

City Council
Regular Meeting
July 7, 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, Brosman, Bowen, Hobler, Hubler and Stunkel were present. Barker and Lewey were absent.

**APPROVAL OF CITY COUNCIL
MEETING MINUTES DATED
JUNE 16, 2025:**

Motion was made by Stunkel and seconded by Bowen to approve City Council meeting minutes dated June 16, 2025. Motion carried.

TREASURER'S REPORT:

Treasurer's report for period ending June 30, 2025 was reviewed. No action taken.

REGULAR BILLS:

Motion was made by Stunkel and seconded by Hobler to approve the regular bills as presented. Motion carried.

SPECIAL BILLS:

Motion was made by Stunkel and seconded by Hobler to approve the special bills as presented:
Sandberg-Phoenix in the amount of \$19,945.26 for legal fees; Homefield Energy in the amount of \$1,812.88 for electric bill; Pro-Wire in the amount of \$1,702.39 for IT services; Southern IL Criminal Justice in the amount of \$2,000.00 for police officer training; Land of Lincoln Credit Union in the amount of \$7,615.00 for street sweeper; ADS Electric in the amount of \$3,558.25 for replacing light shades; Ameren

in the amount of \$2,715.75 for electric bill; Land of Lincoln in the amount of \$10,285.00 for fire truck; Homefield Energy in the amount of \$1,656.18 for Lake electric bill; Shoreline Aquatics in the amount of \$2,953.00 for dock installation; C and C Pumps & Supply in the amount of \$3,062.63 for equipment maintenance; Brenntag Mid-South, Inc., in the amount of \$31,414.20 for supplies; Hawkins, Inc., in the amount of \$2,074.50 for supplies; Water Solutions Unlimited in the amount of \$1,746.68 for supplies; Homefield Energy in the amount of \$5,846.46 for electric bill; Vandalia Electric Motor, Inc., in the amount of \$2,274.66 for maintenance to equipment; Vandevanter Engineer, Inc., in the amount of \$47,985.00 for pump installation; IL EPA in the amount of \$17,500.00 for domestic sewage and stormwater; Homefield Energy in the amount of \$9,323.04 for electric bill; Vandevanter Engineer, Inc., in the amount of \$2,177.50 for equipment repair. Motion carried.

ANNOUNCEMENTS AND CONCERNS:

None.

ENGINEER REPORT - JULY, 2025:

Lee Beckman will be at the second Council meeting.

ACCEPTANCE OF PLANNING COMMISSION MEETING MINUTES - JUNE 24, 2025:

Motion was made by Stunkel and seconded by Hubler to accept the Planning Commission Meeting minutes dated June 24, 2025. Motion carried.

ORDINANCE 2025-7-7-A: AN ORDINANCE AMENDING CHAPTER 17 OF THE VANDALIA MUNICIPAL CODE:
(FAILED)

Brad Bowman, who is part of the ownership group that owns the former Kroger building, stated that they are seeking to change the zoning code within Downtown Commercial to make Storage Units a Special Use in the "CD" Downtown Commercial Zoning

District. He stated they have received a handful of inquiries requesting self-storage. They are asking for this particular property to be rezoned as they would like to take that obstacle out of the way and go back to the individuals who have indicated interest in self-storage. He would like to see if they can find somebody who would be interested in developing self-storage or joint venturing with the ownership. Bowman stated they do not have a contract with anyone to purchase the building to put storage units in at this time. Hubler said he was against self-storage units in downtown Vandalia. Paslay reminded the Council that this would be considered on a case by case basis since it is a Special Use. Connor said there is a series of criteria listed in the Ordinance by which the appropriateness of the Special Use must be measured, and the Zoning/Planning Committee must make specific findings of fact as to the appropriateness of use in that location. He said Special Use permits are the most restrictive in terms of zoning in that the City is under no obligation to grant the Special Use permit. Lester said that he feels the building is in the best area for retail space in downtown. He said the interior of the building was in disrepair. He did not think the building was being aggressively marketed. He asked why the ownership did not clean up the building to make it potentially available. Hobler said the building has been empty for 20 years. Bowman agreed the building was not in good condition right now. He said the ownership group has nobody even interested in coming to take a look at the building. Retailers are going

to be typically working off of demographics and traffic counts. It was his opinion that retail in that area is not viable. Bowman said he would like to see retail in that building also. Lester said there has been no maintenance done on the building since the last tenant moved out.

Motion was made by Hobler and seconded by Brosman to approve Ordinance 2025-7-7-A: An Ordinance Amending Chapter 17 of the Vandalia Municipal Code.

Roll call: Hubler, nay; Stunkel, nay; Hobler, yea; Bowen, nay; Brosman, yea; Lester, nay. Barker and Lewey were absent. Motion failed 2-4.

