

TRUSTEE COMMITTEE MEETING – FEBRUARY 19, 2020

The meeting was called to order by Lonnie Mosley at 7:00 p.m. Roll call was taken, showing a quorum present as follows.

Members Present:

Lonnie Mosley, Chairman
Dean Pruett
Scott Greenwald
Marty Crawford
James Haywood (arrived at 7:05 p.m.)

Others Present:

Whitney Strohmeier, Tax Agent Office
Cheryl Goorich, Tax Agent Office
Mike Mitchell, Demolition Coordinator
Visitors listed under Item 3

Members Absent:

Joan McIntosh
Roy Mosley, Jr.

1. MINUTES:

A motion was made and seconded to approve the minutes of the January 22, 2020 Trustee Committee Meeting. Motion carried.

2. TAX AGENT'S REPORTS AND RESOLUTIONS:

- a. **Revolving Account Activity:** The Revolving Account Activity Report for February 2019 shows a Beginning Balance of \$30,841.87, Total Disbursements of \$16,500.00, Receipts of \$5,658.49, Allocated Pool Interest in the amount of \$36.53 with a Balance at Month End of \$20,032.54.
- b. **Payment Account Activity:** The Payment Account Activity Report for February 2019 shows a Beginning Balance of \$1,206,609.07 and a Balance at Month End of \$1,105,257.35.
- c. **Monthly Redemption Reports:**
The Real Estate Monthly Redemption Report for February 2019 shows the Amount of Penalty as \$27,585.67; the Amount of Tax as \$77,430.65; Year to Date Totals of the Amount of Penalty as \$63,553.07 and the Year to Date Amount of Tax as \$209,674.50. The Total Collected Year to Date is \$273,227.50.

The Mobile Home Monthly Redemption Report for February 2019 shows the Amount of Penalty as \$817.24; the Amount of Tax as \$1,920.30; Year to Date Totals of the Amount of Penalty as \$1,809.49 and the Year to Date Amount of Tax as \$5,921.75. The Total Collected Year to Date is \$7,731.24.
- d. **Monthly Resolution List:** During the month of March 2019 there were 48 resolutions presented to the Committee for consideration showing a Total Collected of \$175,771.79 total to County Clerk of \$3,471.13; total to Auctioneer of \$2,136.00, total to Recorder of Deeds \$4,430.50, total to Agent of \$48,818.15 total to County Treasurer of \$116,881.91 and a total to County of \$124,783.54.
- e. **Update Report:**

Sylvester Woodhouse – Account # 201201545: Payment of \$292.00 to be paid by March 21, 2019. No payment received as of March 20, 2019.

Joe Williams – Account #201101944: Payment of \$118.00 due by March 20, 2019. No payment was received.

Cassandra Mayweather - Account# 201402504: Payment of \$396.00 due March 20, 2019. No payment was received.

Martha Anderson – Account# 201402115: Payment of \$632.00 due. No payments received as of March 20, 2019.

Extensions: Approved

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

3. **VISITORS' REQUESTS:**

- a. **Down Payment Accounts:** Mr. Strohmeyer presented a list of accounts on which down payments have been paid and a six (6) month time payment extension granted.
- b. **Payment in Full Accounts:** Mr. Strohmeyer presented a list of accounts which were paid in full.
- c. **Emerald Terrace Association:** Requesting that Parcel #08-09.0-410-005 be removed from the auction and to work with Mr. Strohmeyer and the Assessor to get the parcel back for the association. The parcel is a part of the parking lot for the building complex. A motion was made by Mr. Greenwald and seconded by Mr. Pruett to remove from the auction.
- d. **Cortez Smith:** Mr. Smith requested an extension on account #0118267. The property is located at 8 St. Gregory in Cahokia. The account is delinquent in taxes in the amount of \$2,343.97. Any extension would require full County Board approval. A motion was made by Mr. Greenwald and seconded by Mr. Crawford to accept a down payment of \$1,000.00 and approve a six (6) month time payment extension with full County Board approval. Motion carried.
- e. **Jeremiah Tilmon:** Mr. Tilmon requested an extension on account #1017149. The property is located at 650 North 40th Street in East St. Louis. The account is delinquent in taxes in the amount of \$4,364.47. Any extension would require full County Board approval. A motion was made by Mr. Crawford and seconded by Mr. Pruett to accept a down payment of \$880.00 and approve a six (6) month time payment extension with full County Board approval.
- f. **Bobbie Coleman:** Mr. Coleman requested an extension on Account #201303316. The property is located at 3528 Bond Avenue in East St. Louis. The account is delinquent in the amount of \$7,349.77. A motion was made by Mr. Greenwald and seconded by Mr. Pruett to accept a down payment of \$1,464.00 and approve a six (6) month time payment extension. Motion carried.

