

TRUSTEE COMMITTEE MEETING – DECEMBER 13, 2017

The meeting was called to order by Lonnie Mosley at 7:02 p.m.. Roll call was taken, showing a quorum present as follows.

Members Present:

Lonnie Mosley, Chairman
Marty Crawford
Craig Hubbard
F. X. Heiligenstein
James Haywood
Roy Mosley, Jr.
Joan McIntosh

Members Absent:

Others Present:

Whitney Strohmeier, Tax Agent Office
Kathy Hotz, Tax Agent Office
Mike Mitchell, Demolition Coordinator
Visitors listed under Item 3

1. MINUTES:

A motion was made and seconded to approve the minutes of the November 15, 2017 Trustee Committee Meeting. Motion carried.

2. TAX AGENT'S REPORTS AND RESOLUTIONS:

- a. **Revolving Account Activity:** The Revolving Account Activity Report for November 2017 shows a Beginning Balance of \$8,689.47, Total Disbursements of \$-0-, Receipts of \$4,363.03, Allocated Pool Interest in the amount of \$5.96 with a Balance at Month End of \$13,058.46.
- b. **Payment Account Activity:** The Payment Account Activity Report for November 2017 shows a Beginning Balance of \$1,315,974.57 and a Balance at Month End of \$1,288,291.59.
- c. **Monthly Redemption Reports:**
The Real Estate Monthly Redemption Report for November 2017 shows the Amount of Penalty as \$16,204.29; the Amount of Tax as \$54,078.39; Year to Date Totals of the Amount of Penalty as \$483,966.63 and the Year to Date Amount of Tax as \$1,269,563.02. The Total Collected Year to Date is \$1,753,29.65.

The Mobile Home Monthly Redemption Report for November 2017 shows the Amount of Penalty as \$624.94; the Amount of Tax as \$1,736.78; Year to Date Totals of the Amount of Penalty as \$11,753.07 and the Year to Date Amount of Tax as \$32,582.51. The Total Collected Year to Date is \$44,335.58.
- d. **Monthly Resolution List:** During the month of December 2017 there were 56 resolutions presented to the Committee for consideration showing a Total Collected of \$236,260.46, total to County Clerk of \$4,292.29, total to Auctioneer of \$2,684.25, total to Recorder of Deeds \$4,580.25, total to Agent of \$64,230.46, total to County Treasurer of \$160,458.37 and a total to County of \$169,330.91.

e. **Update Report:**

Earlest Johnson - Account #201202605: To pay \$500.00 each month for four months. No payment received as of December 13, 2017. Defaulted

ZS III LLC – Account #201301623: To pay \$455.00 by November 17, 2017. No payment received as of December 13, 2017. Defaulted

Timiki Adams and Dion Garrett – Account #0716330: To pay \$1,832.00 by November 17, 2017. Payment received December 7, 2017.

Sylvester Woodhouse – Account #201201545: To pay \$191.00 by December 3, 2017. Payment not received as of December 13, 2017. Mr. Woodhouse is in the hospital and stated he mailed the payment but has not yet been received

Extensions: Approved

A motion was made and seconded to accept the Tax Agent's reports. Motion carried.

