

City of Elk Run Heights  
Special Council Meeting  
City Hall Council Chambers  
January 5, 2016 - 6:00 p. m.

Mayor Swope called the meeting to order at 6:00 pm. Roll call of Council Members: Present – Ratchford, Wilson, Smock, Bass and Heth. Quorum present. Smock/Heth motion to approve the January 5, 2016 Agenda. Ayes – 5. Motion carried.

Elk Run Heights' Real Estate Agent for the Elk Ridge Estate property, Emily O'Connell, updated the council on the sale of these lots. Emily stated the market is poor at his time, adding no lots have been sold. Emily felt a selling price of \$300,000.00 and a square footage of 1500 per home is too much and too large for this area. Emily has a couple of private individuals interested. She also has a contractor who would like to purchase four lots, then build one home, sell it then build another sell it and so forth. Emily questioned if the square footage could be reduced to 1400, therefore reducing the building price and the selling price. Emily has been in constant contact with contractors. City Clerk Kristi Lundy suggested an amendment to the Elk Ridge Estates Covenant lowering the minimum square footage to 1400. Emily also mentioned the increasing cost of building supplies. City Clerk Lundy will add this amendment to the January 12<sup>th</sup> regular council meeting agenda. Council gave approval for Emily to proceed with offer, getting the offer in writing, and present to the council for their consideration.

Mayor Swope and council reviewed the new city truck bids. Mayor Swope presented the bid from Rydell Chevrolet and a bid from Witham Auto Center. Ratchford thought both bids were pretty close but felt Rydell Chevrolet was the better deal. Bass noted there were more options on the Rydell bid. Ratchford mentioned the three year bumper to bumper coverage. Smock excused herself from this discussion and vote as her spouse is an employee of Rydell Chevrolet.

Ratchford/Bass motion to approve Resolution 2780 approving the purchase of a 2016 Silverado 1500 4WD Reg Cab 133.0" Work Truck CK1 from Rydell Chevrolet for the purchase price of \$22,997.00. Roll call: Ayes – Ratchford, Bass and Wilson. Abstain – Smock, Heth. Motion carried.

Bass/Smock motion to approve Resolution 2781 authorizing Pay Estimate #3, dated December 2, 2015, as prepared by Ament Design for the Plaza Drive Reconstruction - Project No. STP-U-2312(603)-70-07 to Croell and Subsidiary in the amount of \$29,352.86. Roll call: Ayes – 5. Motion carried.

Mayor Swope and council discussed the Employee Handbook in particular the replacement of sick, flex and comp time with Paid Time Off. Smock noted these changes. Heth will make all the corrections to the Employee Handbook. Council discussed the Group Medical Plan reaching an

agreement of across the board 10% paid by the employee – 90% paid by the city for single and family coverage. Council also agreed to a 10% employee paid, 90% city paid for dental and vision coverage. Heth and Smock will update the Employee Handbook.

Wilson/Ratchford motion to adjourn at 8:13 p.m. Ayes – 5. Motion carried.

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Tim Swope, Sr., Mayor

ATTEST:

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Kristi Lundy, CMC, City Clerk