Mr. Coleman requested an extension on Account #201402397. The property is located at 3136 Market Avenue in East St. Louis. The account is delinquent in taxes in the amount of \$6,961.38. A motion was made by Mr. Greenwald and seconded by Mr. Pruett to accept a down payment of \$1,436.00 and approve a six (6) month time payment extension. Motion carried.

- g. **Dion Thorpe:** Mr. Thorpe requested an extension account #201302696. The property is located at 7114 Church Lane in East St. Louis. The account is delinquent in taxes in the amount of \$3,556.30. Mr. Thorpe did not have the required down payment of \$705.00 this evening. No action.
- h. **Wade Wicks:** Mr. Wicks is working with Urban Recycling to purchase a property located at 1313 Fischer in East St. Louis. It is on the demolition list but the demolition is not scheduled at this time. Mr. Strohmeyer will pull parcel #02180308014 from the list and place the property in the July auction. No action.
- i. **Mollie Stanley and Robert McKinney:** Ms. Stanley attended the meeting in January with questions about her 2017 taxes for the property located at 9 Marilyn Court in Cahokia. Mr. Strohmeyer explained that the 2018 taxes are set in January even though they are not due until the summer. In order to get a deed for the house Ms. Stanley will need to pay the 2017 and 2018 taxes. No action.
- j. **Bessie and Willie Williams:** Mr. Williams requested a reinstatement with time payments on account #201304611. The property is located at 904 St. William Drive in Cahokia. The account is delinquent for taxes in the amount of \$10,767.09. The property is in the auction. A motion was made by Mr. Pruett and seconded by Mr. Greenwald to accept a down payment in the amount of \$2,135.00, remove from the auction and approve a six (6) month time payment extension. Motion carried.
- k. **Dennis and Rita Dublin:** Mr. Dublin requested an extension on account #201302777. The property is located at 863 North 79th Street in East St. Louis. The account is delinquent for taxes in the amount of \$8,007.83. Any extension would require full County Board approval. A motion was made by Mr. Greenwald., seconded by Mr. Pruett to accept a down payment in the amount of \$1,700.00 and approve a six (6) month time payment extension with full County Board approval. Motion carried.
- l. **Renisha Walker:** Ms. Walker requested an extension. The property is located at 8103 North 81st Street in East St. Louis. A motion was made by Mr. Pruett seconded by M. Crawford to accept a down payment in the amount of \$720.00 and approve a six (6) month time payment extension. Motion carried.
- m. **Danielle Davis:** Mr. Davis requested an extension on account #201300832. The property is located at 1723 Lincoln Avenue in East St. Louis. The account is delinquent for taxes in the amount of \$2,966.44. A motion was made by Mr. Greenwald seconded by Mr. Pruett to accept a down payment in the amount of \$600.00 and approve a six (6) month time payment extension. Motion carried.
- n. **Ferris and Kawaii Williams:** Mr. Williams requested an extension on account #0718143. The property is located at 5423 Rosemont in Washington Park. The account is delinquent in the amount of \$2,579.67. The property is in the auction. A motion was made by Mr. Crawford., seconded by Mr. Pruett to accept a down payment in the amount of \$505.00, remove from the auction and approve a six (6) month time payment extension. Motion carried.
- o. **Willie Eubanks:** Mr. Eubanks requested an extension on account #201301229. The property is located at 2306 Kingshighway in Washington Park. The account is delinquent in the amount of \$2,346.50. A motion was made by Mr. Greenwald., seconded by Mr. Pruett to accept a down payment in the amount of \$470.00, and approve a six (6) month time payment extension. Motion carried.
- p. **Carla Willis:** Ms. Willis requested a reinstatement with time payments on account #0718044. The property is located at 108 Judith Lane in Cahokia. The account is delinquent in the amount of \$4,481.42. The property is in the auction. A motion was made by Mr. Greenwald seconded by Mr.

