

REGULAR MEETING OF THE VILLAGE BOARD MINUTES: SEPTEMBER 21, 2015

The Regular Meeting of the Village Board met Monday, September 21, 2015, at New Baden Village Hall, 1 East Hanover Street.

Present and answering to roll call: Mayor Picard, Trustees Malina, Linthicum, Oster, Mavrogeorge, Gunn, and Pettibone. Absent: None. Staff Members Present: Village Clerk Crane; Village Administrator Joost; Attorney Gruenke of Bruckert, Gruenke & Long, P.C.; Chief Meinhardt; Public Works Commissioner Renth; Chief Building & Zoning Official Green; and Treasurer Pollmann.

St. Elizabeth's  
Hospital Plaque  
Presentation to Jake  
Koerber for Cardiac  
Save

Full time paramedic Jacob Koerber of the New Baden Ambulance Service was presented with a clinical save award by Kevin Scheibe, EMS Coordinator, and Colleen Albrecht, Chest Pain Coordinator, of St. Elizabeth's Hospital Belleville. The cardiac save call took place on July 23, 2015.

Consent Agenda

A motion was made by Trustee Gunn and seconded by Trustee Linthicum to approve the Consent Agenda, which includes the Minutes from the September 8, 2015, Regular Meeting and authorization of payment of current invoices.

Ayes: Malina, Linthicum, Oster, Mavrogeorge, Gunn, Pettibone, Malina.  
Nays: None.  
Absent: None.  
A majority of the Board voting aye, the motion carried.

Bid Award: Surplus  
Vehicle: 2007 Chevy  
Impala

Sealed Bids were opened at 2:00 p.m. on Wednesday, September 21 for the Village's surplus vehicle: 2007 Chevy Impala. Bids were as follows: Chicago Motors, \$2007.00; Michael Harter, \$1,578.00; Hurst Investigative Services, \$1,000.00; and Kenneth Hilmes, \$1,001.00.

A motion was made by Trustee Linthicum and seconded by Trustee Pettibone to authorize the high bid award for the 2007 Chevrolet Impala to Chicago Motors for \$2,007.00.

Ayes: Malina, Linthicum, Oster, Mavrogeorge, Gunn, Pettibone.  
Nays: None.  
Absent: None.  
A majority of the Board voting aye, the motion carried.

Zion United Church of  
Christ: Request for  
Extension of  
Temporary  
Occupancy Permit

Paul Sterrett, representing Zion United Church of Christ, requested a minimum of a 3-month extension of the temporary occupancy permit to allow time for their survey firm to work out the right-of-way plat for their property. Unfortunately, they may have to hire a new firm.

A motion was made by Trustee Mavrogeorge and seconded by Trustee Malina to approve a 6-month extension of the temporary occupancy permit to Zion United Church of Christ, 414 West Hanover Street. This will allow sufficient time if a new survey firm has to be hired to complete the scope of work.

Ayes: Malina, Linthicum, Oster, Mavrogeorge, Gunn, Pettibone.  
Nays: None.  
Absent: None.  
A majority of the Board voting aye, the motion carried.

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Electric Supplier for  
Village of New Baden  
Accounts

Board members reviewed a memorandum from Administrator Joost that summarizes the contract from Illinois Gas and Electric for electric supply to the Village's own accounts. The contract includes the current week's rate of 6.84 cents per kWh for 12 months or 6.97 cents per kWh for 18 months. Based on the recommendation from Attorney Gruenke who feels that these numbers could possibly go lower in the next month, the consensus of the Board was to see what rates are on Monday, October 8. If a rate is not approved, the Village will continue to pay the current Ameren rate of 6.756 cents per kWh until an appropriate rate is reached the Board.

Ambulance Hire:  
Steve Greathouse,  
EMT Basic

A motion was made by Trustee Mavrogeorge and seconded by Trustee Linthicum to approve the hiring of Steve Greathouse as a part-time EMT Basic with the New Baden Ambulance Service.

Ayes: Malina, Linthicum, Oster, Mavrogeorge, Gunn, Pettibone.

Nays: None.

Absent: None.

A majority of the Board voting aye, the motion carried.

Budget Amendment:  
City Cemetery  
Sidewalk

A motion was made by Trustee Oster and seconded by Trustee Linthicum to amend the Annual Municipal Budget for the Village of New Baden for Fiscal Year 2016, by adding a new line item to the General Fund Administrative Department budget entitled "Capital Improvements", with an account code of 01-50-4920, and include in that line item a budget amount of \$3,000, as an anticipated expenditure in October 2015 for the Village's share of a new concrete walkway in the City Cemetery. This new expenditure is expected to be offset by revenues to the General Fund in excess of the amounts currently budgeted, such as in the line item for State Income Tax, where actual revenue at the end of August exceeds the budget projection by more than \$50,000. There was discussion on if the already installed sidewalk met ADA requirements. Chief Building and Zoning Official Green will check with the Illinois Coordinator to confirm the requirements.

Ayes: Malina, Linthicum, Oster, Mavrogeorge, Gunn, Pettibone.

Nays: None.

Absent: None.

A majority of the Board voting aye, the motion carried.

