

**Local Liquor Control Commission and Regular City Council Meeting April 8, 2025
(Tuesday, April 8, 2025)**

Generated by Jennifer R Sorrell on Monday, April 14, 2025

Councilmembers present

Councilmember Ginger Rye Sanders, Councilmember Jeff Doherty, Councilmember LaCaje Hill, Councilmember Clare Killman, Councilmember Nancy Maxwell, and Mayor Carolin Harvey

Councilmembers absent

Councilmember Adam Loos

Meeting called to order at 6:15 PM

5. Preliminaries to the City Council Meeting

Procedural: 5.1 **Roll Call**

Procedural: 5.2 **Citizens' Comments and Questions**

Individuals addressing the City Council included Sandy Litecky and James Cooper, Jr.

Procedural: 5.3 **Council Comments, General Announcements, and Proclamations**

6. Public Hearings and Special Reports

Public Hearing: 6.1 **Public Hearing on the Proposed FY 2026 City Budget**

Mayor Harvey declared the Public Hearing open at 6:24 p.m.

There were no public comments on the FY 2026 budget.

Public Hearing closed at 6:24 p.m.

Information: 6.2 **Staff Update to Council on Amendments to Title Four of the Carbondale Revised Code**

City Attorney Snyder shared an update on the meetings with the public that discussed the proposed changes to Title Four of the Carbondale Revised Code relating to rental properties and landlord and tenant rights.

City Council provided feedback and direction with regard to proposed changes. It was noted that this subject had started over a year ago with the licensing of rental property, but the landlord-tenant Ordinance has been the primary topic of discussion. Councilmembers individually indicated either that they were not in favor of any action without the rental licensing Ordinance or whether they would accept a piecemeal approach to the Title Four amendments.

Ron Deedrick shared his understanding of the meeting that he attended on Thursday and suggested that there should be multiple additional meetings on this matter. He then commented on the need to repeal the Safe Neighborhoods ordinance.

Sans C. Viria concurred with taking additional time and enhanced transparency, but Thursday was a great step.

7. Consent Agenda of the City Council

Action (Consent): 7.1 **City Council Meeting Minutes from March 25, 2025**

Resolution: Approve the minutes from the regular City Council meeting of March 25, 2025

Action (Consent): 7.2 **Approval of Warrant for the Period Ending: 03/28/2025 for the FY 2025 Warrant 1508 in the Total Amount of \$1,170,614.71**

Resolution: Accept the following report of payments made for the period ended: 03/28/2025 totaling \$1,170,614.71 (*Exhibit A-04-08-2025*)

Action (Consent): 7.3 **Approval of Wells Fargo Warrant for the Period Ending 02/28/2025 FY 2025 Warrant # WF 02/2025 in the amount of \$154,110.88**

Resolution: Accept the following report of payments made for the period ended: 02/28/2025 totaling \$154,110.88 (*Exhibit B-04-08-2025*)

Action (Consent): 7.4 **Approval of Emergency Repair of a Cascade Flood Pump in the Amount of \$31,999.00 from C and C Pumps & Supply, Inc. of Marion, IL**

Resolution: Approve Emergency Repair of a Cascade Flood Pump in the Amount of \$31,999.00 from C and C Pumps & Supply, Inc. of Marion, IL

Action (Consent): 7.5 **Approval of Consent Agenda Items**

Resolution: Approve all Consent Agenda items not pulled for separate consideration

MOTION: Approve all Consent Agenda items not pulled for separate consideration

Motion by Clare Killman, second by Jeff Doherty.

Final Resolution: Motion Carries

Yea: Ginger Rye Sanders, Jeff Doherty, LaCaje Hill, Clare Killman, Nancy Maxwell, Carolin Harvey

8. General Business of the City Council

Action: 8.1 **A Resolution Approving the 1.5 Mile Zoning Boundary Information to be Included in the 2025 Comprehensive Plan and Directing Staff to Begin Discussions with the City of Murphysboro**

Donald Monty asked about the zoning boundary excepting where an agreed upon boundary with Murphysboro can be determined. He noted years of challenge with establishing said boundary and asked what happens if an agreement cannot be arrived at between the two entities. City Manager Reno and City Attorney Snyder provided details about current communications with the City of Murphysboro and legal issues, respectively.

