

VILLAGE OF MILAN COUNCIL MEETING

December 21, 2020
Milan Municipal Building
5:30 P.M.

AGENDA

1. Roll Call
2. Pledge of Allegiance
3. Consideration of the Minutes of December 7, 2020 and December 14, 2020
4. Consideration of the Semi-Monthly and Miscellaneous Bills
5. Consideration of a Tower Rental Agreement/T-Mobile & Speed Connect DBA American Tower Corp
6. Consideration of Resolution 20-4 Related to a Retirement Healthcare Funding Plan
7. Consideration of the FY2020 Annual Audit
8. Committee Reports
9. Citizens Opportunity to Address the Village Board
10. Adjourn

In accordance to Public Act 101-0640 this meeting will be conducted via videoconference. Members of the public may participate in the Zoom Webinar by joining as follows. Register in advance or at any time during the meeting with this QRCode or at: https://us02web.zoom.us/webinar/register/WN_MhZHNAAMUTgihcCJyHRf4_g

ROLL CALL

Roll call showed Trustees Karen Wilson, Jerry Wilson, Jim Flannery, Jay Zimmerman and Harry Stuart were present by Zoom. Trustee Bruce Stickell was physically present. No one was absent. Attorney Scott attended by Zoom.

Mayor Dawson and Administrator Seiver hosted from the Municipal Building, and Clerk Lee attended by zoom.

PLEDGE OF ALLEGIANCE

Attorney Lincoln Scott led the Pledge of Allegiance.

CONSIDERATION OF THE MINUTES OF December 7, 2020 AND Special Meeting DECEMBER 14, 2020

Mayor Dawson asked if there were any additions or corrections to the minutes of either December 7th or December 14th, 2020. There being none, he asked for a motion to approve them as presented.

Trustee Karen Wilson moved to approve them as presented and Trustee Stuart seconded the motion. All Trustees voted "Aye". Motion carried.

CONSIDERATION OF THE SEMI-MONTHLY AND MISCELLANEOUS BILLS

Trustee Zimmerman stated there are two runs of Semi-Monthly bills. One is for eye and dental payments in the amount of \$2,958.28 and the larger run is in the amount of \$137,002.67.

Trustee Zimmerman moved to approve the payment of the bills in the amount of \$137,002.67 for the regular semi-monthly bills. Trustee Jerry Wilson seconded the motion. Roll call votes showed Trustees Jerry Wilson, Stickell, Flannery, Zimmerman, Stuart and Karen Wilson voted "Aye". Motion carried.

Finance Director Cox stated that amount did not include the eye and dental.

Mayor Dawson asked Trustee Zimmerman to rescind his motion and make a motion with the correct amount.

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Trustee Zimmerman moved to rescind his previous motion on the bills and moved to pay the semi-monthly bills in the amount of \$139,960.95. Trustee Jerry Wilson seconded the motion. Roll call vote showed Trustees Stickell, Flannery, Zimmerman, Stuart, Karen Wilson and Jerry Wilson voted "Aye". Motion carried.

The bills will be paid from the following accounts:

General	102,450.78
Garbage	4,296.88
Camden Centre	3,556.83
Insurance Reserve	17,427.53
Water/Sewer	12,228.93
<u>TOTAL</u>	<u>\$139,960.95</u>

CONSIDERATION OF A TOWER RENTAL AGREEMENT/T-MOBILE & SPEED CONNECT DBA AMERICAN TOWER CORP

Administrator Seiver stated Ms. Laurie Laney from American Tower is on through videoconference so if there are any questions regarding the lease for her she is available.

Mr. Seiver stated American Tower presented an amended lease agreement at the November 2, 2020 Council Meeting. Tonight they have offered some changes to that amendment.

- Their previous proposal was to extend the lease to 2028 but they will extend the lease until 2068.
- Their previous proposal would reduce the revenue share from 25% to 15%, but they will pay 20%.
- They will add a 10 year rent guarantee to secure your rent through 2030 and take out the provision to withdraw from the lease by a written 6 month notice.
- There will be no change in the first amended lease agreement concerning the rent amount remaining at \$1,311.75 per month until the end of the term.
- There will be no change in the first amended lease agreement reducing the rent escalation from 15% to 10%.
- There will be no change in the offer of a onetime payment of \$30,000.

Mayor Dawson stated if we don't concede a few points, American Tower will not be able to compete with other competitors' tower leases. We need to keep this tower rented. Could I get a motion to authorize the papers to be prepared to include these amendments to our current contract with American Tower.

Trustee Flannery moved to prepare the final contract with American Tower with the amendments as presented. Trustee Stickell seconded the motion. Roll call vote showed Trustees Stickell, Flannery, Stuart, Karen Wilson and Jerry Wilson voted "Aye". Trustee Zimmerman "abstained". Mayor Dawson declared the "Motion Carried."

CONSIDERATION OF RESOLUTION 20-4 RELATED TO A RETIREMENT HEALTHCARE FUNDING PLAN

Administrator Seiver read Resolution 20-4. He stated the IL. Public Pension Fund Association has created a Retirement Healthcare Funding Plan for the use of its member jurisdictions and offers the Plan for adoption by Governmental Employers for the benefit of their respective employees and beneficiaries. He stated the Milan Police Department employees would like to buy back their comp-time for this plan instead of taking time off. There is no financial obligation to the village except agreeing to bookkeeping necessary to administer the program

Mayor Dawson asked Ms. Cox if there would be a problem with bookkeeping.

She stated there would be none. The resolution merely establishes the program for any employees who want to join. The advantage of the program is that when funds are withdrawn or deposited into the program they are tax free. She stated there may be a small filing fee for the program.

