

### **TRUSTEE COMMITTEE MEETING – March 22, 2023**

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 Attended:**

Lonnie Mosley  
Harry Hollingsworth  
Courtney Moore  
Marty Crawford  
Scott Greenwald

#### **Members Absent**

Roy Mosley, Jr.  
Andy Bittle

#### **Others Attending:**

Whitney Strohmeier, Tax Agent Office  
Kathy Hotz, Tax Agent Office  
Mike Mitchell, Demolition Coordinator  
Dave Schneidewind, Attorney

### **1. MINUTES:**

A motion was made by Mr. Greenwald and seconded by Mr. Hollingsworth to approve the minutes of the February 22, 2023, Trustee Committee Meeting. Motion carried.

### **2. TAX AGENT'S REPORTS AND RESOLUTIONS:**

a. **Revolving Account Activity:** The Revolving Account Activity Report for February 2023 shows a Beginning Balance of \$113,442.58, Receipts of \$310.97, Total Disbursements of \$108.29, Allocated Pool Interest in the amount of \$176.33 with a Balance at Month End of \$113,821.59.

b. **Payment Account Activity:** The Payment Account Activity Report for February 2023 shows a Beginning Balance of \$840,440.37 and a Balance at Month End of \$807,375.16.

c. **Monthly Redemption Reports:**

The Real Estate Monthly Redemption Report for February 2023 shows the Amount of Penalty as \$11,214.07, the Amount of Tax as \$50,256.60, Year to Date Totals of the Amount of Penalty as \$84,664.43 and the Year-to-Date Amount of Tax as \$666,430.59. The Total Collected Year to Date is \$751,095.02.

The Mobile Home Monthly Redemption Report for February 2023 shows the Amount of Penalty as \$359.08, the Amount of Tax as \$1,116.45, Year to Date Totals of the Amount of Penalty as \$889.01 and the Year-to- Date Amount of Tax as \$2,352.60. The Total Collected Year to Date is \$3,241.61.

d. **Monthly Resolution List:** During the month of March 2023 there were 101 resolutions presented to the Committee for consideration showing a Total Collected of \$144,555.56; total to County Clerk of \$5,706.79; total to Auctioneer of \$78.75, total to Recorder of Deeds \$10,006.25, total to Agent of \$58,153.49, Misc. Overpayment fee \$37.05, total to County Treasurer of \$70,573.23 and a total to County of \$86,286.27.

e. **Update Report:**

**Carol Guy – Account #201800396–** To pay \$31.00 by 3/15/23. Paid \$31.00 on 3/13/23.

- f. **Auction Report:** None

A motion was made by Mr. Crawford and seconded by Mr. Moore to approve the tax agent 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. A motion by Mr. Greenwald and seconded by Mr. Hollingsworth to approve the down payments. Motion carried.
- b. **Payment in Full Accounts:** Mr. Strohmeyer presented a list of accounts paid in full.
- c. **Darius Gines:** Mr. Gines requested an extension with time payments on account #201702893. The property is located at 14 Cahokia Street in Cahokia Heights. The account is delinquent in taxes in the amount of \$6,587.68. A motion made by Mr. Greenwald and seconded by Mr. Moore to accept a down payment of \$1,314 and approve a six (6) month extension. Motion carried.
- d. **Jeremiah Tilmon:** Mr. Tilmon requested an extension with time payments on account #1019590. The property is located at 113 Ross Lane in Belleville. The account is delinquent in taxes in the amount of \$6,917.83. A motion was made by Mr. Greenwald and seconded by Mr. Crawford to accept a down payment of \$2,000 and approve a six (6) month extension with full County Board approval. Motion carried.
- e. **Leah Watson:** Ms. Watson requested a reinstatement with time payments on account #201800592. The property is located at 2941 Summit Avenue in East St. Louis. The account is delinquent in taxes in the amount of \$6,382.35. The property is in the auction. A motion was made by Mr. Greenwald and seconded by Mr. Hollingsworth to accept a down payment of \$2,000 and approve a six (6) month extension. Motion carried.
- f. **Cassandra Smith:** Ms. Smith requested an extension with time payments on account #201803941. The property is located at 10 Delores Drive in Cahokia Heights. The account is delinquent in taxes in the amount of \$4,253.83. A motion was made by Mr. Crawford and seconded by Mr. Moore to accept a down payment of \$850 and approve a six (6) month extension. Motion carried.
- g. **Lloyd Tiller:** Mr. Tiller requested an extension with time payments on account #201803520. The property is located at 1300 St. Stephen Drive in Cahokia Heights. The account is delinquent in taxes in the amount of \$6,109.83. A motion was made by Mr. Crawford and seconded by Mr. Moore to accept a down payment of \$1,216 and approve a six (6) month extension. Motion carried. Mr. Tiller requested an extension with time payments on account #201803647. The property is located at 724 St. Martin Drive in Cahokia Heights. The account is delinquent in taxes in the amount of \$7,084.01. A motion was made by Mr. Crawford and seconded by Mr. Moore to accept a down payment of \$1,411 and approve a six (6) month extension. Motion carried.
- h. **Charles Davis Jr. & Erica Day:** Mr. Davis Jr. and Ms. Day requested a reinstatement with time payments on account #201403246. The property is located at 311 St. Leonard Drive in Cahokia Heights. The account is delinquent in taxes in the amount of \$1,678.42. The property is in the auction. A motion was made by Mr. Moore and seconded by Mr. Crawford to accept a down payment of \$400 and approve a six (6) month extension with full County Board approval. Motion carried.

