

MINUTES OF THE REGULAR MEETING
OF THE LA SALLE CITY COUNCIL

October 12, 2026

A regular meeting of the La Salle City Council of La Salle, Illinois, was held Monday, October 12, 2026, at 6:30 p.m. with Mayor Jeff Grove with proper notices being duly and continuously posted. The meeting was called to order at 6:30 p.m.

CALL TO ORDER

PLEDGE OF ALLEGIANCE

Mayor Grove requested a moment of silence in honor of Amy Adams, who taught art in the La Salle Elementary Schools for 27 years and ran the City of La Salle Art Camp; she passed away October 2, 2026.

ROLL CALL

Present: Mayor Jeff Grove, Aldermen Demes, Thompson, Ptak, Reynolds, Lavieri, Jeppson, Herndon

Excused Absence: Alderman Crane

Others Present: Deputy Clerk Brent Bader, Economic Development Director Curt Bedei, City Engineer Brian Brown, Police Chief Jason Stubler, Fire Chief Jerry Janick, and City Attorney James McPhedran

A quorum was present.

COMMENTS

Mayor Grove opened the floor for public comment, inviting residents to share their thoughts and concerns.

La Salle resident Michelle Mathia expressed concern regarding on-street parking by large work vehicles and asked about replacing the missing streetlight at Chartres Street and Gunn Avenue.

APPROVAL OF MINUTES

Moved by Alderman Reynolds and seconded by Alderman Demes to accept and place on file minutes of the Regular City Council meeting held September 28, 2026. Each and every alderman has a copy.

Voice vote, all ayes. Motion is carried.

DISCUSSION AND POTENTIAL ACTION ON THE FOLLOWING PETITIONS

Moved by Alderman Demes and seconded by Alderman Herndon to approve the request from Marie Collins on behalf of Butter & Bloom Studio, for a Mobile Food Vendor Permit and related matters.

ROLL CALL

AYES: Aldermen Demes, Thompson, Ptak, Reynolds, Lavieri, Jeppson, Herndon

NAYS: NONE **Absent:** Alderman Crane **Abstain:** NONE

MOTION CARRIED: 7-0-0

REPORTS OF CITY OFFICERS

Moved by Alderman Reynolds and seconded by Alderman Thompson to accept the Building Inspector's Report for September 2026 showing total fees collected of \$3,296.20 with total value of construction of \$346,655.00.

Voice vote, all ayes. Motion is carried.

Moved by Alderman Ptak and seconded by Alderman Lavieri accept the Treasurer's Report for September 2026 showing total cash balances in La Salle State Bank of \$11,652,975.72 and in Hometown National Bank of \$7,074,819.02.

Voice vote, all ayes. Motion is carried.

Moved by Alderman Herndon and seconded by Alderman Thompson to accept the Monthly Police Operations Report for September 2026 showing total fees collected of \$11,184.56.

Voice vote, all ayes. Motion is carried.

COMMUNICATIONS

BIDS

Moved by Alderman Herndon and seconded by Alderman Lavieri to approve the demolition proposal and/or proposals for premises at 828 O'Connor Avenue and related matters.

ROLL CALL

AYES: Aldermen Thompson, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Demes

NAYS: NONE **Absent:** Alderman Crane **Abstain:** NONE

MOTION CARRIED: 7-0-0

Moved by Alderman Thompson and seconded by Alderman Reynolds to approve the bid award of \$72,267.00 to Memos Concrete LLC, for Oak Ridge Subdivision Concrete Repair Program and related matters.

ROLL CALL

AYES: Aldermen Ptak, Reynolds, Lavieri, Jeppson, Herndon, Demes, Thompson

NAYS: NONE **Absent:** Alderman Crane **Abstain:** NONE

MOTION CARRIED: 7-0-0

Deputy City Clerk Brent Bader clarified that no bids were received for the demolition of 828 O'Connor Avenue and after requesting proposals, only one was received.

Economic Development Director Curt Bedei explained that the costs of demolishing 828 O'Connor Avenue would be covered by a grant the City received for demolishing properties and will be the finalization of that grant.

APPOINTMENTS/RESIGNATIONS

SPECIAL COMMITTEES

Moved by Alderman Herndon and seconded by Alderman Jeppson to approve the recommendation of the Planning Commission regarding the request of Frank Senica III and Haley N. Senica aka Haley N. Duncan for the issuance of a Special Use Permit regarding the installation and use of ground-mounted solar panels at the premises commonly known as 641 U.S. Route 6, La Salle, Illinois, and related matters.

ROLL CALL

AYES: Aldermen Reynolds, Lavieri, Jeppson, Herndon, Demes, Thompson, Ptak

NAYS: NONE **Absent:** Alderman Crane **Abstain:** NONE

MOTION CARRIED: 7-0-0

OLD BUSINESS

Mayor Grove indicated the City's leaf vac will begin circulating in the wards sometime next week.

Deputy City Clerk Bader advised the Council a special event permit request had been received today from Vicky Bickel. It is for the use of Pocket Park, Thursday, October 22, between 7 p.m. and 9 p.m. for a dress rehearsal for a thriller performance and short film screening. Council members indicated they were comfortable proceeding and would ratify approval of the permit at the next Council meeting.

Alderman Ptak requested further clarification on the issue of the absent streetlight at Gunn Avenue and Chartres Street. City Engineer Brian Brown suggested Ameren may have removed it and indicated the situation would be reviewed.

