

**Minutes of the
Meeting of the Board of Directors of the
Southern Illinois Economic Development Authority
October 13, 2022
Marion, Illinois**

Members Present

Rex Duncan, Member, Perry County
Tiffany George, Member, Pulaski County
David Gould, Member, Union County
Joe Griggs, Member, Alexander County
David Holder, Member, Randolph County
Kathy Lively, Member, Governor (Williamson)
Robert Mees, Member, Governor (Williamson)
Lee Messersmith, Member, Franklin County
Steven Mitchell, Member, Jackson County
Kelly Stewart, Member, Governor (Franklin)
Jimi Williams-Cox, Member, Saline County

Members Absent

Randy Drone, Member, Gallatin County
James Nighswander, Johnson County
Larry Richards, Member, Pope County
Aaron Smith, Member, Williamson County
Kim Watson, DCEO Designee
Stewart Weisenberger, Member, Massac County

Others Present

Warren Ribley, Executive Director

The meeting was called to order at 3:00 p.m. Roll call was made identifying that a quorum was present. It was moved by Member Griggs and seconded by Member Duncan to approve the agenda. Following discussion, the motion carried. A motion was made by Member George and seconded by Member Cox to approve the minutes of the October 7, 2021 Board meeting and all other board meetings. Following discussion, the motion carried. The Treasurer's Report was suspended.

Resolution No. 22-001 – **An Inducement Resolution not to exceed \$4,500,000 on behalf of the City of Du Quoin for infrastructure improvements** - The City of Du Quoin will undertake a major upgrade to the drinking water storage and delivery systems and to the Wastewater Treatment Plant. These upgrades will require the repair and replacement of mechanical and electrical systems as well as new construction. The initial projects will require slightly over nine million dollars in funding. Approximately four million dollars of that funding is proposed to be financed through a revenue bond issued by SIDA. A portion of the Drinking Water Storage and Delivery Systems will be funded by a four million dollar grant from the U.S. Department of Commerce, Economic Development Administration, to construct a new water tower in the Industrial Park. The City is required to match the grant at 20% and a part of that match would be funded by bond issuance.

The Wastewater Treatment Plant is approaching twenty years of age, and it requires a series of upgrades to its mechanical, electrical and control systems which will ensure that it operates with the best available technology for another twenty years. The present-day City of Du Quoin was officially dedicated in September 1853. Its 2020 population was 5,723. The City is a Mayor Council City Commission form of government. Staff will present Resolution 22-004- A Final Bond Resolution not to exceed \$4,500,000 on behalf of the City of Du Quoin for infrastructure improvements. Staff recommends approval of the Resolution.

A motion was made by Member Duncan and seconded by Member Griggs to adopt Resolution 21-001 as presented.

Following discussion, thereupon, Chairman Mees directed that the roll be called for a vote upon the motion to adopt the Resolution as presented. Upon the roll being called, the following members voted AYE: Rex Duncan, Tiffany George, David Gould, Joe Griggs, David Holder, Kathy Lively, Robert Mees, Lee Messersmith, Steven Mitchell, Kelly Stewart, and Jimi Williams-Cox. The following members voted NAY: none. The following members abstained: None. The following members were absent: Randy Drone, James Nighswander, Larry Richards, Aaron Smith, Kim Watson, and Stewart Weisenberger. Whereupon Chairman Robert Mees declared the motion carried and the Resolution adopted and did direct the Secretary to record the same in full in the records of the Authority.

Resolution No. 22-002 – An Inducement Resolution not to exceed \$11,500,000 on behalf of the Marshall Browning Hospital for refinancing of existing debt and expansion of facilities. The Marshall Browning Hospital is planning capital improvements to their Rehabilitation Building, the Marshall Browning Estates (Estates) building and additional parking. The 7,770 square foot expansion to the Rehabilitation Building will allow the Cardiac Rehab to move to the Main Hospital providing a greater open area for physical rehab activities. The Estates Building is a 22,000 sq ft 22-unit independent living building. Plans call for renovations to the north wing into doctor offices and exam rooms. The total project size is \$11,000,000 and will retain 196 jobs. The Marshall Browning Hospital, a 501c3 not for profit corporation, was conceived on January 14, 1918, when Lillie F. Browning drew up her last will and testament, leaving the bulk of her estate to a trust which would have the responsibility of erecting and supporting a public hospital in or near Du Quoin. She requested the hospital be named in memory of her husband "Marshall." One of the first actions on this Board was to purchase 20 acres of land at the north end of Washington Street from the Illinois Central Railroad. The new hospital was completed and formally opened for business on July 20, 1922. The hospital has experienced multiple expansions and improvements and is licensed as a critical access Hospital.

A motion was made by Member Duncan and seconded by Member Griggs to adopt Resolution 22-002. Following discussion, thereupon, Chairman Mees directed that the roll be called for a vote upon the motion to adopt the Resolution as presented. Upon the roll being called, the following members voted AYE: Rex Duncan, Tiffany George, David Gould, Joe Griggs, David Holder, Kathy Lively, Robert Mees, Lee Messersmith, Steven Mitchell, Kelly Stewart, and Jimi Williams-Cox. The following members voted NAY: none. The following members abstained: None. The following members were absent: Randy Drone, James Nighswander, Larry Richards, Aaron Smith, Kim Watson, and Stewart Weisenberger. Whereupon Chairman Robert Mees declared the motion carried and the

Resolution adopted and did direct the Secretary to record the same in full in the records of the Authority.

Resolution No. 22-003- A Resolution to authorize an Intergovernmental Agreement for participation in a Homebuyer's Down Payment Assistance Program. Information will be presented about a new program offering for Illinois Regional Development Authorities (RDA) to provide a down payment assistance program to Illinois homebuyers. The program would be administered by the investment banking firm Stifel Nicholas. An Intergovernmental Agreement is proposed between Regional Development Authorities and the lead administering RDA, the Southwestern Illinois Industrial Development Authority.

A motion was made by Member Messersmith and seconded by Member Griggs to adopt Resolution 22-003. Following discussion, thereupon, Chairman Mees directed that the roll be called for a vote upon the motion to adopt the Resolution as presented. Upon the roll being called, the following members voted AYE: Rex Duncan, Tiffany George, David Gould, Joe Griggs, David Holder, Kathy Lively, Robert Mees, Lee Messersmith, Steven Mitchell, Kelly Stewart, and Jimi Williams-Cox. The following members voted NAY: none. The following members abstained: None. The following members were absent: Randy Drone, James Nighswander, Larry Richards, Aaron Smith, Kim Watson, and Stewart Weisenberger. Whereupon Chairman Robert Mees declared the motion carried and the Resolution adopted and did direct the Secretary to record the same in full in the records of the Authority.

Discussion was held with the Members regarding potential projects underway in the region that could potentially be assisted by the Authority. Following the discussion and with no further business to come before the Authority, a motion to adjourn was made by Member George and seconded by Member Gould. The motion carried and the meeting was adjourned at 3:41pm.

Respectfully submitted by,
Kathy Lively, Secretary