

**Village of Germantown Hills
216 Holland Road, Village Hall
Germantown Hills, IL 61548
309-383-2209
www.germantownhillsillinois.org**

Village Board Meeting Minutes

February 27, 2014 - 6:00 p.m.

1. Call to Order/Roll Call/Pledge of Allegiance

Village President Jeff DeGroot called the meeting to order at 6:00 p.m. and roll call was taken.

Everyone stood and said the Pledge of Allegiance.

Village President/Trustees	Roll Call	1	2	3	4	5	6	7	8	9	10	11	12	13	14-15
Jeff DeGroot – President	Present														
John Ford	Present	Y	Y	Y	Y	Y	-	Y	Y	Y	Y	Y	Y	Y	Y
Brian Wysocki	Present	Y	Y	Y	Y	Y	-	Y	P	Y	Y	Y	Y	Y	Y
Jim O’Laughlin	Present	Y	Y	Y	Y	Y	-	Y	Y	Y	Y	Y	Y	Y	Y
Marty Clinch	Present	Y	Y	Y	Y	Y	-	Y	Y	Y	Y	Y	Y	Y	Y
Todd Rice	Present	Y	Y	Y	Y	Y	-	Y	Y	Y	Y	Y	Y	Y	Y
Julia Miller	Present	Y	Y	Y	Y	Y	-	Y	Y	Y	Y	Y	Y	Y	Y

Also Present:
Rich Brecklin, Superintendent of Public Works
Chuck Urban, Village Attorney
Bill Streeter, Village Attorney

2. Minutes Approval

a. January 23, 2013 Village Board Meeting Minutes

A motion was made by Jim O’Laughlin to approve the January 23, 2014 village board meeting minutes. The motion was seconded by Marty Clinch. **Motion passed #1.**

3. Public Comments on Any Action Item on the Agenda-None

4. Public Comments on Any Non-Action items

Captain Matt Smith was in attendance to introduce himself and let the board know he is running for Sheriff on the Republican ticket. Mr. Smith gave some history on what he has done in his career and what he sees for the future. He explained changes he would like to make if he is elected. Marty Clinch, Police Committee Chairman stated once the election is over he

would like to have the Sheriff sit down with the police committee to see what improvements can be made and have periodic visits to keep the communication open.

Demolition Ordinance-Jim O'Laughlin stated he would like for a future discussion to talk about a demolition ordinance which would describe what the demolition would consist of.

Jim O'Laughlin asked if the village subcontractors are bonded. Rich Brecklin stated they are. Jim also noted OSHA will do free safety review visits that we should check into.

5. Current Agenda Items

a. Discussion on Liquor License Classifications

Shane Mitchell, 409 Westminster was in attendance to talk to the board about an event they are looking to have on July 25, 2014. Michael Brown, 1183 Rentsch Drive explained the event is going to be to raise funds. He was diagnosed with stage 4 colon cancer and it is a very aggressive type of cancer. They came up with the 5k Run as a great way to raise funds. They would like to do it in Germantown Hills since both of them are from the area and want to raise awareness and do something community based.

Shane noted they are getting a lot of support to do this in Germantown Hills. They would like to start the event in the Germantown Crossing shopping center and then finish the race there. They are looking at having Joe Stamm a country music artist from Metamora to perform at the event. They realize there will be noise and liquor license issues to address. They would like to propose to have Germantown Grille have a fenced off area with a tent and require id's to be checked and wrist bands to be worn. They feel this would be a great bump to the local economy with the amount of people they are hoping to draw. They are proposing to start it around 7:00 p.m. and depending upon the noise ordinance would depend on when it would end. The clerk noted the noise ordinance goes by decibel levels and we could contact the neighboring areas to let them know what is going on. Shane mentioned the possibility of having a police officer at the event.

The Clerk noted the type of liquor license they will need is similar to a request that has been made by the Chamber of Commerce to be able to serve alcohol off premise for a Chamber event.

