

VILLAGE OF ELIZABETH

BOARD MEETING MINUTES

Village Hall / 200 E. Myrtle St. / Elizabeth, IL

Wednesday, July 17th, 2024 @ 7:00 p.m.

Attending: Jason Thomasson-Mayor; Judy Glew, Craig Ketelsen, Denise Anderson, Megan Bauer, Nate Karberg, Michael Sellers-Trustees; Terry Kurt-Attorney; James Mensendike-PW Superintendent; Tyler Lomas-PW; Michael Dauphin-Treasurer; Karla Rolwes-Clerk

Absent: Fred Cass-Police Chief; Duane Brotherton-PW

- I. Call to Order - Mayor Thomasson called the meeting to order at 7:00
- II. Roll Call - All trustees present
- III. Approve any Board Agenda additions - None
- IV. Audience - Steve McIntyre (observe); Michael Oellerich (observe); Bruce Streicher attended to continue the conversation about shipping containers at the fairgrounds (he attended the Admin meeting the week prior). Since the Admin meeting he was given the following information. The fair board is looking to have two 20 foot containers that are 8.5 ft tall in the lower area behind Thraen's house. They want to use them to store fencing, tents, small animal cages and anything else that would be open to weather damage or rodent damage. Jason asked if anyone had any concerns. James said we should consider the corner back there that Ambrosia Wurster had asked the Village to sell them. Make sure it won't affect the subdivision plans and if not, have it be a more neutral color so it doesn't stand out. All agreed. Denise said she wants to ensure they are maintained and don't turn into rust. Bruce said he is going to suggest the fair board put a cement pad under them. Jason suggested Bruce and James meet down there to discuss placement. Both agreed that would be best. They will report back at the Admin meeting in August.
- V. MSA - Didn't attend. No updates.
 - A. Well House Improvements Project (IEPA)
 - B. Downtown Sidewalk Project
 - C. Unsewered Community Grant (IEPA)
- VI. CFPS, Inc. - Didn't attend. No updates.
 - A. Well House Project (IEPA Project #17-5787)
 - B. Downtown Sidewalk Project
 - C. Unsewered Community Grant (IEPA)
 - D. Capital Improvement Plan Update
- VII. Police Report - Didn't attend.
- VIII. Minutes
 - A. Regular / June 2024 - **Motion to approve. 1st Judy. 2nd Nate. All ayes. Motion carried.**

IX. Consent Agenda - **Motion to approve all items. 1st Nate. 2nd Denise. Roll call vote. All ayes. Motion carried.**

- A. Approve Change Order #1 for the Well House Project (\$3,880)
- B. Approve the purchase of a street sweeper broom from Zarnoth Brush Works (\$810.70)
- C. Approval to allow open container on Saturday 8/17 during Harvest Fest

X. Finances

- A. Treasurer's Report - Michael delivered the report. Explained to the board our state sales tax check and BDD check were much higher than normal and when the local tax allocation office was contacted, they said it was "an adjustment over multiple years." They didn't give more information than that. Michael suggested that we use the extra funds to pay off the Village Hall remodel/new roof loan. This will be added to the admin agenda for next month to discuss further. Michael will be moving the \$20,000 that was borrowed from the BDD savings account to checking in May, back to the BDD savings now that the checking account has a good cushion.
- B. Payment of Bills - **Motion to approve the bills in the amount of \$29,042.73. 1st Denise. 2nd Craig. Roll call vote. All ayes. Motion carried.**
- C. Budget
 - 1. Approve the FY25 Appropriation Ordinance - **Motion to approve. 1st Craig. 2nd Megan. Roll call vote. All ayes. Motion carried. Karla will get that filed with the County tomorrow.**

XI. Committee Reports

A. Public Works

- 1. Review the Traffic Management Analysis (TMA) - The board reviewed the ten different detour routes that Jared (MSA) presented at the PW meeting last week. The recommendation of the Village for the top 3 options are #7, #9 and #10. MSA will use this in their report to IDOT. Nothing is final yet. Karla will reach out to Jared tomorrow to relay our top picks and see if anything else is needed from us at this time.
- 2. Recommend to allow a variance at 550 Pleasant St. with regards to Ordinance 9-3-4E and 9-3-4F so this service will continue to be billed off usage on the two existing meters and a minimum per unit is not enforced on the CURRENT apartments and those being rebuilt from the fire (this variance would NOT apply to anything beyond what is stated above) - **Motion to grant the variance. 1st Denise. 2nd Megan. Roll call vote. All ayes. Motion carried.** Karla will make a note in the water billing file in Village books (service #2370) detailing this decision. (the original request for a variance came from Adam Wurster at the PW meeting on 6/5/24)
- 3. Discussion and possible action on the estimate to replace the Gridbee in the water tower - Judy asked for clarification on what this is. James explained it's the mechanism that circulates the water in the tower reservoir to avoid it freezing. James said a refurbished options isn't available now so we would need to buy new. The cost estimate he received is for right around \$10,000. James said this is being proactive in the event something goes wrong with the current one. This

was referred to the public works meeting next month for further discussion and possible action.