Plan Commission  
Recommendation:  
Bailey Plaza  
Subdivision Plat and  
Variance Requests

Board members reviewed the recommendation of the Plan Commission which held a public hearing on September 24, 2015 for the Subdivision Plat and Variance requests from Jim Osborne for his Bailey Plaza Subdivision located outside of Village limits, but within 1 ½ miles of Village limits. The Plan Commission had no issues with Mr. Osborne's request for a variance to not require curb and gutter since this is a commercial development, the request not to require sidewalks, again since it's a commercial development and there are no sidewalks leading to this area, the request not to designate right of way since this street is going to remain private, the request for the size of the cul-de-sac since this is still quite manageable for emergency vehicles. The did want to make it part of the record that Mr. Osborne stated that he plans on forming an Owners Association that will maintain this street; and that association would then have to negotiate with the Village if the association ever wants the Village to assume ownership of this street. The Plan Commission also stated that they felt that the fire hydrant needs to be placed in an appropriate location, unless the fire department did not have a problem with the present placement. Chief Building

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Plan Commission  
Recommendation:  
Bailey Plaza  
Subdivision Plat and  
Variance Requests,  
cont.

and Zoning Official Green stated that a hydraulic plan is still required on the plat; which Mr. Osborne stated his engineers, Netemeyer Engineering, said are not required. With the consensus of the Village Board in agreement with the Plan Commission's recommendation, Attorney Gruenke was directed to prepare the ordinance for the next regular meeting.

Roof Replacements

Kehrer Brother's Construction has been working on the Village Hall roof, as of September 14. As part of that work, it was discovered that the parapet wall had the same types of issues as the masonry wall at the Civic Center and needed repairs in order to proceed with roofing. The Village's engineer secured a price quote of \$3,500 from ML Vasquez, the same bricklayer who repaired the Civic Center wall, to do repairs on the wall at the Village Hall. Mr. Joost believed that to be a fair and consistent price and authorized the additional work in order to keep the project progressing. The Civic Center lower roof is scheduled to start on September 28 by Martin Roofing and the HVAC work will be completed in conjunction with that.

Storm Water  
Management/  
Drainage Policy

Board members reviewed a memorandum from Administrator Joost regarding Storm Water Management and Drainage. He states that over the last year he has noted that residents expect the Village, through its Public Works Department, to enter upon private property and address storm water and drainage issues on that private property. While this may have been a past practice of the Village, he is concerned at two primary levels – that he does not believe we have the legal authority to do so, and that the Village cannot financially afford to do so for all such properties in town. Mr. Joost asked the Village Attorney to provide opinions in relation to a number of common questions related to storm water management and drainage. Those questions were as follows: In terms of storm water drainage on private property, what is the Village's responsibility?; In terms of storm water drainage on private property, what is the Village's authority?; Can we / should we / do we have to enter upon private property and use public employees and public funds to address storm water / drainage issues?; Is storm water drainage a public issue even on private property? If not, where is the dividing line between public and private responsibility?; On subdivision plats some easements will be identified at "Drainage Easement" or "Utility and Drainage Easement". Does that designation of a plat establish any public responsibility for the Village to maintain those easements, or does that responsibility remain with the private property owners?; and Public Storm Water Utility Systems. The answers were included in the memo to Board members. Board members agreed to set a firm and consistent policy that the Village will not address storm water or drainage issues on private property unless working in conjunction with that property owner to eliminating obstructions or impediments to the flow of storm water off public streets or other public property. Mr. Joost plans to include this information in the next edition of the New Baden News newsletter.

Sanitary Sewer Rate  
Study

Board members reviewed the report from Horner-Shifrin, Inc. regarding the Village's proposed rate increase for sanitary sewer services. As stated, they agree that an increase is warranted and make a number of recommendations as to the possible structure of that increase. Administrator Joost will develop a proposed rate increase recommendation based upon their report, and distribute it to the October 5 meeting for discussion and consideration.

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Haselhorst Road  
Possible Water  
Extension Update

Administrator Joost recently spoke with Steve Kehrer the Commissioner for the New Memphis Water District and sent him information on customers New Baden would not be able to economically serve along Haselhorst Road. Only four (4) of those are definitely interested and he indicated the District would probably not run a line for only four (4) customers; some of the "possible" or "no" residents would need to change their minds. Once he has indicated if the District has any interest, the Board can consider if the Village wants to release water rights to New Memphis Water District. Assuming the Village is not planning to extend the water main, a definitive decision would need to be made that would allow Gunn's, Kreke's, and the Schulte's to individually tap our main. The New Memphis Water District will be having their next meeting on Tuesday, October 6; many of the residents along Haselhorst Road plan to attend this meeting. Further action will be taken once a decision is made by the New Memphis Water District.

New Member  
Workshop

Attorney Gruenke presented information on Competitive Bidding at his New Member Workshop.

There being no further business brought before the Village Board, a motion was made by Trustee Oster and seconded by Trustee Linthicum to adjourn the meeting.

Ayes: Malina, Linthicum, Oster, Mavrogeorge, Gunn, Pettibone.

Nays: None.

Absent: None.

A majority of the Board voting aye, the motion carried and the meeting adjourned at 8:03 p.m.

Teri L Crane, Village Clerk  
Approved: October 5, 2015