

MONTICELLO CITY COUNCIL

February 9, 2026

Mayor Stoner called the meeting to order and led the Council in the Pledge of Allegiance. Alderman Burris then led the Council in prayer. Roll call was taken by the City Clerk.

Roll Call:

Present: REED, WOODHAM, CARY, LIVELY, YOON, BURRIS, BROADRICK, KOON

Absent: NONE

Also Present: Terry Summers, City Administrator; Maura Metcalf, Finance/HR; Callie McFarland, Director of Community Development; Chief Rob Bross, MPD; Chief John Rupkey, MFRD

Public Participation:

No in-person or remote participation due to technical issues.

Consent Agenda:

Claims Report (Claims dated January 27, 2026 through February 9, 2026)

Meeting Minutes – City Council Meeting Minutes January 26, 2026

Budget Report – December 2025

Treasurer’s Report – December 2025

Permit Report – January 2026

Police Report – January 2026

Fire Report – January 2026

Alderman Koon asked about the City’s financial performance relative to the 2025 budget. It was reported that the City ended the 2025 fiscal year \$7.828 million in the red.

A motion was made by Alderman Burris seconded by Alderman Broadrick, to approve the Consent Agenda items. The motion passed 8-0.

Mayor’s Report:

KJ & Company will be celebrating a grand re-opening on Saturday February 14th from 10am – 5pm at their new space, 110 N. Charter Street in downtown. The next Monticello Community Blood Drive is February 24th at 12pm at the community building.

Old Business:

None

New Business:

Ordinance 2026-18: An Ordinance Amending Liquor License Requirements in Title XI, Chapter 111 of the City of Monticello Code of Ordinances.

Callie McFarland presented the following:

Fieldhouse 219, LLC has contracted with Monarch Brewing Company as the exclusive vendor for alcohol service. In the past, the business has received a Class E liquor license when providing alcohol service at private events, which is a special event license. However, this Class of liquor license is not intended to be for a “permanent” scenario. Additionally, licensees must either own or lease the premises on which they operate.

Staff is proposing amending the liquor license ordinance to allow a business that does not own or lease the building as the primary user to be eligible to receive an annual liquor license.

This ordinance would also create an additional liquor license for Fieldhouse 219, LLC, for the location of 212 S. Independence Street, and also updates some of the language under the Class B license.

There was discussion that we are amending a part of the liquor license requirements and businesses would still have to get approval from the city council.

A motion was made by Alderman Cary, seconded by Alderman Broadrick, to approve Ordinance 2026-18. The motion passed 8-0.

Resolution 2026-19: A Resolution Authorizing an Agreement between Thew Arnott LLC and the City of Monticello.

Callie McFarland presented the following:

The City of Monticello often partners with private businesses and entities in an effort to promote the redevelopment of properties. There is a shared and vested interest in supporting and encouraging the investment into properties so they can reach their highest and best use.

The subject property is 1086 S. Market Street, commonly known as the General Cable property. SCS Absorbents occupied the property from 2005 – 2023, and vacated it when they moved the business out of town. Thew Arnott Property LLC purchased the property in early 2025, with the foresight of potential expansion areas or redevelopment opportunities that fit within their vision for the further industrial development of the site.

The site itself is in pretty rough shape, and without a thorough study of the site, it is difficult to determine what the future uses or investment requirements would be. Staff would like to pursue a Site Planning grant through the Department of Commerce and Economic Opportunity to offset costs associated with particular feasibility and engineering studies to determine future opportunities. If awarded, 80% of the expenses would be reimbursed. These studies will help the owner and City determine the feasibility of the future use of the property, as well as generate cost estimates for improvements.

In order to apply, the City needs an agreement with the private landowner acknowledging that the property is not owned by the City, the property is not currently occupied by a business, and the property owner intends to sell or lease the property in the future for an industrial use.

There was discussion regarding the property size, which is a little over 20 acres. It was asked whether an environmental assessment had been completed, and it was noted that the assessment will be done. The cost to the City was discussed and estimated at approximately \$30,000, after applying grant assistance.

A motion was made by Alderman Woodham, seconded by Alderman Burris, to approve Resolution 2026-19. The motion passed 8-0.

Aldermen Reports

Alderman Burris mentioned that Sunday was “Treat Yourself Day.” While I was in a downtown store, the owner shared that she would like a downtown loading zone. It might be worth discussing further.

Police Chief’s Report

Chief Bross stated that the department has now taken over registering and locating sex offenders from the Piatt County Sheriff’s Department. A few issues have arisen that need to be addressed. Additionally, domestic and juvenile cases have increased since January.

Fire Chief’s Report

Chief Rupkey reviewed his monthly report and noted that the department received 46 calls in January. During the month, the team cleaned up the gold shed to move vehicles indoors and protect them from the weather. They also performed maintenance on equipment and vehicles and conducted training on their use.

City Administrator’s Report

None

Closed Session

5 ILCS 120/2(c)(5) Real Estate: Purchase or Lease (Buy)

At 7:18pm a motion was made by Alderman Burris, and seconded by Alderman Koon, to enter into Closed Session 5 ILCS 120/2 (c)(5) Real Estate: Purchase or Lease (Buy). Mayor Stoner stated that City Council meeting would adjourn following Closed Session and there would be no action during Closed Session.

At 7:35pm, a motion was made by Alderman Woodham, and seconded by Alderman Broadrick, to come out of Closed Session.

City Council Meeting Adjournment

A motion was made by Alderman Reed, and seconded by Alderman Woodham, to adjourn the meeting at 7:35pm.

Respectfully Submitted by:

Robin Throneburg
City Clerk