

VILLAGE OF LEE
REGULAR BOARD MEETING MINUTES
Monday, December 13, 2021 at 7:00 p.m.
Lee Fire Barn, 103 Lee Road, Lee, Illinois

1. CALL TO ORDER

President Carlson opened the meeting at 7:14 p.m.

Roll Call

V. President Josh Carlson – present
Trustee Martha May – present
Trustee Thomas Kapraun – present
Trustee Jesse Blackwood – present
Trustee Jean Michels – present
Trustee Dawn Kimpflin – present
Trustee Jessica Moser – absent

V. Treasurer Linda Korth – absent
V. Clerk Sandie Maahs - present
V. Attorney Cassandra Gottschalk – present

2. VISITORS/COMMUNICATION

Margie Foshe shared the Christmas tree lighting was a success.

Terri Voitik shared that she attended the DeKalb County hazard mitigation training and will email the Board with further information.

3. NEW BUSINESS

a. Reports of Village Employees/Officers

Curtis Cook – Village Engineer

Village Engineer Cook shared that the loan application for the water project is ready to be approved/signed, and the permit application will be ready for approval/signature soon. Village Engineer Cook shared that the test well ended up deep at 350'. Village Engineer Cook shared that the elevated tank has been inspected. Village Engineer Cook reviewed the various cost projections for the project based on the loan and grant possibilities with the various “ball park” options for user rates. Village Engineer Cook confirmed that the rate options include a \$10,000 a year “cushion” for the Village. Village Engineer Cook shared that they are aiming to take bids in April of 2022 for the water project.

i. Michael Woodbury – Public Works

Mr. Woodbury shared that he needs to purchase a chlorine injector pump for between \$1,000 and \$1,700.

Mr. Woodbury confirmed with Village Engineer Cook that 115 E. Hardanger is the only home on the 2” water main that runs from the Village building on Hardanger. Mr. Woodbury is working on locating in excavator to connect 115 E. Hardanger to the 8” water main across the street prior to the water project starting. After discussion, Mr. Woodbury will schedule the excavator to do the job and obtain a quote for approval at the January meeting.

ii. Sandie Maahs – Village Clerk

Clerk Maahs requested that for record keeping purposes the Board use addresses when referring to properties.

Clerk Maahs discussed that the agenda is as listed in the Village's Code.

Clerk Maahs discussed that that Village does not have a spending limit for board members or employees which at this time prohibits Village employees from making purchases that are needed. The Board discussed a possible spending limit of \$1,000. Clerk Maahs will work with the Village Attorney to prepare an ordinance with a spending limit and emergency spending procedures for presentation and possible approval at the January meeting.

iii. Linda Korth – Village Treasurer

b. Discussion and possible approval of 2022 Meeting Schedule

Trustee Kapraun made a Motion to Approve the 2022 Meeting Schedule. Trustee Michels seconded the Motion. Motion passed on the following voice vote:

Kapraun, May, Kimpflin, Michels, and Blackwood: yes
Moser: absent

c. Discussion and possible approval of Ordinance No. 21-12-13(A) – An Ordinance Defining Meeting and Adopting Policies for Remote Participation

The Board discussed the Ordinance. Trustee Kimpflin made a Motion to Approve Ordinance No. 21-12-13(A) – An Ordinance Defining Meeting and Adopting Policies for Remote Participation. Trustee May seconded the Motion. Motion passed on the following voice vote:

Kapraun, Michels, May, Kimpflin, and Blackwood: yes
Moser: absent

Clerk Maahs discussed with the Board changing the style of ordinance numbers for 2022. After discussion, the Board did not have an objection to changing ordinances in 2022 to the order in which it was adopted instead of dates.

d. Discussion and possible approval of Ordinance No. 21-12-13(B) - Tax Levy Ordinance

Trustee Michels made a Motion to Approve Ordinance No. 21-12-13(B) – Tax Levy Ordinance. Trustee Kapraun seconded the Motion. Motion passed on the following voice vote:

Kapraun, Michels, May, Kimpflin, and Blackwood: yes
Moser: absent

e. Discussion and possible approval of purchase of electronic items to which reimbursement will be sought under the CURES Act

President Carlson reviewed that cost of tablets and accessories, computers, printer, and cell phone available for purchase for approximately \$10,000. The Board discussed that the Village will purchase the items and wait until the Village receives the reimbursement before opening so the items can be returned if the claims are denied. Clerk Maahs will obtain language from other municipalities that has already been approved for the reimbursement for purchase of tablets. Trustee Kapraun confirmed that the tablets do not have Microsoft on them, but will have windows. Trustee Michels made a Motion to Authorize the Village President to Purchase Eight Microsoft Surface Pros with Keyboard and Accessories, Cell Phone for the Village, a Printer, and a Desktop Computer for the Village Treasurer Not to Exceed \$13,000.00 with the Understanding that the Same will Not be Opened Until the Village Receives CURES Act Reimbursement. Trustee Kimpflin seconded the Motion. Motion passed on the following roll call vote:

Michels, May, Kimpflin, Blackwood, and Kapraun: yes
Moser: absent

- f. Discussion and possible approval of increase of gaming fee to \$250.00 per video gaming terminal, if allowable by law
Clerk Maahs discussed that the Governor has not signed the bill at the time of the meeting and no action could be taken on it.

The Board discussed that Coupe's licenses expire in August 2022 while the ordinances state that the licenses expire in December. Clerk Maahs will create application forms and email to the owner of Coupe's for completion and return prior to December 31, 2021.

