

**MINUTES OF REGULAR SESSION
HIGHLAND CITY COUNCIL
MONDAY, DECEMBER 18, 2023**

Mayor Hemann called the Regular Session to order at 6:30pm at the Highland Area Senior Center. Council members Sloan, Frey, Bellm, and Napper were present. Others in attendance were City Manager Conrad, City Attorney McGinley, Directors Cook, Gillespie, and Ohren, Coordinator Hubbard, Treasurer Nicolaides, Deputy City Clerk Hediger, City Clerk Bellm, 2 Highland Police Officers, and 10 citizens.

MINUTES

Councilman Frey made a motion to approve the minutes of the December 4, 2023 Regular Session as attached. Motion seconded by Councilwoman Bellm. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

PUBLIC HEARING

Mayor Hemann opened the public hearing to hear comment as to consider whether the City should enter into a proposed annexation agreement with agents acting on behalf of DSM Family LLC, to establish terms and conditions for annexation of real estate to the City of Highland at 6:31pm. Hearing no comments, Mayor Hemann closed the public hearing at 6:32pm.

PUBLIC FORUM

Citizens' Requests and Comments:

Highland Speedway 2024 Calendar of Events – Kurt Vonder Haar, Representative, presented an update 2024 Calendar of Events for the Highland Speedway to the council. For our 63rd season of racing. It is available on our social media pages. We have been promoting the track, including traveling to Indianapolis, a few weeks ago; and, we plan to have a booth at St. Louis Auto Show. Over the weekend, we were able to get some time on the jumbotron at the Gateway Dirt Nationals, at The Dome in St. Louis. We brought over 20,000 to Highland for the races over the last season. This year we have on the schedule fifteen late model race nights, which is up from seven nights last year. June 29, Summer Nationals, and August 14, World of Outlaws are the two biggest races planned. We are asking for an extra hour of time on race nights, for the upcoming year. Councilwoman Bellm made a motion to approve the presented Calendar of Events for Highland Speedway as attached. Motion seconded by Councilman Napper. City Manager Conrad stated, tonight, we are just setting the dates. However, it council wants to talk about the request for the additional hour of racing, now, they can. They will have to bring back the Special Event Application for all the racing. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Jeannie Korte, 250 Kingsbury Court, stated I am grateful for your service and your professionalism. I am here to save you from a decision you should not be making at this time. The

decision not to use you vote with IMEA at time for early renewal. This would be more than six years early. Why would we do this? IMEA wants renewal for commitment to a 100-megawatt solar field. This would be less than 10% of their profile. Edwardsville, Sparta, Effingham, and others have been shown the benefits of solar on sewer plants, water plants, and other municipal facilities. The IMEA should be voting to use these solar projects. It is not in the city's best interest to renew until 2026 at the earliest. This vote is being asked of members to insure renewals. A vote of "no" is saying we will not waive competitive bidding. It is too early for bidding. Energy technology is evolving daily. For us to limit options now would be fiscally irresponsible. Tell IMEA that it is too early. What do you say? Mayor Hemann stated none of us are in the position to say anything on this, at this time. We have not seen what the IMEA has presented. City Manager Conrad and Director Dan Cook will give us the proper information at that time. City Attorney McGinley added they are not here to answer your questions. You are here to make whatever comments you want, at this time, during your four minutes.

Requests of Council:

Councilwoman Sloan stated she had several people reach out to her regarding trash services. Mainly, on how they sign up for the senior discount. City Manager Conrad responded they should call or go the Public Safety Building and talk to Kelsey.

Councilwoman Sloan stated she played Mrs. Claus at the fire station, this past week. Several people were unsure of where the fire station was at, the Public Safety Building. She suggested maybe getting more signage, especially with the fire station on Broadway, which created some confusion.

Staff Reports:

City Manager Conrad reported we had five more code cases dropped off, putting us at fifteen open cases, which is normal for this time of the year.

NEW BUSINESS

Bill #23-125/ORDINANCE Amending the 2023-2024 Budget – Councilwoman Bellm made a motion to approve Bill #23-125/Ordinance #3311 amending the 2023-2024 Budget as attached. Motion seconded by Councilman Frey. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Bill #23-126/ORDINANCE for Levy, Assessment and Collection of Taxes – Councilman Frey made a motion to approve Bill #23-126/Ordinance #3312 for the levy, assessment and collection of 2023 taxes, payable in 2024, as attached. Motion seconded by Councilwoman Bellm. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Bill #23-127/RESOLUTION Authorizing Execution of Annexation Agreement with DSM Family LLC – Councilwoman Bellm made a motion to approve Bill #23-127/Resolution #23-12-3068 authorizing execution of annexation agreement with DSM Family LLC as attached. Motion seconded by Councilman Frey. City Manager Conrad pointed out this is a conditional annexation, pending if they continue with planned ground-mount solar field. If they project does not proceed, we would not complete annexation. Mayor Hemann stated primarily that is a property tax classification issue. City Manager Conrad responded that is correct. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Bill #23-128/ORDINANCE Annexing Certain Territory to the City of Highland, owned by Duane Steiner and Melanie Steiner, on behalf of DSM Family LLC, specifically: PPN 01-1-24-06-00-000-025.002, PPN 01-1-24-07-00-000-002, PPN 01-1-24-06-00-000-020, and PPN 01-1-24-06-00-000-

