

# FINANCE & PERSONNEL COMMITTEE MEETING MINUTES

MONDAY, MARCH 15, 2021 AT 05:00 PM  
FIVE POINTS BANQUET ROOM

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The meeting was called to order by Chairman Daniel Cobb at 5:00 p.m.

**Present:** Alderman Daniel Cobb, Alderman Lili Stevens, Mayor Gary Manier

**Also Present:** Alderman Yoder, Alderman Adams, City Administrator Ray Forsythe, Planning and Development Director Jon Oliphant, HR Manager Alyssa Goodman, Finance Director Joanie Baxter, Treasurer Ellen Dingedine.

1. Non-member Aldermen Wishing to be Heard on Non-Agenda Item:  
*Alderman Adams received call Brian Tibbs regarding the park pool. The Washington Park District is interested in opening the pool this year but have concerns with the cost. They are unsure how many people will attend or how many people will purchase pool passes. Is there a possibility that the City can assist in mitigating the cost of opening?*

*The cost of water to run the pool runs \$14,000-\$15,000 per year. It was recommended that the City, using general funds or reimbursement funds from the CARES Act, provides a “not to exceed” amount to the park district and then pays their water bill for the 2021 summer season.*

2. Citizens Wishing to be Heard on Non-Agenda Item: *None*
3. Approval of Minutes from February 15 Meeting: *Mayor Gary Manier made motion to approve minutes, seconded by Alderman Stevens. Motion approved.*
4. Business Items:
  - A. TIF FUNDING REQUEST – HEIDER PROPERTIES, 105-109 WASHINGTON SQUARE:**

Brock Heider of Heider Properties has submitted an application for TIF assistance to complete interior and exterior building improvements to the space at 105-109 Washington Square. The 105 unit was most recently occupied by Merle Norman Cosmetic Studio. The Heider family is planning on renovating that space for use as a salon with retail space near the front entrance.

Staff recommends a 30% subsidy for this project to support substantial renovations to a prominent building on the Square. Based on this level, a not-to-exceed amount of \$49,443 is recommended to be paid in a single installment given the current limited time remaining before the sunset of the TIF district. This would be reimbursed from the TIF Fund upon completion of the project and the submittal of the paid invoices.

A recommendation on a subsidy level at the March 15 Finance and Personnel Committee meeting prior to the drafting of a redevelopment agreement to be placed on the City Council's agenda for a first reading ordinance on April 5.

**Comments:**

- *Alderman Stevens expressed concern about the remaining balance from the first TIF agreement and would feel more comfortable discussing at the Committee of the Whole meeting.*
- *Jon Oliphant described that most of the work would be done to the interior of the buildings (105 space)*
- *Alderman Stevens questioned how the 30% subsidy was derived? Now that TIF appears to be extended, how are the subsidies calculated? Jon Oliphant admitted that the calculated percentage is somewhat arbitrary. There is no rhyme or reason. Sometimes, we have used 40%.*

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*Mayor stated that he really appreciates anyone trying to renovate and made a motion to accept the recommendation. Alderman Cobb seconded. Motion moved to Council. Alderman Stevens would like this to go before the Committee of the Whole prior to Council consideration. The recommendation from the Committee was to draft a redevelopment agreement to bring to the Council for a first reading ordinance on April 5.*

## **B. PERSONNEL MANUAL-HOLIDAYS FOR SERGEANTS AND ADMINISTRATIVE/MGMT EMPLOYEES OF THE POLICE DEPARTMENT:**

Currently all non-union employees and PBPA employees (Police Benevolent and Protection Association) have 10 paid holidays throughout the year, except they do not recognize the same holidays. The request is for the employees who are working seven days per week (Sergeants and PASS employees) to have the same recognized holidays as the PBPA employees. See the attachment for the recognized holidays per group. The request is for this change to be put into effect after Council's approval and remain in effect beginning the new Fiscal Calendar Year on May 1.

HR along with the Chief of Police recommend that the employees working seven days per week should have the same holiday schedule as the PBPA.

***Comments:***

*No financial impact for the change.*

*Recommendation approved.*

5. Other Business:

*Ellen Dingedine explained that the City had an investment valuation performed to maximize rates of return. No changes made.*

6. Adjournment: *Motion approved by Mayor Manier, seconded by Alderman Cobb. Meeting adjourned at 5:20PM.*