.
- Bill Gill questioned the gas prices that were mentioned in the paper. He was informed that the gas costs on utility bills are based on usage, not a set price being added to each person's bill. Water and sewer prices were also discussed.
- Becky Chinn questioned the Council about why they are concerned with what this developer was planning to do with the land he wanted to purchase, when a while back a landowner wanted to rezone an area from residential to commercial, but the concern was not there about what would be put there. She questioned why there was a difference.
- Ms. Kendrick returned and was unable to reach Mr. Wear. Her next discussion was about the offer on the Mosswood property. She stated currently there are 3 residential lots with structures and 3 building lots listed for sale in Monroe City

but there is a 75 person wait list for people wanting to buy homes. She stated the property that Mr. Wear wants to buy at Mosswood would be turned into roughly 25 residential lots, giving the City more locations for homes, and increasing the tax base. After much discussion, the aldermen stated they would like a little more time to discuss this. Alderman Painter thanked Ms. Kendrick for bringing this offer to the table and asked that we postpone this discussion again until the next meeting. There are still a lot of things to consider.

### **Presentations**

- None

### **Mayor's Report**

- Annually we must request letters of interest for City Attorney before appointments are made by the Mayor. Alderman Rothweiler motioned to solicit letters of interest for attorney; Alderman Painter seconded with all in favor.
- Jeremy Wilson – no updates on this, waiting for bid specs.
- Transformers – Solomon has picked up the two large transformers.
- The old electric power plant has been given to the Fire Department to use but will need a 14x14 overhead door added on the west end. The tin where the door goes will be used to patch the wholes on the north end. Alderman Rothweiler made a motion to solicit bids for an overhead door; Alderman Lemongelli seconded with all in favor.
- DeLaPorte Auction Services has given a proposal for doing the land/surplus equipment auction. A list will be compiled for this auction.
- State Auditors will be doing a follow up soon.
- AMI System – should have bid specs ready by the next meeting.

### **Planning & Zoning**

- No report.

### **Public Works**

- George Hausdorf gave a report from PeopleServices:
  - Sludge truck is fixed, waiting to get it back. Sludge was full but Canton let us use their pump. Mr. Hausdorf would like the Council to send a thank you to them for the use of this pump.
  - Currently waiting on USDA to release the funds so the bidding process for the new treatment plant can start.
  - They have been working on changing out water meters.
  - Workshop pump has arrived, will need to get it installed.
  - Industrial life station – need to get it fixed as well.
  - Divers were in at Route J Lake to look at the intake structure, they said it was in great shape. The top intake valve was busted in the open position. This was causing all the surface water from the lake to get into the valve. They have capped off the top intake and our numbers have been great since. They are no longer feeding sodium bicarbonate. This should also

- be beneficial during algae blooms, etc. to keep those from getting into the water plant.
- Black & Veatch – currently have the lake aeration out for bid. These are for solar aerators so there will be no need for electric to be run, and no permits needed.
- Will be soliciting bids for sludge lagoons and Mr. Manhole, which were budgeted items.
- They have been clearing brush on the dam, just need to remove the brush.
- Summer Help – will extend the application deadline for two more weeks as there have been no applicants.
- City Wide Clean-up has been scheduled for May 6-16, 2021. No tires will be accepted.
- Bids have been received for the Zero turn mower. Alderman Rothweiler made a motion to reject the bid as it is over what was budgeted for the year, and re-bid the mower for either gas or diesel, with a six-foot deck; Alderman Botkins seconded with all in favor.
- Box Blade – Alderman Rothweiler motioned to approve the bid from Meyer Implement for \$4,295; Alderman Painter seconded with all in favor.
- Concrete Bids – Alderman Rothweiler made a motion to accept the bid from Monroe City Ready Mix for \$115.50/yard; Alderman Lemongelli seconded with all in favor.
- Portable Toilets – Alderman Painter made a motion to accept the bid from MSE for portable toilets for the upcoming year; Alderman Rothweiler seconded with all in favor.
- Alderman Osbourne made a motion to accept the bid from Emery Sapp & Sons for Hot Mix/Cold Patch for the upcoming year; Alderman Rothweiler seconded with all in favor.
- The roof at the Pool has been repaired and ended up needing a lot more work that originally thought. An additional bill from Custom Gutters was presented for \$1,762.00. Alderman Rothweiler made a motion to approve paying this bill; Alderman Lemongelli seconded. Aldermen Vilorio; Osbourne, Botkins, Rothweiler and Lemongelli voted in favor; Alderman Painter opposed. Motion passes. An additional bill from Construction Solutions will be coming later for the additional work done by them.

