

## BOARD MEETING MINUTES

Southwestern Illinois Development Authority  
1022 Eastport Plaza Drive, Collinsville, Illinois  
Thursday, September 14, 2017

1. **Call to Order** The Board Meeting of the Southwestern Illinois Development Authority Board of Directors was called to order by Chairman James Nations at approximately 5:00 p.m. in SWIDA's office at 1022 Eastport Plaza Drive, Collinsville, IL.
2. **Attendance: Members Present:** James Nations, Greg Kuehnel, Jim Sullivan, Kevin Jemison, Mark Rabe, Erika Kennett, Dave Willey and Ken Tucker. **Members Absent:** Dave Miller, Kevin Kaufhold, Reggie Sparks and Rickie Thomas. Others present included Mike Lundy, Executive Director; Joe Gasparich, Assistant Executive Director, Destini Lednicky, Housing Director, Teri Rumsey, Administrative Assistant and Sean Flynn, SWIDA Counsel.

**Chairman James Nations stated that there was a quorum.**

### 3. **Approval of Minutes**

Jim Sullivan motioned to accept the minutes from the June 15, 2017 board meeting. Greg Kuehnel seconded the motion. Roll call Vote: **Ayes:** James Nations, Greg Kuehnel, Ken Tucker, Jim Sullivan, Kevin Jemison, Mark Rabe, Erika Kennett, and Dave Willey. **Nays:** None. **Members Absent:** Dave Miller, Kevin Kaufhold, Reggie Sparks and Rickie Thomas. Motion carried.

### 4. **Approval of Agenda**

Jim Sullivan motioned to accept the board agenda. Ken Tucker seconded the motion. Leave to use the last unanimous roll call vote. Leave was granted without descent. Motion carried.

### 5. **Public Comment**

No Public Comment.

### 6. **RESOLUTIONS AND CERTIFICATIONS FOR METRO LANDING OF SWANSEA**

### 7. **RESOLUTIONS AUTHORIZING SIGNING AUTHORITY FOR MLS GP, LLC**

Items #6 and #7 are being combined. Jim Sullivan motioned to approve the resolutions. Greg Kuehnel seconded the motion. Leave to use the last unanimous roll call vote. Leave was granted without descent. Motion carried.

- 8. EMERALD RIDGE PHASE II. GIVE CHAIRMAN AND STAFF THE ABILITY TO TAKE ACTIONS, EXECUTE NECESSARY DOCUMENTS AND INCUR EXPENSES ASSOCIATED WITH THE PRE-DEVELOPMENT WORK AND FINANCIAL CLOSING, IF AWARDED TAX CREDITS.**

Greg Kuehnel motioned to give the chairman and staff the ability to take actions for Emerald Ridge Phase II. Erika Kennett seconded the motion. Leave to use the last unanimous roll call vote. Leave was granted without descent. Motion carried.

- 9. DESIGNATE THE EXECUTIVE DIRECTOR AS THE AUTHORIZED SIGNATORY FOR ANY AND ALL FUNDING OR PROGRAM APPLICATIONS PERTAINING TO HOUSING DEVELOPMENT ACTIVITIES THAT HAVE PREVIOUSLY RECEIVED BOARD APPROVAL.**

Dave Willey suggested that this item should have been in the form of a resolution. Destiny Lednicky asked that the board go ahead and vote on this item and then it could be brought back to the board at the next meeting in the form of a resolution. Dave Willey motioned to designate the executive director as the signatory for all housing development activities that have previously received board approval. Greg Kuehnel seconded the motion. Leave to use the last unanimous roll call vote. Leave was granted without descent. Motion carried.

- 10. REVIEW AND RECOMMENDATIONS OF UPGRADES FOR THE OFFICE BUILDING INTERIOR AND EXTERIOR LIGHTING.**

Dave Willey motioned to upgrade the lighting for the SWIDA building and that there be the capability to move the lighting if needed. Jim Sullivan seconded the motion. The vote to approve was unanimous.

- 11. APPROVAL OF FISCAL YEAR 2018 BUDGET**

Greg Kuehnel motioned to accept the fiscal year 2018 budget. Ken Tucker seconded the motion. The vote to approve was unanimous.

- 12. RESOLUTION AUTHORIZING THE ISSUANCE OF LOCAL GOVERNMENT PROGRAM REVENUE BONDS, SERIES 2017 (VILLAGE OF SAUGET PROJECT) OF THE SOUTHWESTERN ILLINOIS DEVELOPMENT AUTHORITY IN AN AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED \$14,500,000; PROVIDING THE DETAILS THEREOF; CONFIRMING THE SALE THEREOF; AUTHORIZING THE EXECUTION AND DELIVERY OF A DEPOSITORY AGREEMENT, A LOCAL GOVERNMENT SECURITIES PURCHASE AGREEMENT, A BOND PURCHASE AGREEMENT, A TAX COMPLIANCE AGREEMENT AND RELATED DOCUMENTS; APPROVING**

**THE DISTRIBUTION OF A PRELIMINARY OFFICIAL STATEMENT AND AN OFFICAL STATEMENT; AND RELATED MATTERS.**

Jim Sullivan motioned to approve the resolution. Erika Kennett seconded the motion. The vote to approve was unanimous.

**13. APPROVAL OF LEGAL CONTRACT**

Jim Sullivan motioned to approve the legal contract with Gilmore & Bell, P.C. Erika Kennett seconded the motion. The vote to approve was unanimous.

**14. TREASURER'S REPORT**

Mike Lundy reviewed the financial statements for SWIDA and SWIDA Development Fund for August, 2017. Kevin Jemison motioned to accept the financial statements. Greg Kuehnel seconded the motion. The vote to approve was unanimous.

**15. DIRECTOR AND HOUSING DIRECTOR'S REPORTS**

Mike Lundy gave his report. He also mentioned that the SWIDA staff attended the memorial for John Herzog.

**16. Adjournment**

Jim Sullivan motioned to adjourn the meeting. Ken Tucker seconded the motion. Leave to use the last unanimous roll call rote. Motioned carried. The meeting adjourned at 5.27. p.m.

The Minutes of September 14, 2017 were approved as presented , corrected \_\_\_\_\_, amended \_\_\_\_\_ by the members of the SWIDA Board on December 14, 2017.

  
James Nations, Chairman