



Rantoul Village Board of Trustees
Regular Board Meeting
Louis B. Schelling Memorial Board Room
Rantoul Municipal Building

August 14, 2018

6:00 pm

Order of Business

Board Packet Page(s)

1. Call to Order – Mayor Smith
Invocation - Pastor Mark Wilkerson, Maranatha Baptist Church
Pledge of Allegiance
Roll Call
2. Approval of Agenda
3. Recognition of Retirement – Officer Chuck Casagrande
4. Public Participation
Citizens wishing to address the Village Board with respect to any item of business listed on the agenda or any matter not appearing on the agenda are asked to complete a public participation form and submit it to the Village Clerk prior to the meeting. Comments will be limited to three minutes for each item.

Section A – Consent Agenda

5. Approval of Consent Agenda by Omnibus Vote
All items under the Consent Agenda are considered to be routine in nature and will be enacted by a single motion and subsequent roll call vote. There will be no separate discussion of these items unless a Village Board member so requests, in which event the item will be removed from the Consent Agenda and considered as the first item after approval of the Consent Agenda.
 - (A) Approval of Minutes, Special Board Meeting, [April 23, 2018](#)
 - (B) Approval of Minutes, Regular Study Session Meeting, [July 10, 2018](#)
 - (C) Approval of Minutes, Rescheduled Board Meeting, [July 10, 2018](#)

Note: All minutes are drafts until approved at the May 8, 2018 Board Meeting. The Village is required to post the approved minutes on their web site within 30 days of approval.

6. Approval of Any Items Removed from Consent Agenda
7. Motion to approve Bills and Monthly Financial Reports

Section B – Consideration of Bids, Contracts & Other Expenditures

8. Motion to authorize and approve contract for N. Tanner [Railroad Water Main Replacement](#) – Cross Construction - \$79,774.30

9. Motion to authorize and approve purchase and trade in of [Camera Truck](#) through EJ Equipment - \$238,609.93
10. Motion to authorize and approve purchase of steel bucket [grit machine](#) through Paul's Machine & Welding Corp. - \$55,105.00

Section C – Consideration of Ordinances & Resolutions

11. Motion to pass [Ordinance No. 2582](#), AN ORDINANCE SUPPLEMENTING AND AMENDING [SECTIONS 40-446](#) AND 40-453 OF ARTICLE VII OF CHAPTER 40 OF THE RANTOUL CODE
12. Motion to pass [Ordinance No. 2583](#), AN ORDINANCE REVISING THE ANNUAL BUDGET ([Public Works](#))
13. Motion to pass [Resolution No. 8-18-1259](#), A RESOLUTION AUTHORIZING AND APPROVING A LICENSE AGREEMENT BETWEEN [LEXYCAN LLC](#) AND THE VILLAGE OF RANTOUL
14. Motion to pass [Resolution No. 8-18-1260](#), A RESOLUTION ACKNOWLEDGING DELIVERY OF A CERTAIN [QUIT CLAIM DEED](#) FROM THE UNITED STATES AND AUTHORIZING THE ACCEPTANCE THEREOF (Parcels A1b-4, A1b-5, A1b-7, A2c-7 and A2e-3 at the Former Chanute Air Force Base, Illinois)
15. Motion to pass [Resolution No. 8-18-1261](#), A RESOLUTION CONSENTING TO AN ASSIGNMENT OF A [REDEVELOPMENT AGREEMENT](#)

Section D – New Business

Discussion of any items of new business not listed upon the formal agenda. No formal action will be taken on these items during this proceeding.

Section E – Public Announcements

Section F – Adjournment

16. Motion to enter into closed session pursuant to 5 ILCS 120/2 (C) 21, for the purpose of discussion of minutes of meetings lawfully closed under the Open Meetings Act, whether for the purposes of approval by the body of the minutes or semi-annual review of the minutes as mandated by Section 2.06
17. Motion to Adjourn

Statement Regarding Compliance with the Americans with Disabilities Act (ADA)

The Village of Rantoul wishes to ensure that its programs, services, and activities are accessible to individuals with disabilities. All Village Board meetings are wheelchair accessible. Persons who require an auxiliary aid or service for effective communication, or a modification of policies or procedures to participate in a program, service, or activity of the Village of Rantoul should contact the ADA Coordinator at (217) 892-6821. TTY users should dial 7-1-1 or call the Illinois Relay Center at 1-800-526-0844 (TTY) or 1-800-526-0857 (V). TTY users requiring Spanish language assistance should call 1-800-501-0864 (TTY).