### **Public Safety/Nuisance**

- Chief Tyler Wheeler gave the council a letter regarding an accident that involved decommissioned car #1 that was in the Street Department parking lot. Estimate from JC Collision was just under \$3,200. The Highway Patrol is investigating this incident.
- Two new officers have been hired – Dylan Griggs and William Crabtree. There are still two open positions.
- Nuisance items are being investigated on a case-by-case basis. Alderman Painter stated she would like to work with the police department to get a list of nuisances to contact individuals prior to the City-Wide Cleanup.

- Mr. Gill asked about the dumpster at the end of Park Street. He stated the residents in the apartments fill their dumpster so full, and then do not close the lid and the trash gets blown all over the neighborhood. He asked that they move the dumpster to the other side of the parking lot.
- A report given to Council from the Police Departments of incidents for the past month.
- Alderman Painter stated Robby Ellison has asked about certifications for the instructor at the Fire Department. Fire Chief Rich Enochs gave the Council several copies of certifications that Harold Muehe has, and there are many more that could be viewed. The Council is satisfied that Mr. Muehe has all the certifications needed.
- Alderman Rothweiler stated Mr. Ellison was also asking the status of CDL drivers. Alderman Rothweiler will follow up with the department heads on that.
- Chief Enochs said the burn at Route J is about done, except a few areas that unreachable. In the past six months, fire fighters have completed Grain Bin Rescue class, SCBA Essential training, TIMS class – all MU training classes. There will also be Trench Rescue Operations class on April 16-18, 2021. Last month there were 27 calls, and there have been 10 calls already this month. He stated the Police Department has also been a great help to them as well, from pulling hoses to hooking hoses to hydrants.
- Alderman Botkins asked how often the valves on the hydrants are checked. Mr. Hausdorf stated that once a year anti-seize are put on these valves. The hydrants are also flow tested annually, sometimes twice a year.
- Alderman Rothweiler stated there was a concern about employees working at the Lion's Club. He feels there is no issue with this, within reason, to help organizations that help our kids. Minutes from 1975 show the Council approved the City to mow the Lion's Club Field.
- Captain James stated the cars at the Sewer Plant will removed next Friday.
- Police Car bids were received. Car #1 is out due to the accident. Car #2 high bid was from Robert Kyei for \$2,000, Car #3 high bid was from Cortney Garner for \$2,250. Alderman Rothweiler made a motion to allow Chris Ellison to settle with the insurance company for car #1, Alderman Painter seconded with all in favor. Alderman Rothweiler made a motion to approve the high bids on car #2 & 3; Alderman Lemongelli seconded with all in favor.

#### **Administration committee**

- Alderman Painter made a motion to approve the request for the donation of \$250 for the After Prom committee; Alderman Osbourne seconded with all in favor.
- Ms. Ellison discussed the City Hall software that is currently being used. There are upgrades that will allow customers to create accounts online to view their bill, set up ACH, etc. and will be more user friendly than our current system. They also have a website builder available. Alderman Rothweiler motioned to approve Ms. Ellison to move forward with Front Desk and Website; Alderman Lemongelli seconded with all in favor.
- Ordinance book update – three quotes were received. The lowest bid came from the company that has previously codified our ordinances. Alderman Botkins

motioned to approve sending our ordinances to Municode for our updates for \$13,750.00; Alderman Painter seconded with all in favor.

**Park Board**

- No report.

**Economic Development**

- Alderman Rothweiler stated Alderman Botkins has had some extensive meetings with Cindy Hultz and Linda Martin regarding the County Line Road project. Requests are out for engineering qualifications; they are due back on April 19<sup>th</sup> so they will be ready for the next meeting.

**City Attorney Report**

- No report

Alderman Lemongelli thanked the Council for allowing him to serve and is excited to see some younger people interested in City government.

There being no more business to discuss; Alderman Lemongelli made a motion to adjourn; Alderman Rothweiler seconded with all in favor. The meeting ended at 8:00 p.m.

---

MAYOR JERRY POTTERFIELD

---

CHRISTINE ELLISON, City Clerk