

## BOARD MEETING MINUTES

Southwestern Illinois Development Authority  
1022 Eastport Plaza Drive, Collinsville, IL  
Thursday, November 21, 2019

### 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, Illinois.

### 2. Attendance

**Members Present:** James Nations, Jim Sullivan, Mark Rabe, Ken Tucker, Reggie Sparks, Kevin Kaufhold, Kevin Jemison and Greg Kuehnel. **Members Absent:** Dave Miller, Rickie Thomas and Dave Willey. Others Present include Sean Flynn, SWIDA Attorney, Mike Lundy, Executive Director, Destini Lednicky, Housing Director and Teri Rumsey, Office Manager.

Chairman Nations stated that there was a quorum. He also announced that Erika Kennett was no longer on the board, because she is now employed as the City Manager in New Baden, IL. Mark Rabe also submitted his board resignation.

### 3. Approval of Minutes

Reggie Sparks motioned to approve the August 15, 2019 board minutes. Ken Tucker seconded the motion. Roll call vote: **Ayes:** James Nations, Jim Sullivan, Mark Rabe, Ken Tucker, Reggie Sparks, Kevin Kaufhold, Kevin Jemison and Greg Kuehnel; **Nays:** None; **Members Absent:** Dave Miller, Rickie Thomas and Dave Willey, Motion passed without dissent.

### 4. Approval of Agenda

Greg Kuehnel motioned to approve the board agenda. Reggie Sparks seconded the motion. Leave to use the last unanimous roll call vote. Motion passed without dissent.

5. Public Comment

No Public Comment.

6. **RESOLUTION AUTHORIZING THE ISSUANCE OF LOCAL GOVERNMENT PROGRAM REVENUE BONDS, SERIES 2020 (SOUTHWESTERN ILLINOIS FLOOD PREVENTION DISTRICT COUNCIL PROJECT) OF THE SOUTHWESTERN ILLINOIS DEVELOPMENT AUTHORITY IN AN AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED \$75,000,000; PROVIDING THE DETAILS THEREOF; CONFIRMING THE SALE THEREOF; AUTHORIZING THE EXECUTION AND DELIVERY OF A DEPOSITORY AGREEMENT, A LOCAL GOVERNMENT SECURITIES PURCHASE AGREEMENT, A PURCHASE CONTRACT AND RELATED DOCUMENTS; APPROVING THE DISTRIBUTION OF A PRELIMINARY OFFICIAL STATEMENT AND AN OFFICIAL STATEMENT; AND RELATED MATTERS.**

Greg Kuehnel motioned to approve the resolution. Reggie Sparks seconded the motion. Leave to use the last unanimous roll call vote. Motion passed without dissent.

7. **RESOLUTION AUTHORIZING THE ACCEPTANCE AND IMPLEMENTATION OF THE ILLINOIS HOUSING DEVELOPMENT AUTHORITY LAND BANK CAPACITY PROGRAM FUNDS.**
8. **RESOLUTION AUTHORIZING THE AUTHORITY TO PURSUE AN AFFORDABLE HOUSING DEVELOPMENT PROJECT UNDER THE 2020 LIHTC ROUND-CARLYLE.**
9. **RESOLUTION AUTHORIZING THE AUTHORITY TO PURSUE AN AFFORDABLE HOUSING DEVELOPMENT PROJECT UNDER THE 2020 LIHTC ROUND - TBD.**

Jim Sullivan motioned to approve the above three resolutions. Greg Kuehnel seconded the motion. Leave to use the last unanimous roll call vote. Motion passed without dissent.

## **10. Predevelopment Loan for JRG Holding's - Belleville, LLC up to \$12,500.**

Reggie Sparks motioned to approve a loan up to \$12,500 to JRG Holding to be paid back with \$1000 payments per month at a 4.5% interest rate. Jim Sullivan seconded the motion. Leave to use the last unanimous roll call vote. motion passed without dissent.

## **11. SWIDA Personnel**

The SWIDA board went into Executive Session at 5:35 and came out of Executive Session at 5:50. Chairman Nations announced the retirement of Assistant Executive Director Joe Gasparich. He told Joe how much everyone appreciated everything he has done for SWIDA. Kevin Kaufhold motioned to approve a salary raise of \$8000 for Teri Rumsey and \$6000 for Destini Lednicky. Greg Kuehnel seconded the motion. Leave to use the last unanimous roll call vote. Motion passed without dissent.

## **12. Fiscal Year 2019 Audit**

The Fiscal Year 2019 Audits were passed out to board members for review. The board will vote to approve the audit at the next SWIDA board meeting.

## **13. Treasurer's Report**

Mike Lundy reviewed the Treasurer's Report for October, 2019. Kevin Kaufhold motioned to approve the Treasurer's Report. Greg Kuehnel seconded the motion. Leave to use the last unanimous roll call vote. Motion passed without dissent.

## **14. Chairman's Report**

Chairman Nations talked about setting a five year goal for SWIDA's building projects. He mentioned that SWIDA had hired a new management company for these projects.

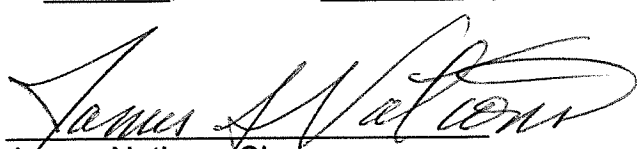
## **15. Director's Report**

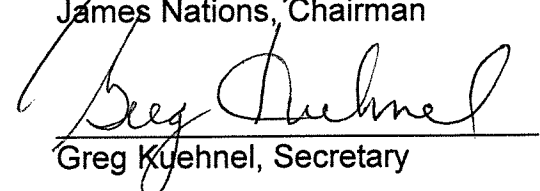
Mike Lundy gave his Director's Report.

## 16. Adjournment

Greg Kuehnel motioned to adjourn the meeting at 5:55 p.m. Jim Sullivan seconded the motion. Leave to use the last unanimous roll call vote. Motion carried without dissent.

The Minutes of November 21, 2019 were approved as presented ✓, corrected \_\_\_\_\_, amended \_\_\_\_\_ by the members of the SWIDA Board on July 16, 2020.

  
James Nations, Chairman

  
Greg Kuehnel, Secretary