

City Council
Regular Meeting
May 21, 2025
6:30 p.m.

PLEDGE OF ALLEGIANCE:

The Pledge of Allegiance to the American Flag was given by all that were present.

CALL TO ORDER:

Mayor Knebel called the regularly scheduled meeting of the Vandalia City Council to order at 6:30 pm.

ROLL CALL:

Aldermen Lester, Hubler, Brosman, Lewey, Hobler and Bowen were present. Barker and Stunkel were absent.

SWEARING IN CEREMONY OF ELECTED OFFICIALS:

Clerk Huhn swore in Alderman Mike Hobler.

APPROVAL OF CITY COUNCIL MEETING MINUTES DATED MAY 5, 2025:

Motion was made by Brosman and seconded by Hobler to approve City Council meeting minutes dated May 5, 2025. Motion carried.

TREASURER'S REPORT:

Treasurer's report for period ending April 30, 2025 was reviewed. Motion was made by Hobler and seconded by Lewey to file Treasurer's report for audit. Motion carried.

REGULAR BILLS:

Motion was made by Lewey and seconded by Brosman to approve the regular bills as presented. Motion carried.

SPECIAL BILLS:

Motion was made by Brosman and seconded by Hobler to approve the special bills as presented: Grunloh Construction in the amount of \$9,959.00 for alley entrance at the hospital; COE Equipment, Inc., in the amount of \$3,260.30 for equipment; Ameren Illinois in the amount of \$2,715.16 for electric bill; Ingevity Corporation in the

amount of \$3,315.00 for street paint; Milano and Grunloh Engineers in the amount of \$9,380.75 for engineering fee; South Central FS in the amount of \$8,377.28 for gasoline; DePaolo Tree Company in the amount of \$2,000.00 for tree removal; Vandalia Unit Community School District 203 in the amount of \$197,732.85 for TIF reimbursement; Milano and Grunloh in the amount of \$15,812.50 for engineering fees; Core and Main in the amount of \$1,761.96 for supplies; COE Equipment, Inc., in the amount of \$1,862.97 for supplies; USA Bluebook, Inc., in the amount of \$1,602.97 for supplies; Homefield Energy in the amount of \$4,563.13 for electric bill; Sidener Environmental Services in the amount of \$3,880.04 for annual maintenance; Sidener Environmental Services in the amount of \$1,549.39 for annual maintenance; Homefield Energy in the amount of \$11,358.22 for electric bill at sewer plant. Motion carried.

ENGINEER'S REPORT:

Beckman updated the Council on the pending and ongoing City projects. The Randolph Street Upgrade project has been delayed due to lack of ability to obtain materials. Construction could begin in July. Beckman reported that work on the Lake Dam continues, with work being done this week. Beckman said there will be a pay estimate presented at the next Council meeting for the lead service line replacement. A handful of lead lines were located out of 110 that were tested. A third lead line service replacement grant has been applied for. Construction is almost complete on the Safe Routes to School Project. Beckman stated a new Safe Routes to School NOFO is coming out in June or July

if the City is interested in applying for that. Funding and expenses of the new water plant were reviewed. He stated one of the things that came up throughout the bid process was Rural Development money does not require BABA. EPA money requires BABA. BABA was not required in the specs. Beckman is hoping he can get some of the BABA waivers after the project starts. There is a shortfall in funding of approximately \$600,000.00, so the City will have to come up with some money in funds. Currently the City has \$25,460,922.34 in funding set in place, which includes contingencies. Currently the total project cost is \$26,094,428.38. Groundbreaking is anticipated for July, 2025. Bid opening was done for raw water main and pressure reducing station with preconstruction meeting scheduled in the next 30 days. Paperwork is being completed for the City Hall water main replacement. The 2022 ITEP grant the City applied for was not successful. Beckman has not received any updates on the Vandalia Lake Siltation Project. EPA has said the NOFO will be out this Summer for the unsewered IEPA grant. Beckman said there have been water quality complaints in the area of Thistle and Shelley Drive. An estimate of cost handout was distributed to the Council, totaling \$1,278,205.50. Knebel asked if this was in lieu of the Randolph Street project. Jackson said the water quality issues are priority over water main replacement on Randolph, so it was decided unanimously by the Council to proceed with applying for DCEO funding for the watermain replacement along Thistle and Shelley Drives. Beckman said construction would not start until

2027. Motion was made by Lewey and seconded by Lester to proceed with water main replacement along the area of Thistle and Shelley Drive and hold on the Randolph Street water main replacement project. Motion carried. Beckman stated contractors are making good progress on the work at the campgrounds. Camping layout modifications are at IDPH and we are waiting on approval. The City does not have a grant agreement for the Regional Site Readiness grant yet. Beckman stated at Carlyle and Elm there is a 2" line with 9 households on that line. It will cost approximately \$260,000.00 to replace the line. Sidewalk placement at Veterans and 8th Street intersection and running along both sides of Veterans to Wendy's and McDonald's was discussed. This needs to be forwarded to IDOT for a construction permit. This could be bid out in the next 30 to 60 days. The estimated project cost is \$54,905.00. Motion was made by Lester and seconded by Lewey to proceed with the project. Motion carried. Bowen said he was in favor of the sidewalk project in that area but reminded Council that residential sidewalks still need to be repaired also.