Jim O'Laughlin noted a concern about the other businesses in the shopping center. Shane stated he has started to talk to some of the businesses and is planning on reaching out to all of the businesses at Germantown Crossing to see if they can partner with them. Jeff DeGroot stated he thinks it is a great idea but would have concerns about the noise and trash. John Ford indicated we could talk with PDC about a dumpster. The board discussed the possibility of getting a scout group or two to clean up the next day.

Bill Streeter indicated there are legal liquor issues and state statute issues that would need to be addressed. The board agreed it sounded like a great idea. Shane will check with the owners of the parking lot and seek their permission to hold the event there. Todd Rice asked Sara from the Germantown Grille to report back on how they would

propose to handle the event. Sara said they were going to look at a portable grill to handle the food.

The board agreed to schedule a park committee meeting on March 13th at 6:30 p.m. after the EDC meeting to discuss the liquor license issue since they will need to know soon if this is possible for planning purposes. Shane will check with the parking lot owners to make sure they have permission. Julia Miller volunteered as park chairman to assist in the coordination of the event.

Jim O'Laughlin stated he knows how Michael feels since he himself had to deal with a health issue years ago and he knows from experience to keep the faith.

- b. Approval on the Rezoning of Lots 304, 305 & 306 commonly known as 216 Fandel Road (08-28-106-015), 214 Fandel Road (08-28-106-016), and 212 Fandel Road (08-28-106-017) in the Coventry Farm Subdivision, Woodford County, Illinois from R-1 Residential District (Single Family) to R-2 Residential District (Multi-Family).**

Matt Wilkerson was in attendance. Jeff DeGroot reported that the Planning Commission and Zoning Board of Appeals had recommended approval of Matt Wilkerson's request for rezoning. Matt explained his proposal with the board. The Planning Commission had recommended a bump out to the driveway so the cars won't have to back up onto Fandel Road. Matt noted he has put this into his plans and there will only be one driveway onto Fandel Road for each lot. Todd Rice asked about traffic concerns during the construction phase. Matt noted he is doing this project himself so there shouldn't be any problems. Jim O'Laughlin noted the approval of this request is for Matt Wilkerson and if he would not purchase the lots then the rezoning would be changed back.

A motion was made by Brian Wysocki to approve Matt Wilkerson's request on the Rezoning of Lots 304, 305 & 306 commonly known as 216 Fandel Road (08-28-106-015), 214 Fandel Road (08-28-106-016), and 212 Fandel Road (08-28-106-017) in the Coventry Farm Subdivision, Woodford County, Illinois from R-1 Residential District (Single Family) to R-2 Residential District (Multi-Family). The motion was seconded by John Ford. **Motion passed #2.**

Brian Wysocki asked about Coventry Farm's position on this. Matt Wilkerson stated he is open to what the Coventry Farm Homeowner's Association wants him to do whether or not he remains a part of Coventry Farm or not. Matt stated he wanted to get the Village's approval first and then he will take it the Coventry Farm Homeowners Association for their consideration.

Jeff DeGroot reminded Matt to make sure the setbacks are met and the drainage is handled. Matt noted he will be well within all requirements. Marty Clinch asked about the codes. Matt stated he would meet or exceed the code guidelines. Rich mentioned that the sewer lines for these lots would be surveyed in the spring and then bids and construction would take place.

- c. Approval of the 2013 MFT Pay Estimate #2 to Tazewell County Asphalt in the amount of \$59,394.30**

The clerk noted the pay request is for \$9,166.85 instead of the \$59,394.30.

A motion was made by John Ford to approve the 2013 MFT Pay estimate #2 to Tazewell County Asphalt in the amount of \$9,166.85. The motion was seconded by Jim O’Laughlin. **Motion passed #3.**

d. Discussion and Approval to on the submittal of an application to be a part of an Enterprise Zone subject to Woodford County’s Approval