- i. **David Edwards:** Mr. Edwards requested a reinstatement with time payments on account #201700898. The property is located at 721 N. 22nd Street in East St. Louis. The account is delinquent in taxes in the amount of \$5,779.45. The property is in the auction. A motion was made by Mr. Greenwald and seconded by Mr. Hollingsworth to accept \$5,780 to pay off the account. Motion carried. Mr. Edwards requested an extension with time payments on account #20160110. The property is located at 1630 St. Louis Avenue in East St. Louis. The account is delinquent in taxes in the amount of \$4,860.86. A motion was made by Mr. Greenwald and seconded by Mr. Hollingsworth to pay off account #201700898 and approve a six (6) month extension. Motion carried.
- j. **Keyonna Hughes:** Ms. Hughes requested a reinstatement with time payments on account #201704286. The property is located at 5539 Avon Place in Washington Park. The account is delinquent in taxes in the amount of \$13,490.37. A motion was made by Mr. Hollingsworth and seconded by Mr. Moore to accept a down payment of \$2,678 and approve a six (6) month extension with full County Board approval. Motion carried.
- k. **Hazel Jamerson:** Ms. Jamerson requested an extension with time payments on account #201601360. The property is located at 630 N. 40th Street in East St. Louis. The account is delinquent in taxes in the amount of \$6,146.83. A motion was made by Mr. Moore and seconded by Mr. Greenwald to accept a down payment of \$1,500 and approve a six (6) month extension with full County Board approval. Motion carried.

4. **DEMOLITION PROGRAM:**

Mr. Mitchell presented an Ameren invoice in the amount of \$34.80 for the lights outside at Attucks School.

A motion was made by Mr. Greenwald and seconded by Mr. Hollingsworth to pay the invoice. Motion carried.

Mr. Schneidewind started by saying he was here because of some bids that were received, and we were looking into some certificates that were received in those packages. Mr. Schneidewind said he has been working with the Teamsters to try and figure out whether the bidders are part of the apprenticeship program since this was the issue from the one bid package that was submitted by Hayes. Mr. Schneidewind said he has been in contact with Mr. Nichols and Mr. Nichols has no new information to report because they haven't been able to determine whether the certificates are valid or not valid. Mr. Nichols told Mr. Schneidewind that it is in the hands of the Teamster's attorney who is still looking into it. Mr. Schneidewind said at this point in time it is up to this committee to make the determination on whether you want to proceed with the good faith presence that you have done your due diligence to see if these certificates are valid. Mr. Schneidewind said I can't tell you what they will say if you go forward. Mr. Mitchell said he talked to Roy this afternoon and his suggestion was that maybe we hold off on to see what they have so that they aren't mad that we didn't give them enough time. Mr. Mitchell said it has been about 60 days now. Mr. Crawford asked aren't they the ones who started this conversation about this and now they are the ones who are holding us up. Mr. Schneidewind said I don't know who was the one to start the conversation. Mr. Mosley asked how did we get here. Mr. Mitchell said Shafer, Hayes and Hanks are the ones who submitted the bids with Shafer being the low bidder, Hayes being second and Hanks being third. Mr. Mitchell said he received a letter from Hayes stating that Shafer is no good with the Teamster's Union. Mr. Mitchell said he called the Teamster's and was told that Shafer is not in good standing with the union. Mr. Mitchell stated that Hayes thought that they should get the demolition contract. Mr. Mitchell said now there is a question on whether Hayes is good with the union because he went to the Department of Labor and got the certificate that says he is paying into his own apprenticeship program. Mr. Mitchell said this is what is taking so long so they are trying to figure out if this is legit. Mr. Schneidewind stated according to the local Teamsters and Pat Nichols they have never that certificate before and it doesn't have the signature of the Secretary of the US Department of Labor. Mr. Strohmeyer asked what does Hayes say about this.

Mr. Mitchell answered he told me a long time ago that he did this and that it was all good. Mr. Strohmeyer said there should be some kind of record that shows him paying into this and offering some kind of training which would show that it either exists or it doesn't. Mr. Schneidewind said you would think that the Teamsters should be able to find that out really easily. Mr. Mitchell said I guess it isn't that easy and they are dealing with Washington for him to be able to have something like that. Mr. Schneidewind said so again it is up to the committee to make a decision whether you want to table this or want to rebid the whole package again. Mr. Mosley said he is for tabling and for rebidding. Mr. Strohmeyer said if we go for a rebid and don't make any changes then we will run into the same problem. Mr. Schneidewind said I believe we did discuss last time about making some changes to the bid package which we added some language to reject the bids and on the apprenticeship that the letter has to be dated within 30 days. Mr. Schneidewind said this will address old paperwork being turned in and help with knowing whether companies are in good standing with the unions. Mr. Strohmeyer said if these changes are in effect, then I agree with Mr. Mosley that we should cancel the bid and rebid the package. Mr. Mitchell said I am not against waiting another 30 days to see if Pat can give an answer to us. Mr. Schneidewind said no motion needs to be taken since this isn't an item on the agenda. Mr. Strohmeyer said this will continue into next month's meeting in April.

5. **OTHER BUSINESS:**

Mr. Strohmeyer reminded the members that the next meeting is earlier next month and will be on April 12. Mr. Strohmeyer said at last month's meeting we tabled the request from the City of East St. Louis. Mr. Mosley asked that we if get anymore request that someone would come to the meeting so that the members can ask questions about the request.

6. **ADJOURNMENT:**

A motion was made by Mr. Greenwald and seconded by Mr. Hollingsworth to adjourn at 7:37 p.m. Motion carried.

Respectfully submitted,

Lonnie Mosley, Chairman, St. Clair County Trustee Committee