

Village of Germantown Hills
Village Board Meeting Minutes

September 18, 2025, 6:00 p.m.

- 1. Call to Order/Roll Call/Pledge of Allegiance-** Village President Karl Figg called the meeting to order at 6:00p.m.

Village President/Trustees	Roll Call	1	2	3	4	5	6	7	8	9
Karl Figg – President	Present									
Elizabeth (Betsy) Cunningham	Present	Y	Y	Y	Y	Y	Y			
Nathan Henricks	Present	Y	Y	Y	Y	Y	Y			
Tom Eckstein	Present	Y	Y	Y	Y	Y	Y			
Ryan White	Present	N	N	N	N	N	Y			
Heather Armistead	Present	Y	Y	Y	Y	Y	Y			
Sarah Diesel	Present	N	N	N	N	N	Y			

Also, in attendance:

Chuck Urban, Village Attorney

Taylor Cascia, Village Attorney

Zack Hecht, Superintendent of Public Works

Everyone stood and said the Pledge of Allegiance.

- 2. Approval of the Minutes of the Preceding Meeting and their Amendments August 21, 2025, Village Board Meeting**

A motion was made by Heather Armistead to approve August 21, 2025, Village Board meeting minutes. The motion was seconded by Tom Eckstein. Motion passed #1.

- 3. Public Comment-**Karl Figg stated for public comments to direct their comments to the Village board and not to people in the audience. All comments should be addressed to the board and there should be no personal attacks, and the board will refrain from responding. This is an opportunity for public comments and not discussion. Each speaker will be able to speak once for up to 5 minutes.

Jim Johanningsmeier, 101 Arbor Vitae was in attendance and thanked the board for the path and questioned why two board members have been voting no, with no explanations.

- 4. Current Agenda Items**

a. Approval of Contractor's Pay Request #5 for the Somerset Multi-Use Path

Karl Figg explained the pay request and the remainder to be paid once the reseeding is completed.

A motion was made by Elizabeth Cunningham to approve the contractor's pay request #5 for the Somerset Multi-Use path in the amount of \$108,060.90. The remaining \$3,000 will be held until the reseeding is complete but the funds will be paid out once the reseeding is complete. The motion was seconded by Heather Armistead. Motion passed #2.

5. Ongoing Agenda Items

a. Village Board review of the Journal Entry Report-The journal entries are the revenues and transfers entered each month. The monthly journal report (treasurer's report) was presented for review.

6. Presentation of Bills

a. General/Sewer/Audit/Business District/MFT Bills

Karl Figg noted the dates were added to the bills listing as a suggestion from Sarah Diesel and asked if there were any questions about the bills.

Heather Armistead asked if the road work had been completed and about the street maintenance account balance.

Ann Doubet stated the roadwork has been completed. A portion of the roadwork was paid out of road and bridge with the remainder out of the street maintenance account. Ann Doubet noted this time of year is when the street maintenance is completed. The rock and oil were more than estimated, street paint was purchased for the striping, and the contractor bid was higher than the estimate for the chip and seal roadwork.

Zack Hecht stated they went further in Thornridge than what was originally planned so there was more cost for the chip and seal.

Ann stated there isn't usually much more that will be needed for street maintenance as the snow removal costs are paid out of a different line item. The Village is obligated to purchase a certain amount of salt per the contract each year.

Sarah Diesel asked if this was the final payment for the auditor.

Ann Doubet stated there could be one more bill because the auditor assists with a portion of the annual treasurer's report. Ann noted we did go over on this budget item due to the auditor having to put more time into the audit than the original estimate.

Sarah Diesel questioned some of the bills that have already been paid.

Ann noted that first of the month bills are already preapproved by the board to be paid and then the rest of the month's bills get presented to the board for approval at the board meeting. Other bills that would be paid would be if we had an agreement. For example, on the trail we already have an agreement so the sooner the Village pays, the sooner we get reimbursed from IDOT.

Sarah Diesel asked if we should be looking at October bills. Sarah Diesel stated there are 39 bills that have already been paid, and the board should be reviewing the bills a month ahead.

Ann Doubet noted the bills that have been paid are the Village's utility bills with Ameren and Constellation for the sewer plants, hall, street lighting, and lift stations. In addition, the Village is paying the water, police contract payment, cell phones, and telephone bills. These are bills we have to pay, and the Village doesn't have any October bills yet. Ann Doubet noted the board has had it set up for years that first of the month bills are preapproved and all the bills that are dated tomorrow will be sent out after the board approves payment. Ann noted the Village has never not paid the utility bills.

Betsy Cunningham and Tom Eckstein questioned how the Village can review and pay bills that we don't have.

Sarah Diesel stated the board should be approving October bills at this meeting.

Heather Armistead asked Sarah if there would be a scenario where we wouldn't pay a bill.

Karl Figg asked Sarah if she thought there was an error with the bills.