**ORDINANCE 2025-5-21-A: AN
ORDINANCE AMENDING THE
VANDALIA MUNICIPAL CODE
AT TITLE V BUSINESS
LICENSES AND REGULATIONS
AT SECTION 5.08.070
NUMBER OF LICENSES
(TONNY'S, LLC):**

Michelle Crowe introduced herself to the Council along with Olivia Fecenko. Crowe stated they are seeking a Class E liquor license for Tonny's China Buffet.

Motion was made by Bowen and seconded by Hubler to approve Ordinance 2025-5-21-A: An Ordinance Amending the Vandalia Municipal Code at Title V Business Licenses and Regulations at Section 5.08.070 Number of Licenses (Tonny's, LLC).

Roll call: Bowen, yea; Lester, yea; Brosman, yea; Hubler, yea; Lewey, yea; Hobler, yea. Barker and Stunkel were absent. Motion carried.

APPROVE OR REJECT BIDS FOR FARM LEASE (WEST INTERCHANGE) :

Paslay stated that the Council needs to decide on the length of a contract until a grant agreement is received for the 115 acres. Connor said the City could build in a liquidated provision into the agreement.

Motion was made by Lewey and seconded by Brosman to approve the bid submitted by Meyer Farms in the amount of \$32,775.00 per year. Motion carried.

APPROVE OR REJECT BIDS FOR HAY FARM LEASE AT VANDALIA LAKE :

Paslay said there are approximately 40 acres in different locations. This was bid out as a 5 year agreement.

Motion was made by Brosman and seconded by Bowen to approve bid submitted by Nuttin Fancy Farms, LLC in the amount of \$3000.00 per year. Motion carried.

ACCEPTANCE OF TIF ADVISORY COMMITTEE MEETING MINUTES DATED MAY 16, 2025:

Motion was made by Hobler and seconded by Brosman to accept the TIF Advisory Committee Meeting minutes dated May 16, 2025. Motion carried.

ORDINANCE 2025-5-21-B: ORDINANCE OF THE CITY OF VANDALIA, FAYETTE COUNTY, ILLINOIS, AUTHORIZING TAX INCREMENT FINANCING ASSISTANCE IN CONNECTION WITH A REDEVELOPMENT PROJECT (AMY AND DARRIN NEWSOM) :

Amy and Darrin Newsom explained their plans for the former Oldfield Tire Building on Orchard Street. Brosman asked if the Newsom's had been able to obtain the NFR letter from the EPA regarding underground fuel tank. Mr. Newsom said they are still trying to obtain that letter. He said he would like to make the exterior of the building and the parking lot more appealing. He would

like to have retail businesses in that building. Connor stated his concern that the Newsom's do not have possession of an NFR letter. Bowen pointed out the City does not write a check until the project is done.

After discussion, motion was made by Bowen and seconded by Brosman to approve AMENDED Ordinance 2025-5-21-B for approval of TIF reimbursement contingent upon receipt of NFR approval letter from the EPA.

Roll call: Hobler, yea; Hubler, yea; Brosman, yea; Bowen, yea; Lester, yea; Lewey, yea. Barker and Stunkel were absent. Motion carried.

ORDINANCE 2025-5-21-C: AN ORDINANCE OF THE CITY OF VANDALIA, FAYETTE COUNTY, ILLINOIS, AUTHORIZING TAX INCREMENT FINANCING ASSISTANCE IN CONNECTION WITH A REDEVELOPMENT PROJECT (KELLY DEVALD D/B/A KELLY' AUTO REPAIR AND TOWING):

Pasley stated Kelly Devall is wanting to build a new building so he can have more shop space. TIF committee recommended a 10 year, 70% reimbursement of what Devall will pay into his TIF line item with a cap not to exceed \$55,282.70.

Motion was made by Brosman and seconded by Hubler to approve Ordinance 2025-5-21-C: An Ordinance of the City of Vandalia, Fayette County, Illinois, Authorizing Tax Increment Financing Assistance in Connection with a Redevelopment Project (Kelly Devall D/B/A Kelly's Auto Repair and Towing).

Roll call: Brosman, yea; Hubler, yea; Bowen, yea; Hobler, yea; Lewey, yea; Lester, yea. Barker and Stunkel were absent. Motion carried.

