

Village of Richmond

INCORPORATED 1872

MINUTES REGULAR REMOTE VILLAGE BOARD MEETING Thursday, May 6, 2021

REMOTE ZOOM MEETING ID: 865 0097 9495

Village President Craig Kunz called the May 6, 2021 Board Meeting to order at 7:00 PM via Remote Web Meeting held on Zoom, in Richmond, Illinois.

ROLL CALL:

PRESENT REMOTELY: Village President Craig Kunz; Trustees Robert Elliott, TJ Fulmer, Gina Garbis, Frank Peiler, Toni Wardanian and Linda Weiss.

ABSENT: None.

OTHERS PRESENT REMOTELY: Administrator/Chief Cetrangolo, PW Supervisor Jon Schmitt, Attorney David McArdle and Village Clerk Karla Thomas.

PUBLIC IN ATTENDANCE REMOTELY INCLUDED: Kurt Begalka, Jean Bolash, Allison Kessel Clark, Caroline Czaplicki, Scott Drabant, Sam Everly, Christi Fliou, Amy Fulmer, Peter Gussie, Brian Lantz, Kristen Murphy, Lauri Olson, Mike Patel, Rachel/Jim Prickett, Baylee Reed, Robert Schafer and Robert Zeinz.

ANNOUNCEMENTS/REQUESTS: President Kunz gave an end of President Speech providing goals and accomplishments that took place during his term of office. He additionally thanked the following individuals: Public Works Supervisor Jon Schmitt and the Public Works Staff, Police Chief Cetrangolo and the Police Department Personnel, the Village Clerk and Administrative Staff, Attorney David McArdle and his staff and his wife.

At this point, President Kunz announced that all newly elected officials had been sworn into office and turned the meeting over to newly elected Village President Toni Wardanian.

PUBLIC COMMENTS: Brian Lantz welcomed President Wardanian to her new office.

Jean Bolash also welcomed President Wardanian to her new office. She then voiced concerns regarding Memorial Hall work and parking, whether a dumpster enclosure will be built, as it is not on the concept plans. Ms. Bolash voiced concerns regarding parking and sign issues with Paisano's. She also commented on the water/sewer and debt service surcharge increases, development and Economic Development Consulting fees.

Lauri Olson inquired into the time capsule at Memorial Hall and President Wardanian reported that it was scheduled to be relocated to Stevens Park tomorrow morning at approximately 8-9:30 am.

Scott Drabant commented on the "creative writing" of the Eblast regarding Memorial hall and took issue with how the Trustees handled the sale of the Memorial Hall building.

Clerk Thomas read emailed Public Comments submitted by Rachel Prickett, Peter Gussie and Allison Kessel.

Jean Bolash noted that communication by the Village needs to improve and voiced additional concerns regarding the lack of parking in the plans for Memorial Hall.

CONSENT AGENDA: The Board reviewed the items on the consent agenda.

- a. Approval of Special Board Minutes for April 10, 2021, Regular Board Minutes for April 15, 2021, Special Board Minutes for April 18, 2021, Special Board Minutes for April 27, 2021 and Memorial Hall Cost Neutrality Research & Recommendation Committee Minutes for April 7, 2021

Trustee Fulmer moved, seconded by Trustee Peiler to approve the Special Board Minutes for April 10, 2021; Regular Board Minutes for April 15, 2021; Special Board Minutes for April 18, 2021; Special Board Minutes for April 27, 2021 and Memorial Hall Cost Neutrality Research & Recommendation Committee Minutes for April 7, 2021 as presented. ROLL CALL VOTE: AYES: ELLIOTT, FULMER, GARBIS, KUNZ, PEILER, WEISS and WARDANIAN. NAYS: NONE. ABSENT: NONE. ABSTAIN: GARBIS (on the Special Board Minutes for April 18, 2021, Special Board Minutes for April 27, 2021 and the Memorial Hall Cost Neutrality Research and Recommendation Committee Minutes for April 7, 2021) and KUNZ (on the Regular Board Minutes for April 15, 2021 and the Memorial Hall Cost Neutrality Research and Recommendation Committee Minutes for April 7, 2021). The motion carried.

NEW BUSINESS: Mike Patel, partner in Papa Saverios and Richmond Rosati's (OM Group), had Brian Lantz the manager for Richmond Rosati's present the proposed concept plan for the property located at 9908 Main Street. Mr. Lantz explained that the concept was for a convenience store with food,

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ready-made sandwiches, liquor and beer cave, tobacco shop and video gaming. It was noted that this property is located between Angelo's Fresh Food Market and the Veterinary Clinic. The property would be improved and would increase the value, along with having operation hours until 10 pm, as other businesses close early. Several Board members voiced concerns about direct competition with other businesses. Atty. McArdle noted that no concept drawings were provided and suggested that they come back to the Board to request a liquor license, which appears to be what would be required.

President Wardanian presented her appointments for Fiscal Year 2022. Trustee Kunz suggested the elimination of the committees and instead have each Trustee meet with Department Heads and provide information to the Village President or during Board Meetings under Committee Reports.

Trustee Peiler moved, seconded by Trustee Fulmer to approve the Fiscal Year 2022 Village President's Appointments as presented. ROLL CALL: AYES: ELLIOTT, FULMER, GARBIS, KUNZ, PEILER, and WEISS. NAYS: NONE. ABSENT: NONE. ABSTAIN: NONE. The motion carried.

