

# *Village of Goodfield*

## **BOARD MINUTES**

**Regular Board Meeting – July 21, 2022**

President Jim Edwards called the regular board meeting to order at 7:00p.m. Roll call showed the following board members present: Terry Nohl, Matt Ginder, Todd Perry, Nate Sauder, Roger Mullins and Hank Melton. Also present: Attorney Mike Gifford, Engineer Yockey, Clerk, Mike Carr and 9 visitors. Absent was Treasurer Teresa DeGrave. Clerk Sheri Martin left the meeting at 8:00p.m.

**Citizens Request and Input** - None.

### **Meeting Minutes**

06-16-22 Regular Board Meeting

Motion made by Ginder, seconded by Nohl to approve the minutes. Motion passed with the following roll call vote: Nohl – yes, Ginder – yes, Perry – yes, Sauder – yes, Mullins – yes and Melton – yes.

### **Police Report**

Chief Lalley reviewed the Police Reports.

### **Treasurer's Report**

Motion was made by Ginder, seconded by Mullins to approve the Treasurer's Report as amended to the warrants dated July 21, 2022. Motion passed with the following roll call vote: Nohl – yes, Ginder – yes, Perry – yes, Sauder – yes, Mullins – yes and Melton – yes.

### **Warrants/Accounts Payable**

Motion was made by Sauder, seconded by Ginder to approve the payment of bills as listed on warrants dated:

07-20-22	\$16,274.11
07-08-22	\$51,921.24

Motion passed with the following roll call vote: Nohl – yes, Ginder – yes, Perry – yes, Sauder – yes, Mullins – yes Melton – yes.

### **Transfers**

Motion was made by Mullins, seconded by Ginder to approve the following transfers:

- \$41,888.50 from O&M Checking to General Fund Checking
- \$ 0.00 from General Fund Money Market to General Fund Checking
- \$ 4,000.00 from General Fund Money Market to Building Fund Money Market
- \$ 0.00 from O&M Checking to O&M Money Market
- \$10,000.00 from O&M Checking to Pledged Revenue (Bond Pmt)
- \$ 0.00 from TIF Fund to General Fund Checking
- \$ 0.00 from Bond Repayment Fund to General Fund Checking

Motion passed with the following roll call vote: Nohl – yes, Ginder - yes, Perry – yes, Sauder – yes, Mullins – yes and Melton – yes.

### **Payment of outstanding invoices upon request of Village Engineer**

No payment of outstanding invoices.

### **PUBLIC WORKS ADMINISTRATOR/VILLAGE ENGINEER REPORT**

#### **WATER TREATMENT PLANT/DISTRIBUTION SYSTEM**

Nothing discussed.

**SEWER TREATMENT PLANT/COLLECTION SYSTEM**

Nothing discussed.

**SANITARY SEWER COLLECTION SYSTEM ISSUES**

Nothing discussed.

**ATTORNEY REPORT**

There was no quorum at the June meeting.

**VILLAGE PRESIDENT'S REPORT**

No President's report.

**OLD BUSINESS**

**Ingress/Egress Easement for Sanitary Sewer Trunk Main**

Andrew Hoerr got back to Engineer Yockey. Conventional method is the most cost effective. Look into costs of new driveway and compare to what the Village was willing to do. Need to touch base with Hoerr's on granting ingress egress easement. In March proposed to grant Lewis, Yockey & Brown to start design. The held off on that. Now easement is the most important thing to do. Water & Sewer meeting will be scheduled to discuss. PWA will set date.

**Raymond & Cleveland Street Right of Way**

Nothing discussed.

**Sewer Main Easement – Dr. Merheb & Barn III**

Dr. Merheb's new attorney Bob Hall thought he would grant easements. He will not sign easement unless mandated by law. He will let Village crew on land, but needs a day's notice. An emergency wouldn't need a notice. The Village is going to file the easement from 1980.

**Consideration of Right of Way and Dedicated Easement Plat of Martin Drive**

Nothing discussed.

**Discussion on proposed revisions to Chapter 6, 8, 10, 11 & 12**

Nothing discussed.