The EDC Committee recommended approval to the village board of the filing of an application to be a part of an enterprise zone. Ann Sasso explained there are eight entities that will comprise two zones. The applications for the enterprise zones are going to be very competitive and Germantown Hills has been asked to be a part of a zone with Washington, East Peoria and Tazewell County. In order to connect our zone to Tazewell County we will need to run a 3’ strip up Route 116. This area is in Woodford County so we will need their approval. Ann Sasso has talked with Mike Hinrichsen from Woodford County and he is putting the issue on their Finance agenda and the Woodford County Board’s agenda. Even though there won’t be any participation from Woodford County because there are no commercial properties along Route 116 they will still need to sign off and give approval. We are looking to have a consultant work on 8 aspects of the application. The application will be very labor intensive. This allows the village to give property tax abatements and sales tax waivers on new construction and capital improvements. We believe the cost is going to be divided by the square miles of enterprise zone for each entity. We don’t have the final cost yet but we are hoping to get the consultant going by April 1st once we have Woodford County’s approval. Initially we thought it might cost around \$12,000 but it should be much less if we do it based on square miles for each entity.

e. **A motion** was made by Jim O’Laughlin to approve the submittal of an application to be a part of an Enterprise Zone subject to Woodford County’s Approval. The motion was seconded by John Ford. **Motion passed #4.**

f. Approval of the Dentino Subdivision Final Plat

The Clerk explained that the Dentino Subdivision Final Plat was approved back in 2012 but was never recorded. Our ordinance requires it to be approved within a set time period and this did not happen. They have revised the dates on the plat and Scott DeSplinter has reviewed the plat to make sure no changes have been made since the initial survey.

A motion was made by Brian Wysocki to approve the Dentino Subdivision Final Plat. The motion was seconded by John Ford. **Motion passed #5.**

g. Discussion and Approval of the Ordinance Amending the Germantown Hills Village Code, Village of Germantown Hills, Illinois Regarding Municipal Waste Disposal Area Screens

Bill Streeter had drafted an ordinance for approval.

h. **A motion** was made by Brian Wysocki to approve the Ordinance Amending the Germantown Hills Village Code, Village of Germantown Hills, Illinois Regarding

Municipal Waste Disposal Area Screens. The motion was seconded by Marty Clinch. **Motion #6 was tabled.**

Jim O'Laughlin raised questions about the material that will be required for the dumpster screening to make sure it is going to be durable enough. The board also discussed having a date added as to when there needed to be compliance by all the businesses. Bill Streeter will rework the language and bring it back for board consideration.

A motion was made by Jim O'Laughlin to table motion #6 until some modifications can be made to the Ordinance. The motion was seconded by Todd Rice. **Motion passed #7**

i. Approval of Resolution No. 2014-02 Setting Forth Benefits to be Provided to Village Part-Time Employees

Jim O'Laughlin noted the personnel committee had made a recommendation that a resolution be drafted concerning part time benefits.

A motion was made by John Ford to approve Resolution # 2014-02 a resolution setting forth benefits to be provided to village part-time employees. The motion was seconded by Todd Rice. **Motion passed #8.**

h. Discussion and Approval to Amend Section 5.4.1.9 of the Personnel Policy to allow vacation time to be taken in two hour increments

The personnel committee had recommended the amendment so that vacation time can be taken in two hour increments.

A motion was made by Todd Rice to amend Section 5.4.1.9 of the Personnel Policy to allow vacation time to be taken in two hour increments. The motion was seconded by John Ford. **Motion passed #9.**

i. Discussion and Approval of the Public Works Employee Pay Schedule

This will be deferred.

j. Discussion and Approval of the Application for Membership into the Illinois Development Council

The personnel committee had recommended the approval of the application for membership into the Illinois Development Council. The cost is \$250 a year.

A motion was made by John Ford to approve the application for membership into the Illinois Development Council. The motion was seconded by Brian Wysocki. **Motion passed #10.**

6. Ongoing Agenda Items-None.

7. Presentation of Bills

- a. General-\$47,806.21

A motion was made by John Ford to approve the general bills. The motion was seconded by Jim O’Laughlin. **Motion passed #11.**

b. Sewer-\$53,915.24

A motion was made by Brian Wysocki to approve the sewer bills. The motion was seconded by John Ford. **Motion passed #12.**

c. Audit-none

d. MFT-already approved the pay request for \$9,166.85.