RESOLUTION 2025-5-21-D: A RESOLUTION APPROVING AN AGREEMENT FOR ENGINEERING SERVICES BETWEEN THE CITY OF VANDALIA, ILLINOIS AND

Motion was made by Bowen and seconded by Hobler to approve Resolution 2025-5-21-D: A Resolution Approving an Agreement for Engineering Services Between the

**HURST-ROSCHÉ ENGINEERS,
INC. (BRIDGE
INSPECTIONS) :**

City of Vandalia, Illinois, and
Hurst-Rosche Engineers, Inc., for
bridge inspections.

Roll call: Hubler, yea; Lewey, yea;
Hobler, yea; Bowen, yea; Lester,
yea; Brosman, yea. Barker and
Stunkel were absent. Motion carried.

**RESOLUTION 2025-5-21-E: A
RESOLUTION APPROVING A
REVISED PHASE B
PREVENTATIVE MAINTENANCE
CONTRACT BETWEEN THE CITY
OF VANDALIA, ILLINOIS AND
VANDEVANTER ENGINEERING:**

Motion was made by Brosman and
seconded by Hobler to approve
Resolution 2025-5-21-E: A Resolution
Approving A Revised Phase B
Preventative Maintenance Contract
Between the City of Vandalia,
Illinois and Vandevanter
Engineering.

Roll call: Bowen, yea; Lewey, yea;
Hubler, yea; Lester, yea; Hobler,
yea; Brosman, yea. Barker and
Stunkel were absent. Motion carried.

**RESOLUTION 2025-5-21-F:
A RESOLUTION APPROVING AN
UPDATED PHASE A
PREVENTATIVE MAINTENANCE
CONTRACT BETWEEN THE CITY
OF VANDALIA, ILLINOIS AND
VANDEVANTER ENGINEERING:**

Motion was made by Hobler and
seconded by Bowen to approve
Resolution 2025-5-21-F: A Resolution
Approving An Updated Phase A
Preventative Maintenance Contract
Between the City of Vandalia,
Illinois and Vandevanter
Engineering.

Roll call: Brosman, yea; Lester,
yea; Lewey, yea; Hubler, yea;
Hobler, yea; Bowen, yea. Barker and
Stunkel were absent. Motion carried.

**RESOLUTION 2025-5-21-G: A
RESOLUTION AMENDING
RESOLUTION 2023-5-1-B
DESIGNATING
EMPLOYEE/OFFICERS/MEMBERS
OF THE CITY OF VANDALIA
TO RECEIVE TRAINING
MANDATED BY 5 ILCS
120/1.05:**

Motion was made by Hobler and
seconded by Bowen to approve
Resolution 2025-5-21-G: A Resolution
Amending Resolution 2023-5-1-B
Designating
Employee/Officers/Members of the
City of Vandalia to Receive Training
Mandated by 5 ILCS 120/1.05.

Roll call: Hubler, yea; Lewey, yea;
Bowen, yea; Hobler, yea; Lester,

yea; Brosman, yea. Barker and Stunkel were absent. Motion carried.

ACCEPTANCE OF LAKE
COMMITTEE MEETING MINUTES
DATED MAY 5, 2025:

Motion was made by Brosman and seconded by Lewey to accept the Lake Committee meeting minutes dated May 5, 2025. Motion carried.

RESOLUTION 2025-5-21-H: A
RESOLUTION APPROVING A
JOINT FUNDING AGREEMENT
FOR FEDERALLY FUNDED
CONSTRUCTION:

Motion was made by Hubler and seconded by Hobler to approve Resolution 2025-5-21-H: A Resolution Approving a Joint Funding Agreement for Federally Funded Construction.

Roll call: Bowen, yea; Lester, yea; Brosman, yea; Hobler, yea; Hubler, yea; Lewey, yea. Barker and Stunkel were absent. Motion carried.

APPROVE OR REJECT
TRANSFER OF LAKE LOT #156
FROM CHARLES KIMBRELL,
COLLINSVILLE, ILLINOIS TO
CODY STEWART, VANDALIA,
ILLINOIS:

Motion was made by Hobler and seconded by Brosman to approve transfer of Lake lot #156 from Charles Kimbrell, Collinsville, Illinois to Cody Stewart, Vandalia, Illinois. Motion carried.

APPROVE OR REJECT
APPOINTMENT
RECOMMENDATION TO COUNTY
BOARD FOR DISCOVER
DOWNSTATE:

Motion was made by Bowen and seconded by Hobler to approve appointment of LaTisha Paslay to the County Board for Discover Downstate. Motion carried.

FORMAL APPROVAL OF PUMP
PURCHASE AT SEWER PLANT:

Motion was made by Lewey and seconded by Hobler to approve the purchase of a pump at the sewer plant in the amount of \$19,455.00 from Vandevanter Engineering. Motion carried.

