

ANNUAL TOWN MEETING
CITY of BLOOMINGTON TOWNSHIP

Tuesday, April 10, 2012
6:00 p.m.

City Hall Council Chambers
109 East Olive Street, Bloomington, Illinois

AGENDA

- I. Call to Order: Tracey Covert, Town Clerk
- II. Pledge of Allegiance
- III. Introduction of Town Officers
- IV. Nominations for Moderator
- V. Election and Swearing in of Moderator
- VI. Remarks by Moderator on Conducting the Meeting
- VII. Approval of Minutes of 2011 Annual Town Meeting
- VIII. Reports and Introduction of Employees
Assessor: Michael Ireland
Supervisor: Joe Gibson
- IX. Public Comments
- X. Setting of time for Next Annual Town Meeting
- XI. Other Business
- XII. Adjournment

TOWN OF THE CITY OF BLOOMINGTON TOWNSHIP
ANNUAL TOWN MEETING
APRIL 12, 2011

The Meeting was called to order by the Town Clerk, Tracey Covert. She asked that everyone rise and join her in the Pledge of Allegiance to the Flag.

The Town Clerk announced that the nominations for Moderator would be in order.

The chair called for further nominations from the Floor. There were no further nominations.

Motion by Jack Porter, seconded by Karen Schmidt that David Stanczak be elected Moderator by acclamation.

Motion carried.

The Chair announced that Dave Stanczak had been elected as Moderator.

Dave Stanczak came forward and was given the Oath of Office as Moderator by the Town Clerk.

Mr. Stanczak opened the Town Meeting. He referred the Annual Town Meeting Agenda. The meeting would be conducted in compliance with the Open Meetings Act. The Annual Town Meeting Agenda was approved by the Township Board at their March 28, 2011 meeting. The meeting notice had been published. The Annual Town Meeting was a meeting of the electors i.e. registered voters.

He stated that it was a privilege and honor to serve as Moderator. He enjoyed serving in the role of Moderator. He described the City Township as a successful unit of local government. He recognized Joe Gibson, Township Supervisor and Mike Ireland, Township Assessor, and their staff.

The Moderator directed the Town Clerk to read the "Notice of the Annual Town Meeting."

Tracey Covert, Town Clerk, read the Notice as published.

The Moderator requested all present to sign in. Records prepared for the Annual Town Meeting were available.

Town Clerk, Tracey Covert, presented the 2010 Annual Town Minutes.

Motion by Karen Schmidt, seconded Stephanie Uzueta, that the minutes be approved as presented.

Motion carried.

Joe Gibson, Township Supervisor, welcomed those present. He acknowledged the General Assistance staff members who were present, (Gwen Donnelly, Cathy Hadden, Stephanie Uzueta, Tom Maruna and Tammie Turner). The Township had excellent staff. The Township was a wonderful place to work. Financial statements for both the Town Fund and General Fund had been prepared. These reports had not been subject to audit. He presented the Annual List of Meetings.

Mr. Gibson reviewed what services Township government provided: 1.) General Assistance; 2.) Property Assessment; and 3.) Road and Bridge Maintenance. He noted that the City Township was a coterminous urban township. Its boundaries match the City of Bloomington. The City Township has no road and bridge responsibility. There were only twenty (20) coterminous townships in the state. He added the Evergreen Cemetery was a township cemetery. It has a separate board.

Mr. Gibson addressed the General Assistance (GA) program. This program provided assistance to families and individuals. Orientation sessions began in October 2004 have been continued to date. He described these sessions as informational. The idea for orientation sessions was copied from the state's Office of Rehabilitation Services. Individuals are given a folder during the thirty (30) minute meeting. Orientation was held twice per month.

He addressed total expenditures for GA for the past five (5) fiscal years. Staff had performed due diligence and remained within budget.

He reviewed the Types of Assistance. The monthly grant was \$265. This amount was set. The individual had a choice of how to use these dollars. Vouchers can be issued and there are also benefit cards. GA provided medical, dental, and vision services. GA operated like an insurance policy. The GA staff must determine eligibility. He noted that medical services can be very expensive. The medical service providers must accept the public aid rate. Emergency Assistance is offered. An individual is eligible once every twenty-four (24) months. The individual must present an eviction notice or a utility shut off. There were additional allowances to assist GA recipients with employment.