Pruett to accept a down payment in the amount of \$886.42, remove from the auction and approve a six (6) month time payment extension. Motion carried.

- q. **Janet Roberts**: Ms. Roberts requested an extension on account #201402207. The property is located at 413 Capital Street in Centreville. The account is delinquent in the amount of \$3,489.19. A down payment of \$694.00 is required. Ms. Roberts did not have the required funds this evening. She will be scheduled for the April 17 meeting. No action.
- r. **David Jordan**: Mr. Jordan requested a reinstatement with time payments on account #201300296. The property is located at 1724 and 1726 Brady Avenue in East St. Louis. The account is delinquent in the amount of \$1,127.66. The property is in the auction. A motion was made by Mr. Greenwald seconded by Mr. Pruett to accept a down payment in the amount of \$208.00, remove from the auction and approve a six (6) month time payment extension. Motion carried.
- s. **Darrick Johnson**: Mr. Johnson requested an extension on account #201300502. The property is located at 250 Nadine in Cahokia. The account is delinquent in the amount of \$3,870.00. A motion was made by Mr. Greenwald., seconded by Mr. Pruett to accept a down payment in the amount of \$800.00, and approve a six (6) month time payment extension. Motion carried.
- t. **Hazell Quarles**: Ms. Quarles requested a reinstatement with time payments on account #201402517. The property is located at 604 Tulane Drive in Centreville. The account is delinquent in the amount of \$2,914.66. A motion was made by Mr. Greenwald seconded by Mr. Pruett to accept a down payment in the amount of \$600.00 and approve a six (6) month time payment extension. Motion carried.
- u. **Tyrone Hill**: Mr. Hill requested a reinstatement with time payments on account #0418002. The property is located at St. Louis Avenue and 239 North 6th Street in East St. Louis. The account is delinquent in the amount of \$2,579.67. The property is in the auction. A motion was made by Mr. Greenwald seconded by Mr. Crawford to accept a down payment in the amount of \$500.00, remove from the auction and approve a six (6) month time payment extension. Motion carried.
- v. **Rosalind Givens**: Ms. Givens requested a reinstatement with time payments on account #20141991. The property is located at 746 North 79th Street in East St. Louis. The account is delinquent in the amount of \$2,130.81. The property is in the auction. A motion was made by Mr. Greenwald seconded by Mr. Pruett to accept a down payment in the amount of \$408.00, remove from the auction and approve a six (6) month time payment extension. Motion carried.
- w. **Brittany Jones by Shanta Jones**: Ms. Jones requested a reinstatement with time payments on account #0718433. The property is located at 709 Mildred Avenue in Cahokia. The account is delinquent in the amount of \$2,318.42. The property is in the auction. A motion was made by Mr. Greenwald seconded by Mr. Pruett to accept a down payment in the amount of \$452.00, remove from the auction and approve a six (6) month time payment extension. Motion carried.
- x. **Cindy Willis-Beckman**: Ms. Beckman requested an extension on account #201302944. The property is located at 706 North 87th Street in East St. Louis. The account is delinquent in the amount of \$6,682.72. Any extension would require full County Board approval. A motion was made by Mr. Greenwald seconded by Mr. Pruett to accept a down payment in the amount of \$1,280.00 and a balance of \$51.00 to be paid by April 5, 2019 and approve a six (6) month time payment extension with full County Board approval. Motion carried
- y. **Dawn Reed by Jarvis Odreal**: Ms. Jarvis requested an extension on account #201303133. The property is located at 4209 Mosely Street in Centreville. The account is delinquent in the amount of \$4,280.00. Any extension would require full County Board approval. A motion was made by Mr.

