



**VILLAGE OF MT. ZION**  
Mayor and Village Board of Trustees  
Agenda  
**Monday, September 15, 2025**  
**5:15 p.m.**  
**1400 Mt. Zion Parkway**  
**Mt. Zion, IL 62549**

**Call to Order**

**Roll Call**

**Pledge of Allegiance**

**Public Forum** – This is a meeting of the Mayor and the Village Board and is open to the public. At this time, the public will have the opportunity to express their views to the Board members. Comments will be limited to three (3) minutes.

**Consent Agenda:**

- a) Agenda
- b) Minutes – August 18, 2025
- c) Fund Warrants – September 15, 2025
- d) Treasurer's Report – August 2025

**Old Business: None**

**New Business:**

- 1) Consideration and action on Ordinance No. 2025-14 An Ordinance Adding Territory to Enterprise Zone and Approving the Amendment of the Enacting Ordinance and Intergovernmental Agreement – 1645 N. State Highway 121
- 2) Consideration and action on Ordinance No. 2025-15 An Ordinance Approving and Authorizing the Execution of a Redevelopment Agreement by and between the Village of Mt. Zion, Macon County, Illinois and Sams & Sullivan Properties, LLC and Agility Properties, LLC and Dr. Jacob D. Sams, M.D. and Dr. Donald N. Sullivan M.D.
- 3) Consideration and action on Ordinance No. 2025-16 An Ordinance Approving and Authorizing the Execution of the Third Amendment to the Redevelopment Agreement by and between the Village of Mt. Zion, Macon County, Illinois and Lewis Property Development, LLC and Lewis Rental Properties, LLC
- 4) Presentation of the FY 2024 Motor Fuel Tax Compliance Report
- 5) Consideration and action on Ordinance No. 2025-17 An Ordinance to Amend Chapter 103, Sec 103-7 of the Mt. Zion Code of Ordinances
- 6) Consideration and action on Ordinance No. 2025-18 An Ordinance Authorizing the Sale of Surplus Equipment

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- 7) Consideration and action on Ordinance No. 2025-19 An Ordinance Approving and Authorizing the Execution of a Business Development District No. 1 Redevelopment Agreement by and between the Village of Mt. Zion, Macon County, Illinois, and Capelli's Studio & Spa, LLC and Nichole R. Garner – 1339 N. State Highway 121
- 8) Consideration and action on Ordinance No. 2025-20 An Ordinance Approving and Authorizing the Execution of a Business Development District No. 1 Redevelopment Agreement by and between the Village of Mt. Zion, Macon County, Illinois and 1335 MTZ Building, LLC and John Doolin and Gregg Meisenhelter and Nichole R. Garner – 1335 N. State Highway 121
- 9) Administrator & Staff Items
- 10) Mayor & Trustee Items
- 11) Executive Session
  - Section 2(c)(1) – The appointment, employment, compensation, discipline, performance, or dismissal of specific employee of the public body or legal counsel for the public body
  - Section 2(c)(2) – Collective Bargaining
  - Section 2(c)(5) – The purchase or lease of real property for the use of the public body
  - Section 2(c)(6) – The setting of a price for sale or lease of property owned by the public body
- 12) Adjournment