He presented figures for the average cost per recipient for FY 2009 (\$411), FY 2010 (\$398), and FY 2011 (\$410). The average cost included medical costs and transportation. Information was provided regarding the annual number of GA recipients FY 2009, FY 2010 and FY 2011. He noted that the numbers were down.

Mr. Gibson addressed an area of concern: prescription drug costs. Costs for same were provided for FY 2008, FY 2009, FY 2010 and FY 2011. This cost had been better managed this fiscal year. GA staff worked with the pharmacies and clinics. The net savings represented three percent (3%) of the tax levy.

Mr. Gibson addressed the John M. Scott Health Resources Center. There was an intergovernmental agreement between the City and Township. The Township managed this

program as part of the GA Office. This program worked with low income workers (McLean County residents) who do not have health insurance. The GA Office also partners with other governmental units. He cited the McLean County Health Department to address vision issues. This program was not supported with tax dollars. A list of programs was presented: prescriptions, medical office visits, indigent patient program, McLean County Eye Referral Network, Maternal/Child/Cancer Patient Transportation, Gary S. Johnson Dental Clinic, Community Health Care Clinic, (CHCC), and Peace Meals grants.

He provided various figures: Indigent patients – 500/600 recipients; Eye Network – 1,300 individuals served and 900 pairs of glasses; Transportation program – 1,060 individuals served by volunteer drivers; Dental clinics – 130 individuals served. The dental clinics were held twice a year. The clinics were held on a Saturday and there was no charge for services rendered. The next clinic would be held on April 30, 2011 at the office of Drs. Doran, Capodice and Efaw.

Mr. Gibson addressed Community Agency funding. There were three (3) key areas: 1.) General Assistance Client Service Funding; 2.) Youth Services; and 3.) Senior Services. The McLean County Center for Human Services provided access to counseling services for GA clients with no health insurance and/or medical card. The CHCC was a new program. The grant dollars allowed the CHCC to hire a part time pharmacy technician. An ambulance had been provided for the Crusade of Mercy Dental Clinic. He reviewed the list of programs. Youth Services included the Baby Fold and Bloomington Day Care Center. Senior Services included Bloomington Parks & Recreation Miller Park Senior Center, Peace Meal Sr. Nutrition Program, and Prairie State Legal Services.

The primary goal for GA was to assist individuals in their effort to return to work. There were employers who took a chance on GA clients. There have been successes and disappointments. The focus was on education and training. He cited Heartland Community College's Skills for Success program. This was a twelve (12) week course that was held three (3) times a year. This program was approximately five to six (5 – 6) years old. The feedback on this program was that it should be longer. A GED was a requirement if a client lacked a high school diploma. A Basic Life Skills Class was offered at the GA office. In addition there were sixteen (16) community work sites. GA clients were involved in drug court and food sanitation. Second Presbyterian Church offered a culinary program. Career Link allowed GA clients to apply for work on line and develop computer skills.

The GA office faced a number of challenges. He cited the economy, unemployment, medical cost and the state budget. Changes to unemployment meant that caseload numbers were changes. Medical costs needed to be managed. State program cuts impacted GA clients. He noted that GA clientele was aging, (71 of 180 were over the age of fifty). He noted the limited skill set and medical issues of these individuals.

He hoped in the next month, that there would be a Township web site. He planned to post meeting agendas, meeting minutes and financial reports.

Mike Ireland, Township Assessor, presented his 2010 Annual Report. The report will be posted on his office's web site. He addressed the assessed value of the township. He presented

an eleven (11) year history of same. He noted the growth in Equalized Assessed Value, (EAV), during this time frame. The current EAV totaled \$1.7 billion.

He addressed the 2010 Board of Review Summary Report. There had been 511 appeals filed. There were 384 reductions. The total value of these reductions was \$11.4 million. He noted that after the multiplier was applied the EAV totaled \$1.9 billion. This figure included lawsuit parcels.