Greenwald seconded by Mr. Crawford 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

- z. **Angelia Cole:** Ms. Cole requested an extension on account #201401112. The property is located at 1407 Kingshighway in Washington Park. The account is delinquent in the amount of \$5,018.22. A motion was made by Mr. Crawford seconded by Mr. Pruett to accept a down payment in the amount of \$450.00 and a balance of \$548.00 to be paid by April 12, 2019 and approve a six (6) month time payment extension. Motion carried.
- aa. **Stanley Williams:** Mr. Williams requested an extension on account #201402009 The property is located at 8103 State Street in East St. Louis. The account is delinquent in the amount of \$3,655.14. A motion was made by Mr. Pruett seconded by Mr. Crawford to accept a down payment in the amount of \$721.00 and approve a six (6) month time payment extension. Motion carried.
- bb. **Kissncuti Novelties, LLC by Mr. Strohmeyer:** Mr. Strohmeyer requested for Ms. Clarissa Smith an extension on account #078319. The property is located at 747 North 79th Street in East St. Louis. The account is delinquent in the amount of \$3,646.67. A motion was made by Mr. Pruett and seconded by Mr. Greenwald to accept a down payment in the amount of \$915.00 and approve a six (6) month time payment extension. Motion carried.
- cc. **Michael Cowan by Mr. Strohmeyer:** Mr. Strohmeyer requested for Mr. Cowan an extension on account #201402397. The property is located at 8602 Belleview Avenue in Centreville. The account is delinquent in the amount of \$4,061.90. A motion was made by Mr. Pruett and seconded by Mr. Greenwald to accept a down payment in the amount of \$806.00 and approve a six (6) month time payment extension. Motion carried.

The following people were scheduled to attend, but did not show up:

Cassandra Allen: Payment was accepted on account #201401622 and account extended per Mr. Strohmeyer

Jamerson Merritt: Requested a reinstatement with time payments on account #07178459

Lawanda Singletary: Requested an extension on account #0717306

4. **DEMOLITION PROGRAM:**

Mr. Mitchell submitted a bid received from SCI Engineering to do the asbestos inspections on the Lincoln High School. They will do up to 150 samples for \$70,200.00. If more are needed due to discovery of hazardous material they will do additional samples for \$150.00 per sample. The Committee discussed if the High School was Trustee property. It was unsure if the School Board had completed the process to deed the property to the Trustee. Whitney Strohmeyer will check on the status. No action at this time.

Mr. Mitchell presented bills from S. Shafer Excavating for \$4,420.00 for the overcharge for permits to do the demolition of 34 houses in East St. Louis. Also submitted an invoice for 12 of the 34 houses demolished in East St. Louis in the amount of \$109,280.00.

The cameras should be hung this week in the 800 block of Trendley.

A motion was made by D. Pruett, seconded by S. Greenwald to pay the invoices and approve the Demolition Coordinator's report. Motion carried.

5. **OTHER BUSINESS:**

Mr. Strohmeyer reported that each year they petition for tax deed for three years prior and those properties are then put in the auction. The July auction generally contains the new properties.

Part of the legal process is that 3 to 6 months prior to the redemption a notice must be published and certified mail sent. The Belleville News Democrat was sent the publication and it was printed. They inadvertently left off the last few pages which cut off several parcels and a footer on the publication which contains all the pertinent legal information. Without that information being publicized you can't petition the court for tax deed. There was not ample time to rerun the publication. The new court date will be August 2, which is too late for the July auction.

There will be a July auction but it will only be one night. The auction containing the new parcels will be in the October auction which has been rescheduled for October 2 and 3.

Mr. Strohmeyer highlighted the additional costs associated with the error. The News Democrat will run the publication again free of charge and notifications from the Circuit Clerk's Office need to be resent certified mail at a cost of approximately \$29,000.00. The Sheriff deputizes Meyer and Associates staff to serve the papers and Meyer and Associates picks up that cost which was approximately \$1,900.00. It is estimated that the additional postage would be approximately \$54,000. Those costs will be paid out of the revolving account.

6. **ADJOURNMENT:**

A motion was made and seconded to adjourn at 8:25 p.m. Motion carried.

Respectfully submitted,

Lonnie Mosley, Chairman
St. Clair County Trustee Committee