8. Reports of Standing Committees

a. Finance

John Ford reported he is meeting with Rich Brecklin and Ann Sasso to go over the budget for FY 14-15. He requested that all committees look at their budgets for the New Year.

b. Streets/Equipment

Todd Rice noted that usually we are looking at the streets but due to the weather we are not able to do that quite yet. Todd stated he would be scheduling a street committee meeting once we get through this weather and look to see how the road in Groveland that had the FM-22 application held up. Rich Brecklin might have another road maintenance alternative. Todd indicated the trucks have held up well but we might want to track the snow plowing over time at some point. Marty Clinch asked how the Rt. 116 intersections have been kept up with all of the snow. Rich stated they haven’t been very good.

c. Personnel

Jim O’Laughlin reported Rich Brecklin and Ann Sasso had worked out the pager schedule for the year. Jim stated he has reviewed and approved it. Jim indicated he would be talking with the employees about the pager policy and reinforce to them that Rich is their supervisor. They will also be told that when they are told to come in to plow snow that their time will start when they are told to be here and not any sooner.

Jim stated the pay schedule will be discussed in executive session.

Rich Brecklin and Jim O’Laughlin went and looked at the street in Groveland with the FM-22 application and it seems to be holding up. Jim saw a sample of the slag rock and is concerned that it needs to be ground down.

Jim visited the sewer plant to look at what could be done to address the noise complaint from the compressor. Rich explained the problem and is working with CMT on a possible solution. Jim explained a potential way to deflect the sound.

Police

Marty Clinch had nothing at this time.

d. Parks

Julia Miller stated she had a park committee meeting on January 27th. The committee discussed a wish list and plan for the future. The priority this year due to it being a

maintenance and safety issue will be the digging up of the fill around the equipment and the placement of new fall protection at J.R. White Park. The committee talked about extending the parking lot with the possibility of eliminating the ball diamond and the addition of a soccer field. Julia will talk with GHAA to see what their needs are and see what is proposed at the MTCO Park. We are also looking at putting a bike/walkway around J.R. White Park. Rich Brecklin is getting estimates and Marty Clinch is checking on apprenticeships. The gazebo at J.R. White Park will be moved to Oak Grove to fill the need of some type of pavilion at Oak Grove Park. We are still looking at ideas for new Village welcome signs.

The Clerk noted the new website is supposed to be launched March 1st.

e. Sewer

Brian Wysocki reported Rich Brecklin had sent an email on LED lighting. Jim O’Laughlin noted a concern that his experience in the past with LED lighting is that they don’t hold up and the maintenance is costly. Marty Clinch stated the need to make sure they are American made which are more durable. Rich Brecklin will check with the electrical contractor to see what type they have but we will get to review the fixtures ahead of time. Marty Clinch stated there are grants available for LED lighting.

Jeff DeGroot stated he would like to do a safety inspection through the plant. Rich Brecklin explained he would like to remove the chains that are around the tanks and have Bessler install a steel top rail that will be safer.

The board agreed to schedule a sewer committee meeting if possible on March 15th at 8:30 a.m. at the Village hall for a tour of the sewer plant.

f. Economic Development Council

Marty Clinch reported that the EDC meeting was held and it was well attended. Ty Livingston from East Peoria and Jon Oliphant from Washington attended the meeting to talk about the enterprise zone opportunity that they have asked Germantown Hills to partner with. Jill Goforth and Katy Shackelford from Tri-County Planning Commission presented survey results and comprehensive goals. We will need to do an open house and Marty suggested doing this during the village town hall meeting on May 15th at 6:00 p.m. The newsletter will be going out shortly and recommended sending out as many as possible to other entities. Marty stated we are making progress on some other issues that we will be reporting on as we can.

9. Reports of Special Committees-None

10. Reports of Officers

a. Zoning Officer

Village Clerk-Ann Sasso reported the following:

Grants-Ann will be meeting with an IDOT representative the week of March 10th about the ITEP grant. The Safe Routes to School grant was submitted.