5. OLD BUSINESS

6. REVIEW AND CORRECTION/APPROVAL OF MINUTES OF PRECEDING MEETING

- a. Approval of minutes from November 15, 2021 Regular Board Meeting
Trustee Kapraun asked that "resident" replace "residents" at the end of the paragraph discussing online bill pay. Trustee Blackwood made a Motion to Approve Minutes from November 15, 2021 Regular Board Meeting, as Amended. Trustee Michels seconded the Motion. Motion passed on the following voice vote: Kimpflin, Blackwood, Kapraun, Michels, and May: yes
Moser: absent

7. TREASURER'S REPORT

- a. Discussion and possible approval of Treasurer's Report
Trustee Blackwood made a Motion to Approve of Treasurer's Report. Trustee Michels seconded the Motion. Motion passed on the following roll call vote:
Kimpflin, Blackwood, Kapraun, Michels, and May: yes
Moser: absent

8. APPROVAL OF BILLS

- a. Discussion and possible approval of bills payable
Clerk Maahs shared that her check includes reimbursement for toner. Trustee Kimpflin made a Motion to Approve the Bills Payable. Trustee Michels seconded the Motion. Motion passed on the following roll call vote: Blackwood, Kapraun, Michels, May, and Kimpflin: yes
Moser: absent

Village Attorney Cassandra Gottschalk noted that her firm name should be corrected on the bills payable list to Foster, Buick, Conklin & Lundgren or just Foster Buick.

9. COMMITTEE REPORTS

- a. Streets and Alleys/Public Safety
 - Discussion and possible action on property maintenance violations
The Board discussed what action would be taken on properties not previously cited that currently have violations. Trustee Michels noted that 271 W. Hardanger has a lot of construction debris along the back fence and several vehicles that are in violation of the ordinances.

Clerk Maahs confirmed that there was no objection to her approving the follow-up notices to be sent to residents from B&F based upon the direction given at the November board meeting.

Trustee May discussed that a resident contacted B&F and was told the Village issues permits not them. Trustee May spoke with John at B&F who confirmed that they issue the permits for the Village and gave John the residents name/number to follow-up.

Trustee Michels made a Motion to Authorize B&F to go to 271 W. Hardanger for Ordinance Violations. Trustee Kimpflin seconded the Motion. Motion passed on the following roll call vote:
Kapraun, Michels, May, Kimpflin, and Blackwood: yes
Moser: absent

Village Attorney Gottschalk confirmed that Clerk Maahs will ask B&F to look at 271 W. Hardanger while they are in the Village for other issues.

b. Water and Refuse

Trustee May confirmed that the garbage company will be at the January meeting to discuss the Village's contract.

c. Finance and Ordinances/Zoning

Trustee Kapraun discussed his attendance at the public hearing for the slaughterhouse in Lee County. Village Attorney Gottschalk confirmed that the Zoning Board will recommend to the County Board that it not approve the petition for the special use and that the County Board has not heard the petition. The Board discussed the article published on the public hearing in the Daily Chronicle. After discussion on what occurred at the public hearing, Trustee Kapraun and Village Attorney Gottschalk will confer after the Lee County Board agenda is posted for the December 21, 2021 to determine if Village Attorney Gottschalk should attend the county meeting based on if the public comment is before or after the discussion on the petition.

10. ITEMS FROM THE VILLAGE ATTORNEY

a. Discussion of revocable license agreement regarding Ryan Wrobel's septic field and possible action regarding the same and/or against Ryan Wrobel for use of Village property without authorization

Village Attorney Gottschalk shared that she communicated with Ryan Wrobel regarding the need for agreement to be signed and the fee to be paid. After Board discussion on how long it has been since the installation of the field and the passing of the agreement, Trustee Michels will reach out to Ryan Wrobel to ask that the agreement be signed and the fees paid for this year and next year prior to the January meeting otherwise further action will be taken.

b. Discussion of appraisal for property near the northeast corner of N. Viking Vie and Hardanger Gate in the Village and possible action on purchase of property or eminent domain procedure

11. CLOSED SESSION

Trustee Kimpflin made a Motion to go into Closed Session under 2(c)(5), the Purchase or Lease of Real Property for the Use of the Public Body, Including Meetings Held for the Purpose of Discussing Whether a Particular Parcel Should be Acquired. Trustee Michels seconded the Motion. Motion passed on the following roll call vote at 9:01 p.m.:

Michels, May, Kimpflin, Blackwood, and Kapraun: yes
Moser: absent

12. RECONVENE OPEN SESSION

Trustee Blackwood made a Motion to Reconvene Open Session. Trustee Kapraun seconded the Motion. Motion passed on the following voice vote at 9:20 p.m.:

Michels, May, Kimpflin, Blackwood, and Kapraun: yes
Moser: absent

13. POSSIBLE ACTION ON CLOSED SESSION ITEMS

Trustee Kapraun made a Motion to Authorize the Village Attorney to Extend an Offer to Mr. Cabo for the Purchase of .070 Acres off of East Hardinger Gate for the Amount of \$3,506.00. Trustee Kimpflin seconded the Motion. Motion passed on the following roll call vote:

Blackwood, Kapraun, Michels, May, and Kimpflin,: yes
Moser: absent

14. ADJOURNMENT

Trustee Michels made a Motion to Adjourn. Trustee Kimpflin seconded the Motion. Motion passed on the unanimous voice vote of those present at 9:22 p.m.

Typed by Village Clerk Sandie Maahs, RMC, CMC