3. **VISITORS' REQUESTS:**

- a. **Paid in Full Accounts:** Mr. Strohmeyer presented a list of accounts which were paid in full. A motion was made and seconded to approve Paid in Full Accounts as presented. Motion carried.
- b. **Down Payment Accounts:** Mr. Strohmeyer presented a list of accounts on which down payments were received and a six (6) month time payment extension was granted. A motion was made and seconded to approve Down Payment Accounts as presented. Motion carried.
- c. **Robert Medley:** Mr. Medley requested reinstatement with time payments on account #201201972. The property is located 779 N. 38th Street in East St. Louis and is in the January 2018 auction. The account is delinquent for taxes in the amount of \$15,806.39. The required down payment would be \$3,143.00. Mr. Medley stated he had an appointment at the bank tomorrow morning. Mr. Medley stated he would be paying the account off in full before the auction sale. No action.
- d. **Sherrie Miner by Reginald Miner:** Mr. Miner requested an extension on account #0716253. The property is located at 3611 Summit Avenue in East St. Louis. The account has a remaining balance in the amount of \$4,405.75. Mr. Miner stated that he is due to receive a 401 check tomorrow and will be paying the property off in full. No action.
- e. **Victoria Foster:** Ms. Foster requested a reinstatement with time payments on account #2012022755. The property is located at 2408 Market Avenue in East St. Louis and is in the auction sale. The account is delinquent for taxes in the amount of \$4,992.86. A motion was made by Mr. Mosley, Jr., seconded by Mr. Haywood, to accept a down payment in the amount of \$975.00, reinstate the account, remove from the auction sale and approve a six (6) month time payment extension. Motion carried.
- f. **Lourenco Reed:** Mr. Reed requested an extension on account #201304269. The property is located at 2101 Florence Street in Cahokia. The account is delinquent for taxes in the amount of \$7,823.52. The required down payment is \$1,563.00. Mr. Reed stated he needed three to four days to get the down payment. It was recommended that Mr. Reed return to the next meeting with the down payment. No action.
- g. **Sherral Eiland:** Ms. Eiland regarding property she purchased in July of 2017 on account #0717037. The property is located at 15 Judith Street in Cahokia. Ms. Eiland stated she purchased the property in July of 2017 at the auction and the property was burned down on August 13, 2017. Ms. Eiland requested a refund at the September 2017 meeting and a refund was approved based on the fire report. She wanted to repurchase just the lot when it came back up in the auction and is now asking why she was not able to purchase the property. Mr. Strohmeyer advised Ms. Eiland that the purchaser purchased 13 and 15 Judith Street and paid for them in full but the property has not yet been deeded to the purchaser. The purchaser is not supposed to work on the property until the deed is filed. Discussion ensued. It was determined that Mr. Strohmeyer would look further into the sale of 13 and 15 Judith Street and get back to Ms. Eiland. No action.

- h. **Dawn Reed:** Ms. Reed requested an extension on account #201303133. The property is located at 4209 Mosley Street in Centreville. The account is delinquent for taxes in the amount of \$3,752.48. A motion was made by Mr. Crawford seconded by Mr. Haywood to accept a down payment in the amount of \$750.00 and approve a six (6) month time payment extension. Motion carried.
- i. **Stanley Williams by Katina Coleman:** Mr. Williams requested an extension on account #201302834. The property is located at 8103 State Street in East St. Louis. The account is delinquent for taxes in the amount of \$8,940.42 and the required down payment is \$1,782.00. Ms. Coleman advised that she had \$1,000.00 to pay on the account. It was recommended that she come to the January 17, 2018 meeting with the full down payment. No action.
- j. **Latina Johnson:** Ms. Johnson requested an extension on account #201200294. The property is located at 1615 Tudor Avenue in East St. Louis. The account is delinquent for taxes in the amount of \$4,550.39. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr., seconded by Mr. Crawford, to accept a down payment in the amount of \$904.00 and approve a six (6) month time payment extension with full County Board approval. Motion carried.
- k. **Walter Williams:** Mr. Williams requested a reinstatement with time payments on account #201200741. The property is located at 1755 N. 40th Street in East St. Louis and is in the auction sale. The account is delinquent for taxes in the amount of \$7,873.24. The required down payment on this account is \$1,560.00.00. A motion was made by Mr. Mosley, Jr., seconded by Mr. Heiligenstein to accept a down payment in the amount of \$1,560.00, remove from the auction sale, reinstate the account and approve a six (6) month time payment extension. Motion carried.
- l. **Rodney Hair:** Mr. Hair requested an extension on account #201002164. The property is located at 328 N. 58th Street in Centreville. The account is delinquent for taxes in the amount of \$2,522.40. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr., seconded by Mr. Haywood, to accept a down payment in the amount of \$700.00 and approve a six (6) month time payment extension with full County Board approval. Motion carried.
- m. **Kimbella Dorrough-Jones:** Ms. Dorrough-Jones requested an extension on account #201201164. The property is located at 1346 N. 38th Street in East St. Louis. The account is delinquent for taxes in the amount of \$4,533.48. Ms. Dorrough-Jones stated she did not have the required down payment in the amount of \$898.00. It was recommended that Ms. Dorrough-Jones come to the January 17, 2018 meeting with the full down payment. No action.
- n. **Dion Garrett and Tomiki Adams by Whitney Strohmeyer:** Mr. Garrett and Ms. Adams Mr. Hampton requested an extension on account #0716330. The property is located at 8929 Woestboul Drive in East St. Louis. The account has a remaining balance in the amount of \$9,178.31. Mr. Strohmeyer had the required down payment in the amount of \$1,832.00. It was recommended that Mr. Strohmeyer hold the down payment and have Mr. Garrett and Ms. Adams come to the January 17, 2018 meeting. No action.
- o. **Earl Hall by Whitney Strohmeyer:** A request was made by neighbors that additional time for payment not be given on account #201203613. The property is located at 601 S. Cherry Street in Lebanon. Neighbors wanted to make sure the Committee and the Board are aware of the condition of the property. Mr. Strohmeyer presented photographs of the property. Discussion ensued. No action.
- p. The following people were scheduled to attend, but did not show up:
 - 1) **Alecia Young:** Request for extension on account #201003909.

