South Central Illinois Regional Planning Development Commission
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Serving the Illinois Counties of Clay, Effingham, Fayette, Jasper, and Marion since 1972

MINUTES MONTHLY BUSINESS MEETING
Joe's Pizza & Pasta
Effingham, IL
TUESDAY, April 28, 2026

Commissioners Present		Commissioners Absent	
Chris Rinehart	Clay County	Mike Stanford	Clay County
Mike Delonshaw	Clay County	Michael Gill	Clay County
David Johnson	Clay County	Herb Henson	Clay County
Robert Bohnhoff	Effingham Co	Larry Taylor	Effingham Co.
Mike Brown	Effingham Co	Sasha Althoff	Effingham Co.
Norbert Soltwedel	Effingham Co	Doug Knebel	Fayette Co.
David Campbell	Effingham Co.	John Roberts	Fayette Co.
John Lotz	Fayette Co.	Jessica Barker	Fayette Co.
Mack Payne	Fayette Co.	Austin Francis	Jasper County
Ben Bollman	Jasper County	Rob Jackson	Marion County
Angela Fehrenbacher	Jasper County	Bill Halfacre	Marion County
Mike Hall	Jasper County	Debbie Smith	Marion County
RJ Lindemann	Jasper County	Cody Rose	Marion County
Karen Booker	Jasper County	Tony Smith	Marion County
David Armbrust	Marion County		

Guests Present: Kala Lambert, Senior Southeast Regional Manager, Illinois DCEO
Staff Present: Luke Eastin, Executive Director
Brooke Frederick, EDA Planner/Loan Portfolio Manager

Executive Director Eastin called the meeting to order at 7:00 p.m.

ROLL CALL (*Taken by signature sheet – see the list of attendees and absentees above)*
Sixteen voting Commissioners attended and the Executive Director, constituting a legal quorum.

RECOGNITION OF GUESTS/HEARING OF THE PUBLIC
Kala Lambert with DCEO spoke about upcoming funding opportunities including CDBG, Grocery Initiative, and Rebuild Downtowns and Main Streets. Information for each of these programs is still forthcoming. She also presented on Opportunity Zone renewals that are being offered until the end of May with Eastin reviewing eligible communities.

APPROVAL OF MINUTES
Eastin mentioned asked if there were any discussions or changes concerning the February 24, 2026 Minutes. Eastin entertained a motion made by Payne to approve the minutes as amended. A second was

made by Lotz. *(Approved)*

BILLS & COMMUNICATIONS

Upcoming Grant Deadlines & Submissions

The CDBG program will likely open within the next few months. Further guidance is slated for the first week of May. OSLADs will be offered later in the summer. IHDA is bringing back a third round of their Strong Communities Program that will cover costs associated with housing rehabilitation or demolition. In a previous cycle, nearly $20 million was available; this year it is $9 million.

TREASURER'S REPORT

2/1/26-2/28/26

3/1/26/3/31/26

Checks written for March were $43,564.89. General fund balance was $597,242.42 as of 3/31/26 with figures in the RBI and TIX accounts different than usual due to loan payoffs. YTD Revenues were $831,001.27. Leave liability CD was at $70,587.25 with a total balance of $559,844.38. Cash Equipment paid off both of their loans with the commission as they were selling the current building and land being used as collateral in order to move to Clay County. Eastin entertained a motion made by Hall to approve the February and March Treasurer's Report. A second was made by Hall. *(Approved)*

STAFF REPORT

3/1/2026-3/312026

The commission recently completed an interactive business map for the City of Centralia and will be working on one for Vandalia. A project proposal was submitted to Congressman Bost's office for EJ Water to improve lines in Vernon. There are a few prospective loan opportunities with local businesses. Lambert asked about an alternative funding opportunity for the Vernon project.

COMMITTEE REPORT

Eastin noted that there was no official quorum from the Executive Committee meeting. Topics reviewed included grammatical changes to the by-laws, penalties for late per capita payments, and alterations to the HSTP Coordinator job description. Eastin entertained a motion made by Payne to approve the committee meeting minutes. A second was made by Hall.

New Business

Resolution Amending the 2021 SCIRPDC By-Laws

An issue recently occurred with receiving a per capita payment six months late. Under current policies, there are no penalties to enforce payment. The committee proposed instituting formal notice with an escalation to the removal of voting rights at board meetings until the invoice is paid.

A proposal was made to edit the language of SCIRPDC by-laws that would eliminate requirements enacted by SBA. Amendment #2 changes wording from "bi-annually" to "annually" in reference to reviewing the by-laws. Amendment #3 is a similar change for the personnel policy committee. Language was changed to reflect the current meeting schedule as well. Amendment #4 removes SBA-specific requirements to the Areawide Loan Committee. Amendment #5 is similar to #3. Amendment #6 changes "Staff Report" to "Staff Progress Reports". Amendment #7 changes SBA-specific language. Amendment

#8 eliminates the requirement for the auditing firm to present at a board meeting. Eastin entertained a motion made by Payne to approve the resolution. A second was made by Rinehart. *(Approved)*

Resolution Approving SCIRPDC Corporate Resolution

Eastin noted that there have been issues with signing off on loan payoffs and releases of collateral due to a lack of a corporate resolution. This document would verify that Eastin has authorization from the board to act in accordance with his job description. Soltwedel asked about a blanket resolution for the Executive Director rather than specifying by name. Eastin replied that banks will not approve it without it. Payne asked about the issues that have been encountered without having the document. Eastin entertained a motion made by Armbrust to approve the resolution. A second was made by Delonshaw.

Resolution Authorizing SBA CDC Withdrawal

Included in the packet was a resolution authorizing SBA CDC withdrawal and a voluntary withdrawal agreement. Eastin indicated that the commission had no current SBA loans and approximately $5,000 in the account. Discussions are ongoing to determing if those funds are owned by SCIRPDC or SBA. Eastin entertained a motion made by Lotz to approve the resolution. A second was made by Payne.

OLD BUSINESS

SCIRPDC FY-2024 Audit

Eastin sent a letter to Leymone-Hardcastle requesting specific information regarding the status of the audit and elaboration on the delays in completing it. James Murphy of the firm responded with a lengthy letter outlining the issues including: having to rebuild accounting information on QuickBooks from the current software the commission uses, inadequate staffing, and overloaded work responsibilities. Eastin has received a few draft statements with an anticipated completion date of the current week. Discussion ensued regarding continuity of services with the firm for the FY-25 audit. Rinehart and Payne commented on the increasing costs of audits. Brown indicated that he would like to see the FY-24 one be completed before any action be taken on an engagement letter for the next one. Armbrust indicated that the rebuilding of information to QuickBooks does take a substantial amount of time on the front-end but, generally, makes the process significantly smoother for future audits. Campbell suggested opening a request for proposals to gather quotes from other firms. It was decided to complete an RFP and withhold signing an engagement letter until additional estimages have been received with a possible meeting in May, if needed.

ADJOURNMENT

Eastin entertained a motion by Payne to adjourn the April board meeting at 8:05 p.m. A second was made by Johnson. *(Approved)*

APPROVED THIS, THE 30th DAY OF JUNE 2026 AD.

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Doug Knebel, Corp. Secretary	Larry Taylor, Chairman
SCIRPDC	SCIRPDC