A motion was made by Heather Armistead to approve the general bills. The motion was seconded by Tom Eckstein. Motion passed #3.

Karl asked if there were any questions on the sewer bills.

The sludge removal bill was on the sewer bill as the sludge was removed from sewer plant #1.

A motion was made by Nathan Henricks to approve the sewer bills. The motion was seconded by Heather Armistead. Motion passed #4.

Karl Figg asked if there were any questions on the audit bill.

A motion was made by Tom Eckstein to approve the audit bill. The motion was seconded by Elizabeth Cunningham. Motion passed #5.

7. Reports of Standing Committees

a. Finance-Tom Eckstein reminded the board to review the journal entry report (treasurer's report). Tom stated everything was balanced. Tom noted the board has the budget balances to year to date and the monthly fund balances. Tom reported the general fund balance is currently approximately \$1.8 million but the Village should be receiving the grant reimbursement of \$670,000 soon so the balance will be close to \$2.5 million. The sewer fund is approximately \$1.7; sewer reserves are \$391,000 and the MFT is \$226,000.

b. Streets/Equipment-Nathan Henricks stated he would be scheduling a committee meeting soon.

c. Personnel-Betsy Cunningham noted there would be a personnel committee meeting scheduled to discuss a return-to-work policy that is required by our insurance company.

d. Police-Ryan White stated he checked with IDOT on the radar signs requirement, and they said the only requirement is the lettering has to be at least 15" and couldn't flash or have any type of message. It can go in the same location, and no permit would be required.

e. Parks-Heather Armistead noted there is nothing new to report.

f. Sewer-Betsy Cunningham stated she would be scheduling a sewer committee meeting.

g. Storm Water-Sarah Diesel gave the updates on the Whispering Oaks drainage and the White Oak Lake drainage. Sarah stated she, Zack, Abbey and Scott from CMT had met and CMT recommended the Village continue to do any maintenance needed and monitor the rainfall events and conditions in the Whispering Oaks Subdivision. White Oak Lake started their work on the clean out of one of the check dams. Ann had contacted the school about the detention area. Scott had recommended having the school clean out the detention area and evaluate the property during the park development.

h. Economic Development Council- Ann Doubet stated the Community Prayer Breakfast is scheduled for November 5th. There is no update on the IDOT Grants yet.

Ann updated the map showing the Village boundaries that was sent to the engineer so that they can update the GIS. The Village confirmed with the Township to make sure the jurisdictions were accurate.

The Oak Grove Park Phase 2 that has been approved will be constructed in the spring/summer 2026. The Village hasn't received the grant agreement yet but should receive it soon.

For the GH to Metamora Trail a formal request for payment was sent to the Village of Metamora for half of their local participation. The remainder would be requested closer to completion. CMT is responding to IDOT questions and then we will discuss the project details with Metamora, and a public meeting will be scheduled.

The Pedestrian Bridge update is that Terra Engineering's structural team is preparing the required preliminary structural drawings for submittal to IDOT. They will be collecting soil borings from each of the pier locations. Their soil borings will come with a full geotechnical report of the existing soils. Terra has been doing some minor coordination with CMT regarding IL Rt 116 Trail project. Specifically related to trail limits and location.

The Somerset grant reimbursement is being requested as Tom Eckstein noted.

8. Reports of Special Committees-Nothing new to report.

9. Reports of Officers

a. Zoning Officer/Village Clerk/Village Administrator-Ann Doubet noted the Discover Peoria Agreement expires the end of October. Katie Garber from Metamora is going to discuss this with the Metamora Village board to see what their plans are and let us know so the board can discuss.

In regard to the Sewer bills for September. Apparently, the post office lost some of the bills. Ann reached out to the postmaster, and they are not sure what happened. It happened in Metamora as well with their bills.

The comprehensive plan committee met and heard from a topical expert. There will be a couple more meetings with other experts as we go through the process.

Betsy Cunningham reported that the ZBA had approved a variance for Dr. Kaufman for the parking requirement at the Kaufman Center.

b. Public Works-Zack Hecht stated the chip and seal went well. They are going to start sweeping next week. They are working on street patches and striping of the intersections and crosswalks. The Village has received all of the salt in the contract agreement for this past year. They will be getting the plows checked out soon. The two air relief valves were installed, and we found a different manufacturer that should save us in the future. Approximately 65 ton of sludge was hauled away, and they are starting the grinder pump pms. The grinder maintenance that has been done over the last few years has helped with the amount of emergency calls the Village receives.

c. Village Attorney-Chuck Urban had nothing new to report.

d. Village President-Karl Figg stated he appreciates the work all the employees are doing.

10. Communications to the Board-None

11. Adjournment-Next regular meeting: October 16, 2025-A motion was made by Tom Eckstein to adjourn the meeting at 6:41 p.m. The motion was seconded by Nathan Henricks Motion passed #6.

Ann Doubet
Village Clerk