ORDINANCE 2025-5-21-I: AN
ORDINANCE AMENDING THE
VANDALIA MUNICIPAL CODE
AT TITLE II -
ADMINISTRATION AND
PERSONNEL:

Discussion was held regarding making the positions of Economic Development Director and Tourism Director a Mayoral appointment with consent of the Council. Bowen said he would like to see the positions advertised so people would have the opportunity to apply and then the

Mayor could select based on the application process.

Motion was made by Lewey and seconded by Lester to approve Ordinance 2025-5-21-I: An Ordinance Amending the Vandalia Municipal Code at Title II - Administration and Personnel.

Roll call: Hubler, yes; Brosman, yes; Hobler, yea; Bowen, yea; Lewey, yea; Lester, yea. Barker and Stunkel were absent. Motion carried.

ORDINANCE 2025-5-21-J: AN ORDINANCE MAKING THE ANNUAL APPROPRIATIONS FOR THE FISCAL YEAR BEGINNING ON THE FIRST OF MAY 2025, AND ENDING ON THE THIRTIETH DAY OF APRIL 2026:

Motion was made by Brosman and seconded by Hobler to approve Ordinance 2025-5-21-J: An Ordinance Making the Annual Appropriations for the Fiscal Year Beginning on the First Day of May, 2025 and Ending on the Thirtieth Day of April 2026.

Roll call: Bowen, yea; Brosman, yea; Lester, yea; Lewey, yea; Hobler, yea; Hubler, yea. Barker and Stunkel were absent. Motion carried.

UNFINISHED BUSINESS:

Lester reported steel for the Veterans Memorial Park frame will be set soon along with revisions to the top of the wall. Johannes will begin EIFS work after that work is completed.

MAYOR'S REPORT:

Knebel thanked the Council for rescheduling the Council meeting. He said the City should consider sending the new Economic Development Director to the Retail Conference in Las Vegas. He said he will present some appointments to the Economic Development Committee as well as Tourism, Planning and Zoning Committees to the Council.

CITY ATTORNEY'S REPORT:

Connor said there was a long discussion at the last Council

meeting about a particular piece of property that had a lot of debris outside. A court date has been held since the last meeting. The landowner did not appear so the Judge entered a default order but deferred a hearing on remedies until the Defendant comes to court. Connor will know more by the second Council meeting in June.

CITY CLERK'S REPORT:

Huhn stated she was working on making the liquor and gaming license renewals more efficient, and possibly have the option of renewing and paying online.

CITY ADMINISTRATOR'S REPORT:

Paslay stated the first Farmer's Market is June 14. SummerFest is scheduled for June 27 and 28, with fireworks being scheduled for June 28. Moose Lodge will provide a beer garden. She is confirming band lineups. City-wide garage sales will be held on May 29, 30 and 31. National Road Interpretive Center will host Treasures in the Trunk on May 31 and June 14 in the City Hall parking lot.

SAFETY CODE OFFICIAL REPORT:

Report provided in packet.

STANDING COMMITTEE REPORTS:

Jackson said the Streets Department has been busy mowing. Ray stated he lost a part-time Dispatcher. He would like to fill that spot and add another part-time Dispatcher. There would be no increase in cost as it would be the same number of hours. There were no objections. Ray also stated in the past Department Heads had gotten permission to seek bids for squad cars, etc. He asked do the Department Heads need to seek permission to get the bids or can the Department Heads get the bids and bring them to the Council for

approval. It was decided to bring bids to the Council for approval and that permission would not be needed to seek bids. Lewey said the Cemetery looks great. Three trees have been removed. Workman said he has had complaints about dead carp at the Lake. A DNR Biologist determined the cold weather snap was the cause.

ANNOUNCEMENTS AND CONCERNS:

Brosman said he would like to revisit the Golf Cart/Side by Side Ordinance that has been in place for over a year. He has not heard of any problems. He would like to expand the routes to include all City streets with the exception of State highways. He said there are a number of golf cart crossing signs on St. Louis Avenue. This will be discussed at the next Council meeting. Brosman said he did get bids for sandblasting the caboose; one at \$14,225.00 and the other bid came in at \$2,200.00. Brosman was given authorization to accept the bid of \$2,200.00.

Bowen asked if there was an update on the Boat Races at the Lake from Allen Owen. Workman and Paslay said they have not heard from him. Paslay will contact Owen.

Lewey said Clean Up Week was a success. Bowen said he would like to see the City do this two times a year. Paslay said it was costly to add another cleanup week.

Knebel stated that the school district was able to purchase the former Kanata building. He also stated he would like to revisit the Comprehensive Plan. This will be discussed in more detail at the next meeting.

Shane Bowen suggested having City-wide Cleanup after the City-wide yard sales. This will be looked at for next year.

ADJOURNMENT:

Motion was made by Hubler and seconded by Lewey to adjourn the meeting at 8:08 p.m.

Caia Huhn

City Clerk