

**CITY OF LINCOLN**  
**REGULAR CITY COUNCIL MEETING**  
**AGENDA**  
**FEBRUARY 5, 2024**  
**7:00 PM**

1. **Call to Order**
2. **Roll Call**
3. **Pledge of Allegiance**
4. **Public Participation**
5. **Consent Agenda By Omnibus Vote**

All items under the Consent Agenda are considered to be routine in nature and/or non-controversial and will be approved by one motion. If anyone wishes to have a separate vote on any item, it will be pulled from the Consent Agenda and voted on separately.

Payment of Bills.

6. **Ordinances and Resolutions**

A. Ordinance Authorizing the Sale of Real Estate at 112, 114 and 116 South Chicago Street to Integrity Holdings, LLC for \$100.00.

B. Ordinance changing the time for the beginning of the Regular City Council Meetings to 6:00 p.m..

7. **Bids**

8. **Reports**

9. **New Business/Communications**

A. Approval of Economic Development Grant to GK Browne Electric LLC for the replacement of exterior door and windows at 228 S. Chicago Street in amount not to exceed \$7,500.00.

B. Approval of Economic Development Grant to Integrity Holdings LLC for roof replacement at 129 S. Kickapoo Street in an amount not to exceed \$7,500.00.

C. Approval of Economic Development Grant to ACME 007 LLC for roof repairs at 401 Broadway Street in an amount not to exceed \$7,500.00.

D. Approval of Façade Grant to GK Browne Electric LLC for power washing, painting & trim work at 228 S. Chicago Street in an amount not to exceed \$5,223.00.

E. Approval of Façade Grant to Steve Browne for pressure washing & painting at 220 S. Chicago Street in an amount not to exceed \$3,900.00.

F. Approval to go out for RFP for Energy Supply for Lincoln, IL Government Buildings and Facilities.

10. **Announcements**

11. **Possible Executive Session**

12. **Adjournment**

We welcome the participation of persons with disabilities at all City of Lincoln meetings. If auxiliary aid or service is required for most effective participation and communication, please notify the City Clerk's Office at 217-735-2815 or [cityclerk@lincoln.il.gov](mailto:cityclerk@lincoln.il.gov) no later than 48 hours prior to the meeting time.

# MEMORANDUM

**TO: Mayor Tracy Welch and Members of the City Council**

**FROM: Wes Woodhall, Building and Safety Official**

**DATE: January 23<sup>rd</sup>, 2024**

**RE: 112, 114 and 116 S. Chicago Property Sale.**

**Background:** These three properties were advertised for sale and on the bid date of January 10<sup>th</sup> we received one bid. This will include the sale of all 3 properties in one package.

**Analysis/Discussion:** We received the following single bid.

Integrity Holdings LLC. \$100.00

The bid provided included a timeline of intentions for future use of the properties as required in the bid documents. This narrative includes the immediate remediation of exterior breaches, glaring eyesores and trash removal as well as the future demolition of the rear/collapsed portion of 116 S. Chicago. It is our opinion that the bidding party is responsible and genuine in their intentions.

**COW Recommendation:** Place on council agenda for discussion and approval of property sale of 112, 114 and 116 S. Chicago St.

**Fiscal Impact:** No negative fiscal impact will be realized. Once rehabilitated the properties will be put to use and ideally generate economic benefits.

**Council Recommendation:** Approve bid from Integrity Holdings LLC. for the purchase of 112, 114 and 116 S. Chicago St.

**ORDINANCE NO.**

AN ORDINANCE AUTHORIZING THE SALE OF REAL ESTATE

THIS ORDINANCE is made and adopted by the CITY COUNCIL OF THE CITY OF LINCOLN, LOGAN COUNTY, ILLINOIS, at a regular meeting held in the City Council Chambers in said City on the \_\_\_\_ day of \_\_\_\_\_, 2024,

WITNESSETH:

WHEREAS, the CITY OF LINCOLN is a municipal corporation located in Logan County, Illinois; and

WHEREAS, the CITY OF LINCOLN owns the following-described real estate to-wit:

The Northeast part of Lot 4, being 19 feet fronting on Chicago Street and running back the full length of said Lot, in Block 15 in the Original Town, now of the City of Lincoln, also the Northeast ½ of brick wall being 6 ½ inches wide, 28 feet high and 150 feet long, together with the 6 ½ inches of ground upon which said wall stands, being 6 ½ inches of ground off of the full Northeast side of the 21 feet on Chicago Street and running back the full length of the lot off of the Southwest side of said Lot 4 in Block 15, situated in the County of Logan and State of Illinois.