Trustee Karen Wilson moved to approve Resolution 20-4 and Trustee Zimmerman seconded the motion. All Trustees voted "Aye". Motion carried.

CONSIDERATION OF THE FY2020 ANNUAL AUDIT

Mr. Jim Taylor CPA from Carpentier-Mitchell-Goddard gave his overview of the Milan annual audit they prepared for the village's Fiscal Year ending April 30, 2020. He stated the first three pages of the audit represent the responsibilities of the Company in doing the audit. They gave the village a clean opinion on their report of the village's internal control and financial reporting and compliance.

He stated on page 13 of the audit shows the net position of the Governmental and Business type fixed assets. They were about the same as last year. Two major additions to the assets were the purchase of a truck for the Police Department and a garbage truck for Public Works. The unrestricted net assets were better by one million dollars.

Mr. Taylor stated the net position of the Governmental and Business type fixed liabilities were up due to the Police Pension Bonds and Alternate Revenue Source Bonds.

Mr. Gosse, CPA stated there was a significant change in the net pension liability. Page 56 shows the actuary hired by the Milan Pension Fund's assumption is an increase of over one million dollars compared to the IL Department of Insurance actuary assumption from last year. The Police Pension's actuary is harder, but due to uncertain interest rates on investments, keeps the fund from surprises down the road.

Mr. Taylor stated the Funds Balance Sheet Cash Funds had no major changes. General Fund was down because last year the 911 grant money was in the audit with only one month of expenses showing in last year and all other expenses in this year. The Water/Sewer Fund showed a large decrease in depreciation from \$471,000 to \$291,000. IMRF and Police Pension changes were due to a different actuary. He stated there were not as many new standards were put in place due to the Covid-19 pandemic. He stated all letters for government audit standards were written which stated how the village complied. The Tax Increment letters were filed showing standards were complied with and the Water/Sewer rates were in conformity with the ordinance.

Mr. Taylor stated he is confident with the way the audit was reported and the end result.

Finance Director Cox also commented the audit went smoothly and she is satisfied with the results.

Administrator Seiver stated during the Covid-19 pandemic expenses were driven up and revenue was down. The marijuana sales tax started coming in in October and has helped a lot. The village has been working to reduce the liability of the Police Pension Fund by investing bond proceeds in the Pension Fund for their investments. This was a particularly hard year for the market, so the investments were below expectation. The State is going to take over the investments of the Illinois Police Pension Funds, but the local governments are still responsible for reducing the liability to their fund. No date for the State to take over has been set at this time.

There being no further discussion on the audit, Mayor Dawson asked for a motion to accept it as presented.

Trustee Stickell so moved and Trustee Jerry Wilson seconded the motion. Roll call vote showed Trustees Jim Flannery, Jay Zimmerman, Harry Stuart, Karen Wilson, Jerry Wilson and Bruce Stickell voted "Aye". Motion carried.

COMMITTEE REPORTS

Trustee Karen Wilson would like to know if the landlord of 228 W. 2nd Avenue had been contacted. She has been told that a person was helped with \$500 assistance from Blackhawk Township for their delinquent water bill. Trustee Wilson asked if that resident has paid.

Finance Director Cox stated she has a return receipt letter ready to go out tomorrow for the landlord at 228 W. 2nd Ave which states there will be a lien filed on the property if payment isn't made.

The person receiving help from the Township has been in and paid \$50 on the bill and made arrangements until the bill is caught up.

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Finance Director Cox said she has been contacted by Public Works Superintendent Pannell that one of their dump trucks, used for snowplowing is in need of repairs. An estimate shows the repair would cost \$12-13,000. He has a bid for a used truck in the amount of \$27,000 or a new truck for 150,000. Mr. Pannell stated this is one of the three trucks used for snowplowing and without it plowing would be inadequate.

Administrator Seiver asked the Council to direct the Public Works Committee to meet and make a decision, as this is a major problem that needs a fix as soon as possible.

The consensus of the Board was to direct the Committee and Mayor to make a decision and let Mr. Pannell know.

Trustee Flannery stated he spoke with Mr. Pat Peterson who stated he would come back to run the girls softball next season. He stated he is willing to pay 2018's bill, but could the village make an adjustment for the 2019 season as the team did not use the field due to Covid-19.

Trustee Flannery has been contacted by residents in the Legends Addition regarding progress with Metro-Net. One resident is thinking of selling his house as he works from home and cannot do that without internet service.

Administrator Seiver stated he has not been contacted further from Metro-Net, but is trying to get a stop gap there with wifi or t-Mobil, AT&T or Metro-Net to supply minimum coverage in this area.

Trustee Zimmerman stated he noticed a bill to replace a light pole in the Conservancy Addition. Should we pay for that or should Mid-American.

Administrator Seiver stated the pole was hit by our snowplow and we have to pay it.

CITIZENS OPPORTUNITY TO ADDRESS THE VILLAGE BOARD

Mr. Dave Krouth, representative to the RICMTA stated at the meeting it was reported that the Micro-Transit served over 800 people in the Milan area. That was over 40 per day. They are very happy with the residents using the service.

Mayor Dawson stated he is very happy with the service, it is a great benefit to the residents in Milan.

Mayor Dawson wished everyone a happy holiday and asked them to stay safe. He much appreciates all of the employees of the village for their work during the pandemic.

ADJOURN

There being no further business to come before the Board he asked for a motion to adjourn.

Trustee Jerry Wilson moved to adjourn the meeting and Trustee Jay Zimmerman seconded the motion. All Trustees voted "Aye". Motion carried.

The meeting adjourned at 7:00 p.m.

Barbara L. Lee, Certified Municipal Clerk