

TRUSTEE COMMITTEE MEETING – FEBRUARY 21, 2018

The meeting was called to order by Lonnie Mosley at 7:03 p.m.. Roll call was taken, showing a quorum present as follows.

Members Present:

Lonnie Mosley, Chairman
Roy Mosley, Jr.
Marty Crawford
Craig Hubbard
Joan McIntosh (Arrived at 7:07 p.m.)

Members Absent:

James Haywood
F. X. Heiligenstein

Others Present:

Whitney Strohmeier, Tax Agent Office
Cheryl Goodrick, 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 January 17, 2018 Trustee Committee Meeting. Motion carried.

2. TAX AGENT'S REPORTS AND RESOLUTIONS:

- a. **Revolving Account Activity:** The Revolving Account Activity Report for January 2018 shows a Beginning Balance of \$5,640.17, Total Disbursements of \$-0-, Receipts of \$4,570.30, Allocated Pool Interest in the amount of \$7.78 with a Balance at Month End of \$10,216.25.
- b. **Payment Account Activity:** The Payment Account Activity Report for January 2018 shows a Beginning Balance of \$1,304,317.00 and a Balance at Month End of \$1,300,364.07.
- c. **Monthly Redemption Reports:**
The Real Estate Monthly Redemption Report for January 2018 shows the Amount of Penalty as \$9,192.31; the Amount of Tax as \$28,845.71; Year to Date Totals of the Amount of Penalty as \$9,192.31 and the Year to Date Amount of Tax as \$28,845.71. The Total Collected Year to Date is \$30,038.02.

The Mobile Home Monthly Redemption Report for January 2018 shows the Amount of Penalty as \$417.40; the Amount of Tax as \$1,146.25; Year to Date Totals of the Amount of Penalty as \$417.40 and the Year to Date Amount of Tax as \$1,146.25. The Total Collected Year to Date is \$1,563.65.
- d. **Monthly Resolution List:** During the month of February 2018 there were 171 resolutions presented to the Committee for consideration showing a Total Collected of \$389,390.79, total to County Clerk of \$10,422.69, total to Auctioneer of \$2,343.00, total to Recorder of Deeds \$10,590.25, total to Agent of \$128,397.46, total to County Treasurer of \$237,559.74 and a total to County of \$258,572.68.
- e. **January 2018 Auction Sale:** At the January 2018 Auction Sale properties were sold totaling \$592,500.00 with the Recorder's Office being paid \$7,474.00 and the Auctioneer being paid \$8,887.50 for a total contract price of \$608,861.50.

f. **Returned Check Report (January 2017 Auction Sale):**

Jessica & Nicholas DeLoach, Sr.: Check totaling \$767.00 returned. Check replaced.

Shirley McCain & Kimberly Lockett: Check totaling \$842.00 returned. Check replaced.

Jasmine Floore: Check totaling \$750.00 returned. Check not replaced.

Jasmine Floore: Check totaling \$900.00 returned. Check not replaced.

Jacquelynn Davis – Check from Sandra Lawrence: Check totaling \$1,330.00 returned. Check not replaced.

Jacquelynn Davis – Check from Sandra Lawrence: Check totaling \$900.00 returned. Check not replaced.

Jacquelynn Davis – Check from Sandra Lawrence: Check totaling \$817.00 returned. Check not replaced.

Jacquelynn Davis – Check from Sandra Lawrence: Check totaling \$817.00 returned. Check not replaced.

Jacquelynn Davis – Check from Sandra Lawrence: Check totaling \$827.00 returned. Check not replaced.

Jacquelynn Davis – Check from Sandra Lawrence: Check totaling \$827.00 returned. Check not replaced.

g. **Update Report:**

Earlest Johnson - Account #201202605: To pay \$500.00 each month for four months. Received nothing for November and received \$300.00 on December 29, 2017. Mr. Strohmeyer advised that Mr. Johnson is still not paying on time. Discussion ensued and it was recommended that the account be defaulted.

Robert Medley - Account #201201972: To pay in full at office. Mr. Medley came to the auction and paid the required amount.

Sherrie A. Miner – Account #0716253: To pay in full at office. Ms. Miner paid the account in full on January 18, 2018.

Extensions: Approved. Mr. Strohmeyer noted that one of the extensions was for Alice Mosley who was to pay \$967.00 by January 31, 2018. Mr. Strohmeyer advised Mrs. Mosley has not paid the amount and the account has been defaulted.

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 no Paid in Full Accounts.