Tax I.D. No. 08-210-152-00;

and;

The Southwest part of Lot 4 being 21 feet fronting on Chicago Street and running back the full length of said lot, in Block 15 in the Original Town, now City of Lincoln, Logan County, Illinois, EXCEPTING the Northeast Half of brick wall being 6 1/2 inches wide, 28 feet high and 150 feet long, together with the 6 1/2 inches of ground upon which said wall stands, being 6 1/2 inches of ground off of the Northeast part of the 21 feet on Chicago Street and running back the whole length of the Southwest side of said Lot 4; ALSO EXCEPTING 6 inches off of the full Southwest side of the Southwest Half of said Lot 4 in said Block 15 in the Original Town, now City of Lincoln including the undivided One Half of the brick wall erected thereon.

Except any interest in the coal, oil, gas and other minerals underlying the land which have been heretofore conveyed or reserved in prior conveyances, and all rights and easements in favor of the estate of said coal, oil, gas and other minerals, if any.

Situated in Logan County, Illinois.

Tax I.D. No. 08-210-153-00;

and;

A strip of ground 6 inches wide off of the full Southwest side of Lot 4 and a strip of ground 16 1/3 feet wide off of the full Northeast side of Lot 5, all in Block 15 in the Original Town, now of the City of Lincoln, situated in the County of Logan and State of Illinois.

Tax I.D. No. 08-210-154-00;

and;

WHEREAS, the City Council CITY OF LINCOLN has determined that the real estate described above is no longer needed for the public interest, that it is the best interest of the City to sell said real estate; and

WHEREAS, the property is not currently being used for any real purpose; and

WHEREAS, previously this council passed Ordinance 2023-1018 authorizing this property to go out to bid and be published in the Lincoln Courier for three successive weeks beginning on December 23, 2023; and

WHEREAS, that one bid was submitted, by Integrity Holdings, LLC, for \$100.00 and was opened on the date and time outlined in the bid package; and

WHEREAS, the City of Lincoln indicated as conditions of acceptance of a bid will include a demolition of the back portion 116 South Chicago Street with the caveat that the purchaser sign a quitclaim deed conveying the properties back to the City of Lincoln if they do not demolish the back portion of 116 South Chicago Street; and

WHEREAS there will be no warranties of the condition of the structure located on properties and the properties will be sold "AS IS"; and

WHEREAS, the City of Lincoln believes it is in the best interest of the constituents of Lincoln that this bid be accepted, and furthermore desires that the Mayor to sign on its behalf in order to effectuate this transaction;

NOW, THEREFORE, IT IS HEREBY ORDAINED by the CITY COUNCIL OF THE CITY OF LINCOLN, as follows:

1. That it is in the best interests of the City of Lincoln that the above described real estate be sold to Integrity Holdings, LLC for \$100.00.
2. The Mayor is authorized to sign any documents necessary on behalf of the City of Lincoln in order to effectuate this transaction.

3. The special terms and requests outlined in the recitals are hereby accepted and will be implemented into the contract for sale.

4. Effective Date. That this Ordinance is effective immediately upon its passage.

The vote on the adoption of this Ordinance was as follows:

Alderman Parrott	_____	Alderwoman McClallen	_____
Alderman Eimer	_____	Alderwoman Rohlfis	_____
Alderwoman O'Donoghue	_____	Alderman Bateman	_____
Alderman Downs	_____	Alderman Sanders	_____

Ayes: \_\_\_\_\_

Nays: \_\_\_\_\_

Abstain: \_\_\_\_\_

Absent: \_\_\_\_\_

Passed and approved this \_\_\_\_ day of \_\_\_\_\_, 2024.