Chamber-The Chamber is looking to use the parking lot in front of the Grille for their annual pork chop sale. The owner is thinking about it but the chamber may end up using the First Build parking lot area. They have not confirmed the date yet.

Jim O’Laughlin and Ann Sasso attended the Chamber breakfast and gave village and EDC updates. The event was very well attended.

Code Books-There are revisions to the code book if anyone needs them.

Woodford County-Woodford County Finance will meet on March 10th and the county board on March 19th to vote on the approval of GH filing an application for an enterprise zone. We are hoping to get the consultant going by April 1st.

Newsletter-The newsletter has gone to print. They will ship to us and we will label and mail them. We are hoping to get them out by mid March.

Plat-Mr. loeger submitted a plat of survey for the plat officer to sign. There are a couple of changes before it can be signed off on.

Other-ATM lot-I talked to the estate’s attorney to let him know the village may have interest in the lot and that now that the building has been removed they probably can’t rebuild without village approval.

We received our bulk salt application for next year that Rich Brecklin will be completing.

Homefield Energy gave us too much money in the ach deposit this month. They wanted to know how we wanted to handle this. The auditor will be getting back to me to see if we should have things balanced out before the end of the fiscal year.

The old PNC bank is close to being sold. As soon as it is final the new owner will contact the village to coordinate issues with signage and access. We will also talk with them on the possibility of moving the Germantown Crossing sign closer to the intersection.

The town hall meeting is set for May 15th at 6:00 p.m. at the fire house.

b. **Superintendent of Public Works**-Rich Brecklin reported the following:

Parks-Rich started working on the park budget and is getting some estimates.

Lighting-CMT is working with Ameren for the new electrical services for the flag pole and Jubilee lighting.

Street/Equipment-The employees are starting to work on filling pot holes. The weight limits are on the village streets. Matt Smith stated they can give an ordinance ticket and a traffic control violation ticket that makes it more worth them running the trucks to Woodford County for weight limit violations. Rich is starting to work on the street and equipment budget. The salt orders have been coming in slow but we have enough on hand.

Sign Grant-Woodford County approved the sign grant years ago so they are supposed to start replacing our signs in March. It is a 90% grant. Our part will cost us \$1,700.

Sewer-The German Hills lift station failed on Sunday night. The phase protector burned up. Two employees had to stay the night to operate the lift station.

Fandel Road Sewer-Rich noted they will be out to survey the sewer lines in the spring for the Fandel Road Sewer line.

Rich Brecklin stated he had been working with Chip Wilmot on the disaster plan. Chip noted the Washington Fire Chief is willing to come speak and give a presentation so there can be an open discussion about what they did and what needed to be done.

Chip Wilmot noted the siren didn't work last month but it has been repaired and he will check it in March.

c. Village Attorney

Bill Streeter stated he had nothing to report.

d. Village President

Jeff DeGroot had nothing to report at this time.

11. Communications to the Board-None

12. Approval of closed session pursuant to:

- a. Section 2(c) (1) of the Open Meetings Act, to discuss the appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the Village or legal counsel for the Village.**
- b. Section 2(c)(2) of the Open Meetings Act, to discuss collective negotiating matters between the Village and its employees or their representatives, or deliberations concerning salary schedules for one or more classes of employees**

A motion was made by John Ford to go into executive session at 8:16 p.m. pursuant to Section 2(c) (1) of the Open Meetings Act, to discuss the appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the Village or legal counsel for the Village and;

Section 2(c) (2) of the Open Meetings Act, to discuss collective negotiating matters between the Village and its employees or their representatives, or deliberations concerning salary schedules for one or more classes of employees. The motion was seconded by Jim O'Laughlin. **Motion passed #13.**

A motion was made by John Ford to adjourn the executive session at 8:49 p.m. The motion was seconded by Marty Clinch. **Motion passed #14.**

13. Adjournment

A motion was made by Brian Wysocki to adjourn the meeting at 8:49 p.m. The motion was seconded by John Ford. **Motion passed #15.**

Ann Sasso, Village Clerk