Pheral Lamb Fine asked about any possible impact on any currently projects or existing incentives.

MOTION: Adopt A Resolution Approving the 1.5 Mile Zoning Boundary Information to be Included in the 2025 Comprehensive Plan and Directing Staff to Begin Discussions with the City of Murphysboro

Motion by Clare Killman, second by LaCaje Hill.

Final Resolution: Motion Carries

Yea: Ginger Rye Sanders, Jeff Doherty, LaCaje Hill, Clare Killman, Nancy Maxwell, Carolin Harvey
(Resolution 2025-R-20; Exhibit C-04-08-2025)

Action: 8.2 Review and Discussion of the Proposed FY 2026 Budget and Five Year Community Investment Program

Note from Clerk: This item discussion extended through one hour; the synopsis below covers the issues raised and a brief summary of the Council's deliberations to arrive at a consensus on Community Agency Funding, as well as comments from the public. To review the video of this item, please visit the City's website or contact the Clerk's Office for assistance.

The primary focus of the Council discussion revolved around the funding of agencies and organizations. Councilmembers had differing viewpoints as to the best way to implement a funding reduction. Some favored an across the board reduction, some favored reverting back to the FY 2024 funding levels and/or funded organizations, some expressed a desire to protect the funding for long-term agencies and organizations, while others suggested that the long-term funded organizations have had ample time to identify other funding sources. It was suggested that the organizations should have received earlier notice about the budget deficit. Council's funding suggestions included a maximum grant allowance of \$330,912.00, protecting the longstanding organization funding and reallocating the difference or a maximum funding level of \$327,540.00, or to stay within the \$327,540.00 recommendation, but to take a look at each individual organization to identify appropriate allocation. There was back and forth support for these proposals, but eventually, there was a consensus to follow Staff's original for the 20% cut across the board.

Other budget discussion by the City Council included the following points:

- An inquiry about plans to manage the negative \$416,000 parking fund balance and negative \$1,198,000 rental properties fund
- Question about the discrepancy between the Use of Fund Balances for the authorized FY 2025 Budget and the estimated actual
- Remark on the FY 2026 general fund expenditures exceeding revenues, as a trend that cannot continue
- A question about the third mental health advocate position for the police department
- Noting that the SIMMS division operating costs for the first year are \$290,000, which is an ongoing cost having no revenues to pay for those costs
- Pointed out the supplemental data section of the budget which includes the tax rates of all the governmental entities for the city and what portion of that is the City government (2.8% of the total tax bill)
- Urged protecting sales taxes versus property tax for city government

- An inquiry as to whether IDOT has plans to resurface East Main Street
- Noted that with the budget deficit, there is a need to identify new revenue streams
- Remarked that increasing taxes would not be a good idea at this time
- A suggestion to tap community organizations to assist in finding additional funding
- A suggestion to employ the youth during the summer
- A recommendation to focus on beautifying streets that connect to the downtown, such as Jackson Street

Citizens comments included:

Donald Monty urged a more judicious approach to cutting organizational funding, particularly with organizations that provide critical services that have had a relationship with the City for decades.

Pheral Lamb Fine commented on future capital improvement projects focusing on developing connecting greenways to principal areas of attraction such as SIU and SIH. Additionally, he commented on taking a more hands-on approach to seeking funds for community organizations.

Action: 8.3 Ordinance Imposing a 1% Municipal Grocery Tax and a Municipal Grocery Occupation Tax effective January 1, 2026

Council noted that the State's action to eliminate this tax had little impact on its budget, but significant impacts for the municipalities; thanked IML for taking action to allow municipalities to have the option of opting-in for this tax; expressed concern that the residents of Carbondale are overtaxed; remarked on the impact that missing this revenue would have on the budget; noted that neighboring communities have acted to retain it; and expressed concern about the impact of this action if SNAP benefits are eliminated.