**Comprehensive Plan**

Nothing discussed.

**Status of TIF Recoupment**

School district attorney is the hang up. He based his amounts on total assessments not the increment. Still waiting to hear from him.

**Sewer Treatment Plant response letter to IEPA**

At the June meeting we needed to sign CCA from the IEPA. Since there was no quorum we could not sign it. Engineer Yockey called and sent letter to EPA. EPA does not extend Commitment Compliance Agreement. Mr. Austin is willing to go with what was in the letter. He was going to suggest that they deactivate the violation notice. Yesterday he said he has a meeting and will call back. He called back today and said no deactivation. They will give the Village 60 days to make progress with the problem.

**Eureka-Goodfield Fire Department Request**

Chief Neal had concerns with keys/getting locks off hydrants. PWA Nohl proposed removing locks in the residential areas, but not the ones in the remote areas. Craig was okay with that. One of the Trustees asked if this could cause liability for the Village. Attorney Gifford said if it was a Board policy the Torte Immunity Act would probably

cover it, but feels the Village could have exposure. Consensus of the Board is to remove the locks.

**NEW BUSINESS**

**Amusements License – Timberline Campground**

Timberline Campground failed to get an Amusements License for the fireworks. Chief Lalley will look into this.

**Water Treatment Plant PLC Replacement**

PWA Nohl contacted Zeller Electric to replace PLC at the water plant. Going to get an updated model with remote capabilities. Brian is on vacation until the 1<sup>st</sup> week of August. Leave on agenda.

**CMS Health Insurance Renewal**

Motion was made by Melton, seconded by Ginder to approve CMS Health Insurance Renewal. Motion passed with the following roll call vote: Nohl – yes, Ginder yes, Perry – yes, Sauder – yes, Mullins – yes and Melton – yes.

**Consideration and Possible Action on Special Use Permit for Legacy Apartments**

BOA has recommended approval at 7/18/22 meeting. BOA Chairman, Jack Kuntz, said the BOA recommends approval. Attorney Gifford received a proposed draft Ordinance from the attorney for Legacy. He discussed this with PWA Nohl and Engineer Yockey and has revised and edited it. Part of the reason is the decisions that PWA Nohl made to denying the building permit the Board of Appeals had a direct decision on that. Their decision would have been final. As far as recommending a variance or special use that comes to this Board as a recommendation. What we added to their proposal is clarification that they have to provide a complete building permit packet. They have to comply with everything they hadn't complied with originally – the reason they didn't comply is we agreed they wouldn't, it was just a devise to get it to the BOA as quickly as possible. That way they didn't have to put together a whole packet.

Chairman Kuntz said the concern they heard was we need apartments, but not there or that it was going to turn into Section 8 housing. Considering Dietrich and Zimmerman Kuntz felt they are looking to own and take care of this property for a long time.

PWA Nohl said the Commercial Permit should be followed for Legacy Apartments. Engineer Yockey said there should be more water & sewer fees for 36 units. Attorney Gifford said if the Board chooses to do so you have authority to add those kinds of conditions to your approval.

Water & Sewer Committee will discuss fee structure and then possibly approve at the next Regular Board Meeting. Bonding that is required in the subdivision code should also be considered.

**Consideration and Possible Action on Pre-Annexation Agreement with Tazwood Industrial Park**

BOA has recommended approval at 7/18/22 meeting. Planning Commission will meet to discuss this on 8-1-22 and make a recommendation to Board.

**Schedule Committee Meetings**

A water & sewer committee meeting will be set.

**Municipal Calendar**

**Other Business**

**Engineer** – None.

**Public Works Administrator** – None.

**Trustees**

**Nohl** – None.

**Ginder** – None.

**Perry** – None.

**Sauder** – None.

**Mullins** – None.

**Melton** – None.

**Clerk** – None.

**Treasurer** – Absent.

**Adjournment**

Motion for adjournment was made by Ginder, seconded by Melton. Meeting adjourned at 8:12pm.

Respectfully Submitted,

Sheri Martin  
Village Clerk

Approved by the Village Board on \_\_\_\_\_.