B. Administrative

1. Discussion and possible action to approve a BDD Agreement for 313 E. Myrtle St. (up to \$5,000/year for maximum 3 years) - This was moved to the Admin agenda for next month.
2. Discussion and possible action on a 2% rate increase for water & sewer rates - **Motion to approve. 1st Judy. 2nd Denise. Roll call vote. All ayes. Motion carried.** The minimum bill amount will increase by \$0.92 with this increase. It will go into effect on the 9/1/24 billing cycle.
3. Discussion and possible action to approve a 2% wage increase for Village employees (not applicable to Joe Thraen) - **Motion to approve. 1st Craig. 2nd Judy. Roll call vote. All ayes. Motion carried.**
4. Discussion and possible action on increasing the amount of money the Village contributes towards family insurance plans (applicable for Duane and Tyler) - No decision was made yet. The board requested exact figures on what the dollar amount would be for an increase. Karla only had current figures. So this will be on the August Admin meeting for further discussion and possible action.

C. Economic Development - None

XII. Attorney Comments

- A. Update on 244 N. Main St. - Attorney Kurt has not received a response from the property owners. The 60 time period is up. On next month's board agenda the board will take action on filing eminent domain.

XIII. Old Business (*Other than Committee Mtg Minutes/Consent Agenda*)

- A. Ambrosia Wurster Subdivision - Craig Ketelsen asked for an update on the status of the subdivision. Jason stated he had a conversation with Adam awhile back that required a bat habitat study, and the turn off from Highway 20 that both require a substantial amount of money, and two potential sink holes on the property. Craig asked who was working with them on the sink holes because he was made aware by someone that a city employee had sent pictures directly to MSA of these sinkholes. Denise stated "a city employee sent pictures to MSA?" Then James stated that he is the one that sent the pictures to MSA. Craig said he heard that and wanted to know why the conversation about the sinkholes was not discussed within the Village first and with the developers first before reaching out to MSA. Craig said that is something that the Mayor and Board should have been made aware of and determined how to move forward. James stated he did reach out to Adam first but got no response. He also made Mike Dittmar (former Mayor) aware of his concern and Jason (current Mayor) as well. Craig said this makes the Village look unprofessional and that James was unprofessional by going behind the developers back and going straight to the engineers. It should be a Mayor and Board conversation so everyone could be on the same page and have the discussion on how to proceed. He said it makes us look shady. Jason then spoke, and as he started to talk, James walked out of the meeting. Jason continued saying that James reached out to him about the sinkholes and told Jason that he sent the pictures to MSA to address his concerns. Jason stated James told him it would potentially be a liability in the future for the

Village if we knew about it and didn't address it. He didn't want to see the road collapse in the future. Jason said he trusted James's opinion and he was hoping Adam would work with us on it before a bunch of money got spent on development. Craig said he thinks the developers should've been called and given the opportunity to meet with the Village before the engineers were involved. Then between the Village and developers, we could come to an agreement together. Michael Sellers spoke next and said he thinks we should all be equal. He said if James thought it was saving money then that was a good move on his part. Michael also stated that at that point, the EPA had already halted the project. He felt Craig was unprofessional on how this subject was handled during the meeting. Craig said that he isn't being unprofessional, he's trying to understand why the Mayor and Board weren't given the opportunity to work with the developers or have a conversation prior to the engineers being involved. Terry Kurt spoke next saying he thinks a private meeting would've been good. He agrees that the Village should've authorized James to contact MSA first but he can understand Craig's point and James's point. Steve McIntyre spoke next, quoted a bible verse (Karla didn't catch which one) then stated he has seen this kind of thing happen on the county board many times and understands both sides and thinks productive conversation and listening is the best way to work through it. At this point Craig and Michael both said they are respectfully disagreeing but understand where the other is coming from as well. Michael said he is one to express his opinion and he's still new to this board but wanted to express his opinion. Craig agreed.

XIV. New Business (*Other than Committee Mtg Minutes/Consent Agenda*)

- A. Discuss the Intergovernmental Agreement with Elizabeth Township re: maintenance of Eby's Mill and Betsy Dr. (Village portions) and determine if October can be the "pay month" for the Village's \$500 commitment - Since James was present for this portion of the meeting, this was not discussed. It will remain on the agenda for next month.
- B. Shipping Container request from Bruce Streicher on behalf of the Fair Board and 4H - this was discussed under the Audience portion of the meeting.

XV. Mayor's Comments - None

XVI. Correspondence - None

XVII. Executive Session - Personnel - No closed session was held.

- A. Discussion and possible action

XVIII. Adjournment - **Motion to adjourn. 1st Judy. 2nd Megan. All ayes. Motion carried.** Adjourned at 8:20 p.m.

Submitted by: Karla Rolwes; Clerk