4. **DEMOLITION PROGRAM:**

Mr. Mitchell advised he had a bid opening today at 6:00 p.m. with the following bidders: Hank's bid \$80,125.00, Hayes bid \$81,614.50, Wayne Hauling was \$96,500, Baxmeyer bid \$134,200.00 and Shafer was \$73,800.00. Shafer Excavating was the low bidder at \$73,800.00 and they were qualified. A motion was made by Mr. Heiligenstein, seconded by Mrs. McIntosh, to award the contract to Shafer Excavating in the amount of \$73,800.00. Motion carried.

Mr. Mitchell advised that Shafer is presently working on Project 17-06ESL which consists of fourteen (14) house and three (3) commercial buildings for demolition. Shafer has completed demolition of the fourteen (14) houses and they are graded and seeded. The only thing not graded and seeded are the three (3) commercial buildings at 800 St. Clair Avenue and 1015 Missouri Avenue. Shafer has requested partial payment because our next meeting is not until late January 2018 which will make Shafer getting paid in February of 2018. Shafer stated to Mr. Mitchell that the landfill does not give them any time at all for payment. When you get the bill you have to pay it immediately. Mr. Mitchell advised the fourteen houses are done and they are the ones he is requesting payment for in the amount of \$79,200.00. A motion was made by Mr. Heiligenstein, seconded by Mr. Haywood, to pay Shafer Excavating a partial payment in the amount of \$79,200.00 for the fourteen (14) houses completed in Package 17-06ESL. Motion carried.

Mr. Mitchell advised he had nothing further to report.

5. **OTHER BUSINESS:**

Mr. Heiligenstein stated that the Senior Freeze is officially increased and is applicable on the 2018 taxes based on the 2017 income payable in 2019.

Also, Mr. Heiligenstein suggested going on the internet to the County Treasurer's office and you can see how many properties have been purchased by the tax buyers and how many we have as trustee.

Discussion ensued regarding the sale and error issue and the pending legislation to increase the homestead exemptions.

6. **ADJOURNMENT:**

A motion was made and seconded to adjourn at 8:15 p.m.. Motion carried.

Respectfully submitted,

Lonnie Mosley, Chairman
St. Clair County Trustee Committee