Mr. Ireland presented the top ten (10) Principal Taxpayers in 2010. Their total tax payments equaled thirteen percent (13%) of the total due.

He presented sales comparisons from 2006 to 2010. He addressed Residential Market Activity. The Median Sales Price Change was compared to the Median Assessed Value. He reminded those present that assessed value was based upon a three (3) year average. Sales prices had increased from 2009 to 2010. He cited market place shifts. He also addressed the transaction count by price which answered the question why the change. Median sales price changes were presented by quarter over a five year period, (2006 – 2010). He noted the federal tax credit which impacted 2010's second quarter. The median sales price for 2010 was described as stable. The fourth quarter had fewer sales but higher priced homes were sold. He also addressed the Median Sale Price per Square Foot. This figure represented the packaged price for a property. This price reflected the effect of the 2008 recession. The value for 2010 was lower than for 2006. This figure had generally been steady. He also addressed Median Sale Price by Size.

Mr. Ireland addressed price changes within the past thirty-six (36) months. The analysis addressed the resale of existing homes. Prices began to drop in 2007. In 2010, the percentage of change was zero. He compared Activity of New Homes versus Existing Homes. In 2010, there were fewer transactions for new homes. Activity for existing homes was flat. He noted the steady decline in building permits for new construction. Data was provided for Single Family Building Permits from 2005 until 2010. Information was also provided for Residential Permits – remodel, room addition, etc. for the same time frame. Changes to existing homes impacted the market and needed to be tracked.

Finally, Mr. Ireland addressed Foreclosures by Deed or Court Order. Recorded transactions were filed at the County Recorder's Office. The Assessment Office monitored same. Foreclosures were not limited to a single neighborhood. The numbers were lower than in other Central Illinois cities. He added that unemployment numbers were also lower.

Mr. Ireland introduced the Assessment Office staff, Brian Davis, Cindy Shultz, Dee Brines, Randy Hoffman, and Steve Scudder.

PUBLIC COMMENT:

Dawn Dannenbring-Carlson, 208 Kreitzer Ave, addressed the Township Supervisor and Township Assessor. She thanked Mr. Gibson and Mr. Ireland for the information. She had seen a foreclosure map which showed them clustered in the City's older sections. She noted the

impact upon the neighborhoods and values. The Illinois Attorney General had negotiated foreclosure fraud. There were individuals at the grassroots. Lines of communication had been established and input had been heard. The local Circuit Court offered a mediation program. She believed there were programs in other communities. Judges were considering giving individuals a place at the table. The tax base was at stake. Predatory lending impacted the General Assistance program. The Township needed to be part of the conversation.

She addressed Pay Day Lending. A draft ordinance had been filed with the City's legal department. An interest rate of 36½% was cited. Reform legislation was recently passed. The interest rate had been reduced from 400%.

She questioned the figures presented regarding the GA Office. Social service agencies and church congregations were concern. There were prevention materials available.

Jack Porter, 1504 W. Locust, addressed the Township Supervisor and Township Assessor. He cited Illinois People's Action f/k/a Central Illinois Organizing Project.

Mr. Ireland questioned the foreclosure map. The Assessment Office took its figures from the public record. In 2011, the Illinois Department of Revenue would include a check box for short sales. He questioned if the map cited included preforeclosures.

Mr. Gibson noted that the GA Office had not seen a number of clients in this situation. He noted his past experience at PATH. Most GA clients were unemployed. An issue has been clients who had paid for income tax preparation. GA clients often work for cash. They have no benefits including social security, unemployment, etc.

Mr. Stanczak thanked Mr. Gibson and Mr. Ireland for their service to the Township.

Mr. Stanczak noted that the next Annual Town meeting would be held on Tuesday, April 10, 2012 at 6:00 p.m.

Motion by Randy Hoffman, seconded by Steven Purcell to hold the Annual Town Meeting on Tuesday, April 10, 2011 at 6:00 p.m.

Motion carried.

Motion by Jack Porter, seconded by Stephanie Uzueta to adjourn. Time: 7:05 p.m.

Motion carried.

Tracey Covert, Town Clerk