Ms. Mathia's parking concerns were also discussed further.

Police Chief Jason Stubler indicated he would like to put make a proposal to the Streets, Alleys & Traffic Committee regarding increasing the posted speed Limit of 30mph to 35 mph on Chartres Street from 24th Street to Civic Road.

Deputy City Clerk Bader thanked the front office staff for covering various tasks while he was out of the office for several weeks, especially Vickey Schafer who works part time in the Clerk's office.

NEW BUSINESS

City Attorney James McPhedran introduced Attorney Carlton Fay who was present and has recently joined Mr. McPhedran at the firm of Meyers & Flowers.

DISCUSSION AND POTENTIAL ACTION ON THE FOLLOWING ADDITIONAL ORDINANCES/RESOLUTIONS:

Moved by Alderman Reynolds and seconded by Alderman Thompson to approve an Ordinance amending Ordinance authorizing Renewal Agreement between the City of La Salle, Illinois, and Stark County Ambulance Service, Inc. and related matters. Each and every alderman has a copy.

ROLL CALL

AYES: Aldermen Lavieri, Jeppson, Herndon, Demes, Thompson, Ptak, Reynolds

NAYS: NONE **Absent:** Alderman Crane **Abstain:** NONE

MOTION CARRIED: 7-0-0

Moved by Alderman Lavieri and seconded by Alderman Jeppson to approve an Ordinance approving and authorizing the execution of a First Amended Tax Increment Financing (TIF) District Redevelopment Agreement by and between the City of La Salle and Glenstone Development, LLC and Nathan L. Watson-500 Second Street, La Salle, Illinois, and related matters. Each and every alderman has a copy.

ROLL CALL

AYES: Aldermen Jeppson, Herndon, Ptak, Reynolds, Lavieri

Mayor Grove asked that the record reflect he voted aye as well.

NAYS: Aldermen Demes and Thompson **Absent:** Alderman Crane **Abstain:** NONE

MOTION CARRIED: 5-2-0

There was discussion on when the 24-month period relating to this TIF agreement begins and how and when payment is made.

Moved by Alderman Herndon and seconded by Alderman Reynolds to approve an Ordinance authorizing the granting of Special Use Permit within the City of La Salle, La Salle County, Illinois, regarding Ground-Mounted Solar Panels and related matters (Frank Senica III and Haley N. Senica Aka Haley N. Duncan - 641 U.S. Route 6, La Salle, Illinois). Each and every alderman has a copy.

ROLL CALL

AYES: Aldermen Herndon, Demes, Thompson, Ptak, Reynolds, Lavieri, Jeppson

NAYS: NONE **Absent:** Alderman Crane **Abstain:** NONE

MOTION CARRIED: 7-0-0

City Attorney McPhedran stated there were no objects during the Planning Commission's hearing regarding this request for solar panels.

Mayor Grove reviewed the history of the Hotel Kaskaskia purchase in 2003 and events surrounding it since then. He explained that the City's litigation on this project does not stop or start over; it continues with the new owner.

Alderman Thompson spoke regarding the developer's interactions with China on this project and a related Federal visa program involving \$11.5 million. He also referenced the payment of attorney's fees in the Settlement Agreement in the following matter, clarifying that the only attorney's fees being paid by the developer are the fees related to the disengaging from lawsuit; other legal fees relating to the lawsuit are not included. He also referenced the legal protections provided by LLC ownership. He stated he is not in favor of releasing the Carus family from any responsibilities for the Hotel Kaskaskia.

Alderman Ptak then spoke acknowledging the complexity of the situation along with the Carus family's longstanding connection to the community, the many jobs the company has provided over the years, and the revitalization of downtown La Salle that restoration of the Hotel Kaskaskia would have brought. He stated that the burden of demolition costs should not be borne by La Salle taxpayers. Alderman Ptak requested that the Carus family step forward and pay for the safe demolition of the building and cleanup of the property. He also suggested establishing a public park on the site honoring Blouke Carus to create a lasting public legacy for the family in La Salle.

Moved by Alderman Jeppson and seconded by Alderman Herndon to approve a Resolution approving and authorizing execution of the Settlement Agreement between the City of La Salle and Kaskaskia Development, LLC Regarding Case No. 2025MR000055 and related matters. Each and every alderman has a copy.

ROLL CALL

AYES: Aldermen Ptak, Reynolds, Lavieri, Jeppson, Herndon
Mayor Grove asked that the record reflect he voted aye as well.

NAYS: Aldermen Demes and Thompson **Absent:** Alderman Crane **Abstain:** NONE

MOTION CARRIED: 5-2-0

EXECUTIVE SESSION

Mayor Grove stated there was no need for an executive session.

APPROVAL OF BILLS

Moved by Alderman Ptak and seconded by Alderman Lavieri to accept, pay, and file the bills:
Total Submitted: \$809,730.52 (Total Payroll \$253,223.27, Bills to be Paid \$317,957.60, Total Bills Paid \$238,549.65).

ROLL CALL

AYES: Aldermen Thompson, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Demes

NAYS: NONE **Absent:** Alderman Crane **Abstain:** NONE

MOTION CARRIED: 7-0-0

ADJOURNMENT

Moved by Alderman Reynolds and seconded by Alderman Thompson to adjourn the meeting.

Voice vote, all ayes. Motion is carried.

ADJOURNED 7:00 p.m.



Liz Bishop, City Clerk