Pheral Lamb Fine noted that while this makes logical sense, it creates resentment, and noted concern for the impact on those who do not receive SNAP benefits, but struggle to pay for necessities. He suggested finding alternatives to address this in the future, and offered suggestions as to where to look for those offsets.

MOTION: Approve an Ordinance Imposing a 1% Municipal Grocery Tax and a Municipal Grocery Occupation Tax effective January 1, 2026

Motion by Jeff Doherty, second by Clare Killman.

Final Resolution: Motion Carries

Yea: Jeff Doherty, LaCaje Hill, Clare Killman, Carolin Harvey

Nay: Nancy Maxwell

Abstain: Ginger Rye Sanders (*Ordinance 2025-07; Exhibit D-04-08-2025*)

Action: 8.4 Resolution Authorizing the City Manager to Enter a Funding Agreement with the Carbondale Business Development Corporation to Accept and Administer City Funds from the FY 2025 Budget to Support City-Funded Events in Fiscal Year 2026

Council requested clarification about the requested action, whether there was currently \$50,000 to transfer, whether these funds can be utilized other ways, whether we anticipate having paid events at the downtown stage, and what would happen to those funds if they are not transferred.

Pheral Lamb Fine expressed support for this creative funding mechanism.

MOTION: Approve a Resolution Authorizing the City Manager to Enter a Funding Agreement with the Carbondale Business Development Corporation to Accept and Administer City Funds from the FY 2025 Budget to Support City-Funded Events in Fiscal Year 2026

Motion by Clare Killman, second by LaCaje Hill.

Final Resolution: Motion Carries

Yea: Jeff Doherty, LaCaje Hill, Clare Killman, Carolin Harvey

Nay: Ginger Rye Sanders, Nancy Maxwell *(Resolution 2025-R-21; Exhibit E-04-08-2025)*

9. Executive Session

Action: 9.1 Enter into Executive Session to Conduct the Semi-Annual Review of Executive Session Meeting Minutes

MOTION: Enter into an Executive Session to conduct the semi-annual review of executive session minutes as permitted under the Illinois Open Meetings Act 5 ILCS 120/2(c)(21)

Motion by Ginger Rye Sanders, second by Jeff Doherty.

Final Resolution: Motion Carries

Yea: Ginger Rye Sanders, Jeff Doherty, LaCaje Hill, Clare Killman, Nancy Maxwell, Carolin Harvey
Open session recessed 8:17 p.m.

Action: 9.2 Return to Open Session

MOTION: Return to Open Session

Motion by LaCaje Hill, second by Clare Killman.

Final Resolution: Motion Carries

Yea: Ginger Rye Sanders, Jeff Doherty, LaCaje Hill, Clare Killman, Nancy Maxwell, Carolin Harvey
Open session resumed 8:30 p.m.

Action: 9.3 Approve Executive Session Meeting Minutes, Declare the Need for Confidentiality Still Exists in Whole or in Part for Executive Session Meeting Minutes, Authorize the Destruction of Audio Recordings for Meetings Conducted More Than 18 Months Ago

MOTION: Approve the Executive Session Meeting Minutes from September 24, October 22, November 16 and 23, 2024, and January 8, 14, 28, February 11, and March 11, 2025; Declare the need for confidentiality exists, in whole or in part, for Closed Meeting Minutes, except for the minutes from January 21, 2014; and authorize the destruction of audio recordings of all Closed

Meetings that were conducted more than 18 months ago for which minutes have been approved and no appeals have been filed with the Public Access Counselor or Circuit Court.

Motion by Clare Killman, second by LaCaje Hill.

Final Resolution: Motion Carries

Yea: Ginger Rye Sanders, Jeff Doherty, LaCaje Hill, Clare Killman, Nancy Maxwell, Carolin Harvey

There was a question about the minutes from January 21, 2014, that are being released.

10. Adjournment of the City Council Meeting

Procedural: 10.1 **Adjourn meeting**

There being no further business to come before the City Council, the meeting was declared adjourned at 8:31 p.m.

Jennifer R. Sorrell, City Clerk

Date