019.00 – Councilman Frey made a motion to approve Bill #23-128/Ordinance #3313 annexing certain territory to the City of Highland, owned by Duane Steiner and Melanie Steiner, on behalf of DSM Family LLC, specifically: PPN 01-1-24-06-00-000-025.002, PPN 01-1-24-07-00-000-002, PPN 01-1-24-06-00-000-020, and PPN 01-1-24-06-00-000-019.00 as attached. Motion seconded by Councilwoman Bellm. Councilman Frey – this the land south of the current solar field. CC replied correct. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Bill #23-129/RESOLUTION Making Separate Statement of Findings of Fact in Connection with Ordinance Granting Special Use Permit for a Short-Term Rental within the C-2 Zoning District at 1014 Laurel Street – Councilwoman Bellm made a motion to approve Bill #23-129/Resolution #23-12-3069 making Separate Statement of Findings of Fact in Connection with ordinance granting Special Use Permit for a short-term rental within the C-2 Zoning District at 1014 Laurel Street as attached. Motion seconded by Councilman Frey. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Bill #23-130/ORDINANCE Granting a Special Use Permit to Warson Development, LLC to Allow a Short-Term Rental within the C-2 Zoning District at 1014 Laurel Street – Councilman Frey made a motion to approve Bill #23-130/Ordinance #3314 granting a Special Use Permit to Warson Development, LLC to allow a short-term rental within the C-2 Zoning District at 1014 Laurel Street as attached. Motion seconded by Councilwoman Bellm. Councilwoman Sloan stated she was given a tour of the property. One unit is in the front and one in the back on top. These sit above the restaurant space, which is down below. It looks really nice. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Bill #23-131/RESOLUTION Waiving Competitive Bidding Requirement and Approving and Authorizing the Purchase of Office Furniture, and Other Needed Products and Materials for City Hall Renovation, From Global Furniture Group, Through the State of Illinois Joint Purchasing Program as a Sole Source Purchase – Councilwoman Bellm made a motion to approve Bill #23-131/Resolution #23-12-3070 waiving competitive bidding requirement and approving and authorizing the purchase of office furniture, and other needed products and materials for City Hall Renovation, from Global Furniture Group, through the State of Illinois Joint Purchasing Program as a sole source purchase as attached. Motion seconded by Councilman Frey. City Manager Conrad reported this includes the furniture that is being replaced at city hall. They also have a division that will help us with the audio and video in the Council Chambers. They have a division in Illinois that is part of the State of Illinois Joint Purchasing Program, which means they have pre-negotiated costs and pricing. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Bill #23-132/ORDINANCE Declaring Personal Property of the City Surplus and Authorizing Its Sale and/or Disposal, Specifically One Pelican Street Sweeper and One Freightliner Dump Truck – Councilman Frey made a motion to approve Bill #23-132/Ordinance #3315 declaring personal property of the city surplus and authorizing its sale and/or disposal, specifically one Pelican Street Sweeper and one Freightliner Dump Truck as attached. Motion seconded by Councilwoman Bellm. City Manager Conrad pointed out the council actually authorized the purchase of the truck's replacement 2-3 years ago. We have been patiently waiting to receive the truck and get it into service. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Approve a Notice of Municipal Letting, Bid #PW-07-23, for the Purchase of New Diesel Fuel Tank and Dispensing System – Councilwoman Bellm made a motion to approve a Notice of Municipal Letting, Bid #PW-07-23, for the purchase of a New Diesel Fuel Tank and Dispensing System as attached. Motion seconded by Councilman Frey. City Manager Conrad explained this is replacing our bulk tanks

located behind the electric department. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Award Bid #E-05-23, for Purchase of Replacement Lighting Fixtures for Rinderer Park –
Councilman Frey made a motion to award Bid #E-05-23, for purchase of replacement lighting fixtures for Rinderer Park to Frost Electric Supply, Collinsville, IL, in the amount of \$34,807.50 as attached. Motion seconded by Councilwoman Bellm. Councilman Frey asked Dan to explain how these are being paid for. Director Dan Cook explained that when we replace out lights on the peripheral route with LED, we purchased the LED lights on a rebate program. We actually got more back than we spent because it includes labor. We have \$25,000 budgeted annually for replacement of lights over to LED. We will use the budgeted amount plus the money received under the rebate program. The LEDs last longer and obviously use less energy. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

REPORT

Accepting Expenditures Reports #1255 for Nov. 18, 2023 through Dec. 1, 2023 and No. 1256 for Dec. 2 through Dec. 15, 2023 – Councilwoman Bellm made a motion to accept Expenditures Reports #1255 for November 18, 2023 through December 1, 2023 and Reports #1256 for December 2, 2023 through December 15, 2023 as attached. Motion seconded by Councilman Frey. City Manager Conrad noted, if anyone looks at it closely, we have two separate reports for the same date ranges, it is because we in the process of completing a new software implementation. One report is from the new Tyler software, and the other is from the old Springbook software. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried.

Councilwoman Bellm made a motion to adjourn. Motion seconded by Councilman Frey. Roll Call Vote: Councilmembers Sloan, Frey, Bellm and Napper voted aye, none nay. Motion carried. Meeting adjourned at 6:59pm.

Kevin B. Hemann, Mayor

Barbara Bellm, City Clerk