



# City Council Meeting Minutes

October 25, 2021  
6:00 p.m.

**Mayor:** John McTaggart  
**Councilmember** Garrett Mellott  
Margaret Shriver      Chuck Stites

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1. **Consider approval of consent agenda items**
  - a) **Approve minutes of October 11, 2021**
  - b) **Statement of bills paid in the amount of \$260,221.73**
    - **Motion:** Councilmember Mellott made the motion to approve the consent agenda items
    - **Second:** Councilmember Shriver seconded the motion
    - **Vote:** Passes, 3-0
  
2. **Requests or Comments from the public**
  - Rick Bane from 10109 Steele Rd. asked for an update on the Quiet Zone project. City Manager Michael Webb provided an overall summary of where the County and UPRR are at with regards to this project, including ongoing utility location efforts.
  
3. **Conduct a public hearing regarding the creation of a Tax Increment Financing (TIF) redevelopment district and consider Ordinance No. 1046 establishing the district within the City of Edwardsville**
  - The City's bond counsel, Scott Anderson of SA Legal, presented this item.
  - **Motion:** Councilmember Mellott made the motion to open the public hearing
  - **Second:** Councilmember Stites seconded the motion
  - **Vote:** 3-0
  - Mr. Anderson reviewed previous Council discussion this item and noted the blighted conditions of the site due to the high percentage of area located within the 100-year flood plain.
  - Mr. Anderson noted that all of the statutory notice requirements have been satisfied. If approved, no specific incentives or benefits have been authorized, as those will be considered as part of the TIF project plan, which involves Council review and approval.
  - No other public comments were offered.
  - Councilmember Stites asked for confirmation that the 20-year clock will not start until the approval of TIF plans, which Mr. Anderson confirmed.
  - **Motion:** Councilmember Mellott made the motion to close the public hearing
  - **Second:** Councilmember Stites seconded the motion.
  - **Vote:** Passes, 3-0
  - **Motion:** Councilmember Stites made the motion to adopt Ordinance No. 1046
  - **Second:** Councilmember Shriver seconded the motion
  - **Vote:** Passes, 3-0
  
4. **Consider Resolution 2021-18 setting a public hearing to consider the formation of a Rural Housing Incentive District (RHID) in the City of Edwardsville**

- City Manager Michael Webb summarized the previous discussion regarding the RHID, noting that this action would only set the date for a public hearing and is not the final approval for creation for the district.
  - Mr. Webb reviewed the state processes, noting that the Resolution will need to be adjusted to reflect the Oct. 14 letter from the Department of Commerce.
  - **Motion:** Councilmember Mellott made the motion to adopt Resolution 2021-18
  - **Second:** Councilmember Stites seconded the motion
  - **Vote:** Passes 3-0
5. **Consider acquisition of public safety vehicles from Shawnee Mission Ford and Resolution 2021-19 authorizing the City Manager to enter into a lease purchase agreement with Bank Midwest for the financing of the same**
- Police Chief Mark Mathies presented this item, recapping the financing quotes solicited by the City, which resulted in the staff recommendation to move forward with NBH Bank (Bank Midwest) for this acquisition.
  - Councilmember Stites asked for an explanation as to why the vehicles are needed, which Chief Mathies provided. Chief Mathies noted the regular vehicle rotation schedule for vehicles and the wear and tear which can be expected.
  - Chief Mathies noted that as vehicles are cycled out they are sold via competitive bid, usually to other departments.
  - Councilmember Stites noted his desire to see EPD in good equipment
  - **Motion:** Councilmember Stites made the motion to approve the acquisition of public safety vehicles and to adopt Resolution 2021-19
  - **Second:** Councilmember Shriver seconded the motion
  - **Vote:** Passes, 3-0
6. **Consider recommendation of approval from the Cemetery, Parks, and Public Spaces (CPPS) Board regarding the use of Special Sales Tax funds for vegetation management at the City Park and along the Phyllis J. Freeman Memorial Trail**
- Assistant City Manager Zack Daniel reviewed this item, noting that it previously received a recommendation of approval from the CPPS Board.
  - The item would include use of the Goats-on-the-Go to provide two grazings on approximately eight acres of land around the City Park, the City's trail system, and around the creek.
  - Mr. Daniel noted that the Fire Department conducts controlled burns in these areas semi-frequently, but lack of dedicated Parks staff and the rough terrain of the area make follow-up maintenance difficult.
  - Goats-on-the-Go have provided vegetation control services at City facilities in the past, always with good work product.
  - Councilmember Stites asked about possible equipment that could be purchased to address the growth, which Public Works Director Dustin Zenger responded that the terrain would make access difficult for any equipment which is why the goats are a viable option.
  - After additional discussion, the consensus was come to to table this item to do additional research on other alternatives and to allow for more Councilmembers to take part in the discussion.
  - **Motion:** Councilmember Stites made the motion to table this item for a future City Council meeting.
  - **Second:** Councilmember Shriver seconded the motion
  - **Vote:** Passes, 3-0

**7. Consider revisions to Chapter 6 – Health and Sanitation in the Edwardsville Code of Ordinance and discuss draft of Ordinance No. 1047 finalizing the same**

- City Manager Michael Webb introduced this item, noting that no action is being required at this meeting, but the materials are being presented now to give the City Council time to review the existing language before considering additional changes.
- Largely, these changes would clean up unneeded language that does not necessarily apply to operations in the City. It also removes references to functions that are done typically by the County or State (Health Officers, etc.)
- A draft of the reworked ordinance is included in the packet, but final action will take place at the November 8 meeting of the Council.

**8. City Manager Report**

- Mr. Webb referred to the written report.

**9. Council and Mayor Comments**

Councilmember Mellott thanked staff for the recent road projects and asked for another update on the Quiet Zone project. Mr. Webb provided more details on the work related to gas line relocation and other utility identification.

Councilmember Shriver thanked staff for their planning of the upcoming Spooky Express.

Councilmember Stites noted he'd like to see more equipment purchases happen locally when possible. There was additional discussion the public improvements that would be included in the potential RHID project. He closed with asking for an update about possible electronic agenda management tool, which Mr. Daniel noted he has upcoming meetings on the subject. He closed by asking about the number of street lights along the improved section of 110<sup>th</sup>. Mr. Webb noted that the lighting is largely determined by an engineering study which helps inform the kind and amount of infrastructure in the area.

**ADJOURNMENT**

The meeting was adjourned at 7:12 p.m.

Zachary Daniel  
City Clerk