CITY OF LINCOLN,

BY: \_\_\_\_\_

Tracy Welch, Mayor  
City of Lincoln, Logan County, Illinois

ATTEST: \_\_\_\_\_ (SEAL)

City Clerk, City of Lincoln,  
Logan County, Illinois

**ORDINANCE NO.**  
AN ORDINANCE CHANGING THE MEETING TIME OF  
REGULAR MEETINGS TO 6:00 PM

THIS ORDINANCE is made and adopted by the CITY COUNCIL OF THE CITY OF LINCOLN, LOGAN COUNTY, ILLINOIS, at a regular meeting held in the City Council Chambers in said City on the \_\_\_\_ day of \_\_\_\_\_, 2024,  
WITNESSETH:

WHEREAS, the CITY OF LINCOLN is a municipal corporation located in Logan County, Illinois; and

WHEREAS, the City Code of the City of Lincoln provides in 1-6-4(a) that meetings will take place at 7:00 pm; and

WHEREAS, the City Council believes it would be more appropriate if the meetings were to take place at 6:00 pm; and

WHEREAS, the citizenry of Lincoln would find it easier to attend meetings as they take place if they were to take place earlier in the evening; and

WHEREAS, it is in the best interest of the constituents of Lincoln that the meetings take place at an earlier time;

NOW, THEREFORE, IT IS HEREBY ORDAINED by the CITY COUNCIL OF THE CITY OF LINCOLN, as follows:

1. That Title 1 Chapter 6 Part 4 of the Lincoln City Code shall be amended to change the meeting time of regular meetings to 6:00 pm. (See Exhibit A)
2. Effective Date. That this Ordinance is effective March 4, 2024.

The vote on the adoption of this Ordinance was as follows:

Alderman Parrott	_____	Alderwoman McClallen	_____
Alderman Eimer	_____	Alderwoman Rohlf	_____
Alderwoman O'Donoghue	_____	Alderman Bateman	_____
Alderman Downs	_____	Alderman Sanders	_____

Ayes: \_\_\_\_\_

Nays: \_\_\_\_\_

Abstain: \_\_\_\_\_

Absent: \_\_\_\_\_

Passed and approved this \_\_\_\_ day of \_\_\_\_\_, 2024.

CITY OF LINCOLN,

BY: \_\_\_\_\_

Tracy Welch, Mayor  
City of Lincoln, Logan County, Illinois

ATTEST: \_\_\_\_\_ (SEAL)

City Clerk, City of Lincoln,  
Logan County, Illinois

## EXHIBIT A

### § 1-6-4 **Meetings; Quorum.**

[1960 Code, Secs. 1.06.060, 1.06.090; Ord. 640, 11-20-2006; Ord. 720, 11-15-2010]

- (A) **Regular Meetings:** The regular stated meetings of the City Council shall be held in the Council chambers in the City hall on the first and third Monday of each month. The meeting time for each calendar year shall be set by the City Council at the first meeting in December of each year for the ensuing year. If the meeting time for the upcoming year is not modified at the first December meeting in December of any given year, the regular meeting of the City Council shall remain at the same time for the next calendar year as the previous year's meeting time. ~~Beginning in calendar year 2011~~ The regular meetings shall begin at 7:00 p.m. If the first or third Monday shall happen to be a legal holiday, the Council shall meet at the same hour on the next day following; and adjourned meetings may be held at such time or times as may be determined by the Council.



# MEMORANDUM

**TO:** Mayor and City Council Members  
**FROM:** Ashley Metelko, Administrative Assistant  
**MEETING DATE:** January 23, 2024  
**RE:** Economic Development Commission Grant Approvals

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**Background:**

On January 19, 2024, the Economic Development Grant Commission met and approved the following applications:

**STRUCTURAL GRANTS:**

**1. GK Browne Electric LLC – 228 S Chicago Street**

- Replace exterior door and windows
- Amount requested \$7,500.00.

**Amount approved by Economic Development Commission on January 19, 2024: \$7,500.00**

**2. Integrity Holdings LLC – 129 S Kickapoo Street**

- Roof replacement
- Amount requested \$7,500.00.

**Amount approved by Economic Development Commission on January 19, 2024: \$7,500.00**

**3. ACME 007 LLC – 401 Broadway Street**

- roof repairs
- Amount requested \$7,500.00

**Amount approved by Economic Development Commission on January 19, 2024: \$7,500.00**

**FACADE GRANTS:**

**4. GK Browne Electric LLC – 228 S Chicago Street**

- Power wash, Paint & trim
- Amount requested \$5,223.00.

**Amount approved by Economic Development Commission on January 19, 2024: \$5,223.00**

**5. Steve Browne – 220 S Chicago Street**

- Pressure Wash & Paint
- Amount requested \$3,900.00.

**Amount approved by Economic Development Commission on January 19, 2024: \$3,900.00**