We would appreciate advance notice of at least 48 hours for any requests to receive an agenda in an alternate format or other types of auxiliary aids and services.

RESOLUTION NO. 8-18-1260

**A RESOLUTION
ACKNOWLEDGING DELIVERY OF A CERTAIN QUIT CLAIM DEED
FROM THE UNITED STATES AND AUTHORIZING THE ACCEPTANCE THEREOF
(Parcels A1b-4, A1b-5, A1b-7, A2c-7 and A2e-3 at the Former Chanute Air Force Base, Illinois)**

WHEREAS, the President and Board of Trustees (the “**Corporate Authorities**”) of the Village of Rantoul, Champaign County, Illinois (the “**Village**”) did pass and approve a series of resolutions, to-wit: Resolution No. 4-92-416 on April 14, 1992; Resolution No. 2-93-459 on February 9, 1993 and Resolution No. 7-94-543 on July 12, 1994 (collectively, the “**Authorizing Resolutions**”), which variously authorized and approved the submittal of applications in phases to the Secretary of the Air Force (the “**Air Force**”), acting on behalf of the United States of America (the “**United States**”), for a public benefit transfer of certain real estate with improvements thereon, together with certain related personal property (collectively, the “**Applications**”) under and pursuant to Section 13(g) of the Surplus Property Act of 1944 (the “**SP Act**”), as amended (50 App. U.S.C. 1622(g)), in order to enable the Village to establish a civil airport facility on a portion of the area located within the Village formerly constituting Chanute Air Force Base, Illinois (“**Chanute AFB**”); and

WHEREAS, the Administrator of the Federal Aviation Administration (“**FAA**”) determined in accordance with Section 13(g)(1) of the SP Act that the real estate and related property identified in the Applications was essential, suitable or desirable for a public airport and approved the Applications; and

WHEREAS, the Air Force has determined that the real estate and related property identified in the Applications was excess and surplus and, pursuant to its authority under the Defense Base Closure and Realignment Act of 1988, as amended (10 U.S.C. Section 2687 note) to dispose of such real property and related personal property comprising Chanute AFB, has accepted the Applications (the “**Acceptances**”); and

WHEREAS, upon its compliance with the requirements of Section 120 of the Comprehensive Environmental Response, Compensation and Liability Act of 1980 (“**CERCLA**”), as amended (42 U.S.C. Section 9620), the Air Force is to make final disposition of the real estate and related personal property identified in the Applications and the Acceptances, subject to certain reservations, restrictions, conditions and exceptions specified in the Applications and the Acceptances, by quit claim deed to the Village for the purpose of developing such a civil airport facility; and

WHEREAS, pending such final disposition by the Air Force of the real estate and related property identified in the Applications and the Acceptances by quit claim deed, the Village entered into immediate possession of such real estate and related personal property in order to use, operate and maintain such real estate and related personal property, subject to and in accordance with all of the terms and conditions set forth in the Applications and the Acceptances and a certain “**DEPARTMENT OF THE AIR FORCE LEASE OF PROPERTY ON CHANUTE AIR FORCE BASE, ILLINOIS**”, dated as of September 30, 1993, as subsequently amended; and

WHEREAS, there has been presented to and there is now before the meeting of the Corporate Authorities at which this Resolution is adopted the form of a Quit Claim Deed (the “**Quit Claim Deed**”) from the United States, acting by and through the Secretary of the Air Force, under and by which the United States does thereby remise, release and quit claim to the Village all of its right, title, interest, claim and demand in and to certain parcels (or subparcels) of real estate on the former Chanute AFB,

which are legally described in Exhibit A to such Quit Claim Deed, and which are otherwise identified as parcels (or subparcels) A1b-4 (21.773 acres), A1b-5 (14.971 acres), A1b-7 (0.951 acres), A2c-7 (6.375 acres) and A2e-3 (2.169 acres), for a total of 46.24 acres, more or less (collectively, the “**Property**”);

WHEREAS, the United States has, pursuant to Section 120 of CERCLA, covenanted and warranted in the Quit Claim Deed that: (1) all remedial action necessary to protect human health and the environment with respect to hazardous substances remaining on the Property has been taken before the date of the Quit Claim Deed, including remedial action sufficient for its current use as an airport; and (2) any additional remediation found to be necessary after the respective date of Quit Claim Deed for contamination on the Property existing prior to the respective dates of the Quit Claim Deed will be conducted by the Air Force in a timely manner, subject to the appropriation of funds; and

WHEREAS, the Corporate Authorities of the Village now desire to acknowledge delivery by the United States to the Village of the Quit Claim Deed in connection with the Property and to authorize the acceptance thereof, subject to such agreements, covenants, conditions, restrictions and reservations contained in Quit Claim Deed.