ACCEPTANCE OF ZONING BOARD MEETING MINUTES - JUNE 11, 2025:

Motion was made by Brosman and seconded by Hubler to accept the Zoning Board Meeting minutes dated June 11, 2025. Motion carried.

ACCEPTANCE OF 2025 BRIDGE INSPECTIONS:

Discussion was held regarding the 6th and 4th Street bridges. Paslay will ask Justin from Hurst-Rosche to attend the next Council meeting. Bowen said he would like to see a plan for fixing the problem.

Motion was made by Hobler and seconded by Stunkel to accept the 2025 Bridge Inspections report. Motion carried.

RESOLUTION 2025-7-7-B: A RESOLUTION AUTHORIZING ROAD CLOSURE FOR 2025 SECOND ANNUAL VANDALIA, ILLINOIS CAR CRUISE - AUGUST 16, 2025:

Motion was made by Stunkel and seconded by Hubler to approve Resolution 2025-7-7-B: A Resolution Authorizing Road Closure for 2025 Second Annual Vandalia, Illinois Car Cruise - August 16, 2025.

Roll call: Hubler, yea; Stunkel, yea; Hobler, yea; Lester, yea;

Bowen, yea; Brosman, yea. Barker and Lewey were absent. Motion carried.

**RESOLUTION 2025-7-7-C: A
RESOLUTION AUTHORIZING
ROAD CLOSURE FOR 2025
ANNUAL LIONS CLUB
HALLOWEEN PARADE:**

Motion was made by Stunkel and seconded by Hubler to approve Resolution 2025-7-7-C: A Resolution Authorizing Road Closure for 2025 Annual Lions Club Halloween Parade.

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

**RESOLUTION 2025-7-7-D: A
RESOLUTION AUTHORIZING
ROAD CLOSURE FOR THE 2025
OLDE TYME CHRISTMAS EVENT
- NOVEMBER 14, 2025:**

Motion was made by Stunkel and seconded by Hubler to approve Resolution 2025-7-7-D: A Resolution Authorizing Road Closure for the 2025 Olde Tyme Christmas Event - November 14, 2025.

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

**ACCEPTANCE OF MFT
COMPLIANCE REPORTS FOR
2024:**

Motion was made by Hobler and seconded by Hubler to accept the MFT Compliance Reports for 2024. Motion carried.

**ORDINANCE 2025-7-7-E: AN
ORDINANCE AMENDING THE
VANDALIA MUNICIPAL CODE
AT TITLE V BUSINESS
LICENSES AND REGULATIONS
AT SECTION 5.08 ALCOHOLIC
BEVERAGE SALES (ADDING M-
1 CLASSIFICATION):**

Paslay stated that a new liquor classification (M-1; strictly for where motor fuel is sold) was created at the request of Vandalia Fast Stop so they could obtain a pour license, allowing consumption of 2 alcoholic drinks every 6 hours while gaming.

Motion was made by Brosman and seconded by Hobler to approve Ordinance 2025-7-7-E: An Ordinance Amending the Vandalia Municipal Code at Title V Business Licenses and Regulations at Section 5.08 Alcoholic Beverage Sales (Adding M-1 Classification).

Roll call: Lester, yea, Bowen, yea; Hobler, nay; Stunkel, yea; Hubler, yea; Brosman, nay. Barker and Lewey were absent. Motion carried 4-2.

**VANDALIA FAST STOP FIRST
READING OF LIQUOR LICENSE
(POUR) :**

The first reading of the liquor license application submitted by Vandalia Fast Stop was held. Action will be taken at the next Council meeting.

**ORDINANCE 2025-7-7-F: AN
ORDINANCE AUTHORIZING
DISPOSAL OF PERSONAL
PROPERTY (DISPLAY CASES) :**

Motion was made by Hobler and seconded by Stunkel to approve Ordinance 2025-7-7-F: An Ordinance Authorizing Disposal of Personal Property (Display Cases).

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

**AUTHORIZATION TO SEEK
BIDS FOR ANNUAL SIDEWALK
REPLACEMENT - VETERANS
AVENUE :**

Paslay stated sidewalk replacement will be from the 8th Street intersection on both sides to the Jr. High parking lot and on the other side of Veterans to Wendy's. Motion was made by Bowen and seconded by Brosman to seek bids for annual sidewalk replacement along Veterans Avenue. Motion carried.

GROCERY TAX DISCUSSION:

Discussion was held regarding the expiration of the statewide 1% grocery tax. Knebel said the State repealed the statewide sales tax on groceries but granted authority to municipalities to implement a 1% grocery sales tax by Ordinance. The grocery sales tax will be repealed January 1, 2026. Knebel reported this is a loss of approximately \$200,000 a year to the City in revenue. He emphasized this is NOT a new tax. Brosman said he would support enacting the local 1% grocery tax. An Ordinance will be

presented at the next Council meeting.