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. **Willis Jackson:** Mr. Jackson requested an extension on account #201201137. The property is located 1528 N. 43rd Street in East St. Louis. The account is delinquent for taxes in the amount of \$3,825.06. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr., seconded by Mrs. McIntosh, to accept a down payment in the amount of \$760.00 and approve a six (6) month time payment extension with full County Board approval. Motion carried.

d. **Mareatha Hodges:** Ms. Hodges requested an extension on eleven (11) accounts. The properties are all in East St. Louis, Centreville and Alorton. None of the properties are in the auction sale and none of the accounts are currently defaulted. Ms. Hodges advised that she had no funds to pay the required down payments on the accounts at this time. Mr. Strohmeyer explained the default process to Ms. Hodges. It was recommended that Ms. Hodges try to retire the accounts with smaller balances and then work from there. No action.

e. **Erma Millard:** Ms. Millard requested a reinstatement with time payments on account #0717422. The property is located at 7000,7056 Park Place in Centreville. The account has a remaining balance due in the amount of \$5,844.31. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr. seconded by Mrs. McIntosh, to accept a down payment in the amount of \$700.00 now and \$457.00 to be paid by March 15, 2018, reinstate the account, and approve a six (6) month time payment extension with full County Board approval. Motion carried.

- f. **Jeremiah Tilmon:** Mr. Tilmon requested an extension on account #0716259. The property is located at 742 Post Place in East St. Louis. The account has a remaining balance due in the amount of \$5,804.75. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr., seconded by Mrs. McIntosh, to accept a down payment in the amount of \$1,225.00 and approve a six (6) month time payment extension with full County Board approval. Motion carried.
- Mr. Tilmon requested an extension on account #0716322. The property is located at 863 N. 73rd Street in East St. Louis. The account has a remaining balance due in the amount of \$8,882.75. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr., seconded by Mrs. McIntosh, to accept a down payment in the amount of \$1,775.00 and approve a six (6) month time payment extension with full County Board approval. Motion carried.
- g. **Pattie S. Taylor:** Ms. Taylor requested an extension on account #0417047. The property is located at 3614 Falling Springs Road in Cahokia. The account has a remaining balance due in the amount of \$4,234.31. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr., seconded by Mrs. McIntosh, to accept a down payment in the amount of \$845.00 and approve a six (6) time payment extension with full County Board approval. . Motion carried.
- h. **James Pirtle:** Mr. Pirtle requested an extension on account #201303526. The property is located at 7801 Lake Drive in Centreville. The account is delinquent for taxes in the amount of \$4,789.26. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr. seconded by Mrs. McIntosh to accept a down payment in the amount of \$952.00 to be paid by March 2, 2018 and approve a six (6) month time payment extension with full County Board approval. Motion carried.
- i. **Mary Robinson:** Ms. Robinson requested an extension on account #201305300. The property is located at 46 Delores Drive in Cahokia. The account is delinquent for taxes in the amount of \$4,677.99. A motion was made by Mr. Mosley, Jr., seconded by Mrs. McIntosh, to accept a down payment in the amount of \$930.00 and approve a six (6) month time extension. Motion carried.
- j. **Shalonda M. Byrd:** Ms. Byrd requested an extension on account #201202273. The property is located at 7501 Church Lane in East St. Louis. The account is delinquent for taxes in the amount of \$5,563.29. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr. , seconded by Mrs. McIntosh, to accept a down payment in the amount of \$1,110.00 and approve a six (6) month time payment extension with full County Board approval. Motion carried.
- k. **Doressa Braggs:** Ms. Braggs requested an extension on account #201301990. The property is located at 2913 Renshaw Avenue in East St. Louis. The account is delinquent for taxes in the amount of \$4,273.46. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr., seconded by Mrs. McIntosh to accept a down payment in the amount of \$850.00 and approve a six (6) month time payment extension with full County Board approval. Motion carried..
- l. **Taylor Glen:** Mr. Glen requested an extension on account #201000271. The property is located at 1802 Trendley in East St. Louis. The account is delinquent for taxes in the amount of \$889.93. Discussion ensued noting that this is the oldest account and is not eligible for any extension and the account will have to be paid in full. Mr. Strohmeyer explained the default process including time frames advising that the account should be paid in full by July to keep it out of the auction. Mr. Strohmeyer advised that the balance can be paid off at the office and there would be not need to come back to a meeting. Mr. Taylor inquired if he could make a \$200.00 payment and was told the account is still open and that he could make a payment but the account would not be extended. No action.
- m. **Bobbie Coleman:** Mr. Coleman requested an extension on account #201303298. The property is located at 3113 Market Avenue in East St. Louis. The account is delinquent for taxes in the amount of \$5,504.57. Any extension will need full County Board approval. A motion was made by Mr. Mosley, Jr., seconded by Mrs. McIntosh, to accept a down payment in the amount of \$1,450.00 and approve a six (6) month time payment extension with full County Board approval. Motion carried.