NOW THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF RANTOUL, CHAMPAIGN COUNTY, ILLINOIS, as follows:

Section 1. That the delivery by the United States to the Village of the Quit Claim Deed is hereby acknowledged and that the acceptance of the Property by the Village from the United States for the purposes as set forth in the preambles and recitals of this Resolution, subject to such agreements, covenants, conditions, restrictions and reservations as respectively set forth in such Quit Claim Deed, be and the same is hereby authorized and approved.

Section 2. That for and on behalf of the Village, the Village President is hereby authorized to execute the form of the Acceptance as contained in the Quit Claim Deed with such insertions, changes or revisions in the respective form of such Acceptance as may be approved by such Village President, such execution or acceptance thereof, as the case may be, to constitute conclusive evidence of such approval of any and all such changes or revisions therein from the form of such Acceptance as authorized and approved by this Resolution.

Section 3. That all actions of the officers, employees and agents of the Village heretofore taken under and pursuant to the Authorizing Resolutions in connection with the Applications for the Property are hereby ratified, confirmed and approved.

Section 4. That from and after the effective date of this Resolution, the proper officers, employees and agents of the Village are hereby authorized, empowered and directed to do all such acts and things and to prepare, execute, deliver, acknowledge and file the Quit Claim Deed and all such supplemental deeds, documents, agreements, leases, certificates, forms, receipts and other instruments as may be necessary to accomplish the purposes of this Resolution and the consummation of the transfer of the Property to the Village in accordance with the respective terms, conditions and undertakings of the Quit Claim Deed.

This Resolution is hereby passed, the “ayes” and “nays” being called, by the concurrence of a majority of the members of the Corporate Authorities then holding office at a regular meeting held on the date set forth below upon a roll call vote as follows:

“Ayes” _____

“Nays” _____

“Absent” _____

PASSED this 14th day of August, 2018.

Village Clerk

APPROVED this 14th day of August, 2018.

Village President

RESOLUTION NO. 8-18-1261

**A RESOLUTION
CONSENTING TO AN ASSIGNMENT
OF A REDEVELOPMENT AGREEMENT**

WHEREAS, there has been presented to and there is now before this meeting of the President and the Board of Trustees (the **“Corporate Authorities”**) of the Village of Rantoul, Champaign County, Illinois (the **“Village”**) at which this Resolution is adopted, the form of a certain Assignment of Redevelopment Agreement (the **“Agreement”**) by and among Rantoul Hospitality LLC, a Kansas limited liability company (the **“Assignor”**), Rantoul Lodging LLC, an Illinois limited liability company (the **“Assignee”**) and the Village in connection with the proposed sale of the development known as the Holiday Inn Express (the **“Project”**) and the related assignment by the Assignor and the assumption thereof by the Assignee of the Redevelopment Agreement dated as of January 1, 1996 between the Village and the Assignor with respect to the Project (as supplemented and amended, the **“Redevelopment Agreement”**).

NOW THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF RANTOUL, CHAMPAIGN COUNTY, ILLINOIS, as follows:

Section 1. That the Village provides its consent to the assignment of the Redevelopment Agreement by the Assignor and the assumption thereof by the Assignee as provided in the Agreement by and among the Assignor, the Assignee and the Village, in substantially the form of such Agreement which has been presented to and is now before the meeting of the Corporate Authorities of the Village at which this Resolution is adopted.

Section 2. That for and on behalf of the Village, the Village President is hereby authorized to execute and deliver the Agreement, with such insertions, corrections and technical revisions in the form of such Agreement as may be approved by such Village President, such execution or acceptance thereof, as the case may be, to constitute conclusive evidence of such approval of any and all such insertions, corrections or technical revisions therein from the form of the Agreement now before the meeting of the Corporate Authorities at which this Resolution is adopted.

This Resolution is hereby passed, the “ayes” and “nays” being called, by the concurrence of a majority of the members of the Corporate Authorities then holding office at a regular meeting held on the date set forth below.

PASSED this 14th day of August, 2018.

Village Clerk

APPROVED this 14th day of August, 2018.

Village President