ORDINANCE 2025-7-7-G: AN ORDINANCE AMENDING THE VANDALIA MUNICIPAL CODE AT TITLE 17 ZONING TO CONSOLIDATE ZONING BOARD OF APPEALS AND PLANNING COMMISSION MEMBERSHIP:

Motion was made by Stunkel and seconded by Brosman to approve Ordinance 2025-7-7-G: An Ordinance Amending the Vandalia Municipal Code at Title 17 Zoning to Consolidate Zoning Board of Appeals and Planning Commission Membership.

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

ACCEPTANCE OF PUBLIC SAFETY COMMITTEE MEETING MINUTES DATED JULY 1, 2025:

Motion was made by Hobler and seconded by Brosman to accept the Public Safety Meeting minutes dated July 1, 2025. Motion carried.

ORDINANCE 2025-7-7-H: AN ORDINANCE AMENDING CHAPTER 10 TO EXPAND THE USE OF NON-HIGHWAY VEHICLES ON CITY STREETS, ROADS AND HIGHWAYS:

Motion was made by Hobler and seconded by Stunkel to approve Ordinance 2025-7-7-H: An Ordinance Amending Chapter 10 to Expand the Use of Non-Highway Vehicles on City Streets, Roads and Highways.

Connor said the Ordinance as presented expanded utilization of the non-highway vehicles (golf carts and side by sides) on some roads in the City and eliminated some of the restrictions. The Ordinance also reduces the number of places where there had to be crossings because now those entire roads could be used. Brosman suggested that the crossing at Kennedy and Randolph be included as an authorized crossing on the Ordinance. Motion was made by Hobler and seconded by Stunkel to amend the previous motion to include Kennedy and Randolph as authorized crossings.

Roll call: Hubler, yea; Brosman, yea; Stunkel, yea; Hobler, yea;

Bowen, yea; Lester, yea. Barker and Lewey were absent. Motion carried.

Chief Ray will reach out to IDOT to obtain their approval of the crossing at Kennedy and Randolph Streets.

**APPROVE OR REJECT CHANGE
ORDER #1 FOR RANDOLPH
STREET PROJECT:**

Motion was made by Stunkel and seconded by Brosman to approve Change Order #1 for Randolph Street Project in the amount of \$83,726.80. Motion carried 5-1 with Hobler voting aye.

UNFINISHED BUSINESS:

Lester reported work continues on the Veterans Memorial Park wall. A work session to review the Comprehensive Plan has been set for Monday, July 14 at 5 p.m.

MAYOR'S REPORT:

Nothing to report.

CITY ATTORNEY'S REPORT:

Connor reported he is working on cleaning up old projects. Demolition of a house on St. Louis Avenue will begin tomorrow.

CITY CLERK'S REPORT:

Huhn reported liquor and gaming licenses have been renewed for 2025-2026. She is also working with Connor on revising the lake lot list process that will be presented to the Lake committee in August.

**CITY ADMINISTRATOR'S
REPORT:**

Paslay reported the next Tourism meeting has been scheduled for Wednesday, July 8 at 4 p.m. Boat races at the Lake are set for September 5, 6 and 7. Second Farmer's Market is set for this Saturday with 18 vendors signed up. She said that Summer Fest was a success. She stated she is working with the department heads on risk management renewal for all of the City vehicles, properties and equipment. Building and Grounds

committee meeting will be scheduled to discuss upgrading flood plain requirements. Also, a Water/Sewer committee meeting will be scheduled to review the 120 Water contract for lead service lines and owner tenant matters concerning water bills.

**SAFETY CODE OFFICIAL
REPORT:**

Report will be provided in next Council packet.

**STANDING COMMITTEE
REPORTS:**

Paslay stated the Randolph Street project is moving forward. The top of Randolph Street hill has been closed due to an issue with a manhole. The Engineer has submitted a report to the contractor regarding items that need to be fixed and asking for a completion date. Brosman stated he would like to move forward with a water rate study done by Illinois Rural Water Association which is free of charge. Motion was made by Brosman and seconded by Stunkel to proceed with the water rate study. Motion carried. Huhn will reach out to IRWA to begin the study. Stunkel reported that the Lake Committee is considering recommending increasing the lake lot transfer fee from \$150.00 to \$500.00 beginning on January 1, 2026. Stunkel will reach out to the County Engineer to see who is responsible (City, County or Township) for maintaining the roads on the north side of the Lake. Bowen reported that an interview was held for the position of Economic Development Director. Andy Gelsinger has submitted his resignation as Water Plant Superintendent effective August 14. Paslay will begin advertising the position.

ADJOURNMENT:

Motion was made by Hubler and seconded by Brosman to adjourn the meeting at 7:39 p.m. Motion carried.



City Clerk