- n. **Lakecia Cole:** Ms. Cole requested an extension on account #201201594 . The property is located at 900 Pennsylvania Avenue in East St. Louis. The account is delinquent for taxes in the amount of \$7,777.37. The required down payment is \$1,549.00. Ms. Cole explained she did not have the required down payment at this time. Discussions ensued . Ms. Cole was advised that the property is not in the auction and the earliest it would be schedule for the auction would be in July. It was recommended that she come back with the down payment. No action.

Ms. Cole requested an extension on account #201202002 . The property is located 742 N. 38th Street in East St. Louis. The account is delinquent for taxes in the amount of \$11,474.29. The required down payment is \$2,289.00. Ms. Cole explained she did not have the required down payment at this time. Discussions ensued . Ms. Cole was advised that the property is not in the auction and the earliest it would be schedule for the auction would be in July. It was recommended that she come back with the down payment. No action.

- o. **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 \$4,565.04. Any extension will require full County Board approval. A motion was made by Mr. Mosley, Jr., seconded by Mrs. McIntosh, to accept a down payment in the amount of \$500.00 now and \$407.00 to be paid by March 31., 2018 and approve a six (6) month time payment extension with full County Board approval. Motion carried.
- p. **James Lomax by Whitney Strohmeyer :** Mr. Lomax requested an extension on account #201204554. The property is located at 120 Laura Lee Drive in Cahokia. The account is delinquent for taxes in the amount of \$5,464.81 A motion was made by Mr. Mosley, Jr., seconded by Mrs. McIntosh, to accept a down payment in the amount of \$1,1049.00 and approve a six (6) month time payment extension. Motion carried.
- q. The following people were scheduled to attend, but did not show up:
- 1) **Leon Carraway:** Request for extension on account #201301992.
 - 2) **Linda & Lamond Lampkin:** Request for extension on account #0715262.

4. **DEMOLITION PROGRAM:**

Mr. Mitchell presented a Retention Agreement for approval with MS Mitch Consulting, LLC as Coordinator for the Trustee demolition program. Mr. Mitchell advised the current agreement expires the end of February 2018. Mr. Mitchell noted that he reduced the fee for residential structures by \$100 per structure. A motion was made by Mr. Mosley, Jr., seconded by Mr. Hubbard, to approve the Retention Agreement with MS Mitch Consulting, LLC. Motion carried.

Mr. Strohmeyer advised he had a call regarding 6114 Belmont Avenue from a family member, Mr. Jones, who has been out of the area and just found out the property is available. It was his mother's residence. It was taken out of the auction and put on the demolition list. Mr. Strohmeyer stated he told Mr. Jones he would see if the property can be removed from the demolition list and put back in the auction so he could have an opportunity to purchase it. Discussion ensued and it was determined that the property would be pulled from the demolition list and placed in the July 2018 auction.

Mr. Mitchell advised he had nothing further to report.

5. **OTHER BUSINESS:**

Mr. Strohmeyer stated the office has received a couple call from individuals interested in 214 Collinsville Avenue where the structure was demolished. We have had it marked on hold and not placed in an auction. Mr. Strohmeyer just wanted the Committee to be aware of the interest.

Mr. Strohmeyer inquired if there had been any discussion regarding the overcrowding at the auction sales. Chairman Mosley stated that he would discuss the matter with Chairman Kern and advise. Mr. Strohmeyer stated that if we wanted to move the April auction as a smaller auction as the new venue first, he really needed to know in the next week or ten (10) days. Further discussion ensued regarding a possible earlier starting time for the auctions to keep them from going so late. A motion was made by Mr. Mosley, Jr., seconded by Mr. Hubbard, to move the auction time to 6:00 p.m. rather than 7:00 p.m.. Motion carried.

Mr. Strohmeyer advised that Jeffrey O'Quinn, the gentleman that was making threats and was not allowed at the meetings, still has not paid off that property and it has defaulted and it is in the April auction and we will be posting a sign in a few weeks.

Mr. Strohmeyer reminded the Committee that he would like to change October to a two (2) night auction. The Committee agreed with Mr. Strohmeyer's recommendation.

6. **ADJOURNMENT:**

A motion was made and seconded to adjourn at 8:00 p.m.. Motion carried.

Respectfully submitted,

Lonnie Mosley, Chairman
St. Clair County Trustee Committee