President Wardanian asked the Board if they had any questions regarding the Ordinance Amending Chapter 5, Waterworks and Sewage System Regarding Water and Sewer Debt Service Surcharge Rates of the Richmond Municipal Code. She noted that the Flat Water fee for the first 4,000 gallons or less will be increased from \$14.07 quarterly to \$17.50, the over 4,000 gallons cost per 1,000 gallons will increase from \$0.50 to \$0.75 and the Sewer Debt Service Surcharge will be increased from \$37.50 quarterly to \$39.00 quarterly. Trustee Elliott requested that Trustee Kunz provide background on the reason for increases. Trustee Kunz explained that of the \$6.9 million IEPA Loan for the Wastewater Treatment Plant only one payment of principal and interest was made in the first 9-1/2 years of the loan by previous Boards. In 2017, the Village was able to refinance the loan dropping the interest rate and extending the loan term out for an additional 10 years. The loan payments are \$385,000.00 per year; however, the Village only accumulates water/sewer and debt service surcharge fees in the amount of \$186,000.00 per year. This results in a deficit of \$200,000.00 per year on the loan payment and provides no money for Capital Improvements. The loan will not be paid off until 2036.

Trustee Fulmer moved, seconded by Trustee Elliott to approve an Ordinance Amending Chapter 5, Waterworks and Sewage System Regarding Water and Sewer Debt Service Surcharge Rates of the Richmond Municipal Code as presented. ROLL CALL: AYES: ELLIOTT, FULMER, GARBIS, KUNZ, PEILER and WEISS. NAYS: NONE. ABSENT: NONE. ABSTAIN: NONE. The motion carried.

President Wardanian presented the George Roach and Associates Fiscal Year 2022 Consulting Contract not to exceed \$5,000.00 and the Audit Contract for Year Ending April 30, 2021 not to exceed \$18,000.00. Clerk Thomas clarified that there has been no increase in the consulting fee since 2017 and the auditing fee has increase by \$500.00 each year, no other changes in the document have occurred.

Trustee Fulmer moved, seconded by Trustee Kunz to approve and authorize the Village President to sign the George Roach & Associates FY 2022 Financial Consulting Contract not to exceed \$5,000.00 and the Audit Contract for Year Ending April 30, 2021 not to exceed \$18,000.00 as presented. ROLL CALL: AYES: ELLIOTT, FULMER, GARBIS, KUNZ, PEILER and WEISS. NAYS: NONE. ABSENT: NONE. ABSTAIN: NONE. The motion carried.

Attorney McArdle made his routine disclaimer that the owner of Piqued Interest Consulting is his sister-in-law and she provides economic development and grant services for the Village. The Village interviewed and hired Ms. McArdle and he was not involved or aware of the fact that she was even being considered for the contractual work. The Board stressed that Ms. McArdle's services provides value and her service are a win/win for the Village.

Trustee Fulmer moved, seconded by Trustee Elliott to approve and authorize the Village President to sign the Piqued Interest Consulting Proposal for Economic Development not to exceed \$4,600.00 as presented. ROLL CALL: AYES: ELLIOTT, FULMER, GARBIS, KUNZ, PEILER and WEISS. NAYS: NONE. ABSENT: NONE. ABSTAIN: NONE. The motion carried.

COMMITTEE/DEPARTMENT REPORTS:
FINANCE: None.

COMMUNITY DEVELOPMENT: Trustee Elliott reported that the committee is planning on hosting a Memorial Day Remembrance at Stevens Park on Saturday, May 29th at 10 am. Coffee and donuts will be provided by Richmond Café.

POLICE: Chief Cetrangolo announced that the Police Department received the Starcom Grant in the amount of \$5,737.70, which will pay for replacement radios.

PUBLIC WORKS: Supervisor Schmitt reported that he had received a proposal for repairs on Well#2, which is currently down and will need a new pump installed and pipe repairs.

ENGINEERING: None.

VILLAGE CLERK: Clerk Thomas informed the Board that RBCHS will be holding (2) separate graduation ceremonies on Saturday, May 23rd, one at 11 am and one at 1 pm. She also reported that several local businesses are sponsoring a not-for-profit Pedal-paloosa Bike Ride that will begin in Algonquin and end in Richmond. A tent will be set up to provide free bottled water and literature for participants on the property abutting Hammer and Stain on W. Broadway on May 22nd and 23rd. Upon completion of the ride, participants will go into sponsoring business to scan a barcode and receive a free t-shirt.

ATTORNEY: None.

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PRESIDENT'S COMMENTS: President Wardanian thanked everyone for their support and asked for their patience as she learns her duties.

President Wardanian announced that it was Professional Clerk's Week and thanked the Village Clerk and Finance Clerk.

TRUSTEE COMMENTS: Trustee Weiss stated that both the Village Clerk and Finance Clerk are amazing. She also recognized the Finance Clerk's well written Memorial Hall Eblast.

Trustee Kunz reported that Congressmen Underwood provided the Village with infrastructure grant information. The Finance Clerk prepared grant documents and Trustee Kunz was recently notified that (10) requests will be taken to Washington for consideration. The Village's application is in the running. Only three or four applications will be chosen.

Trustee Kunz reported that the Village Engineers, Baxter & Woodman, have received site plans for Dollar General, so the project is moving forward.

Trustee Kunz stated that due to the Memorial Hall Sign being removed, the Board should consider purchasing an electronic sign for the Village Hall to help disseminate information to the public. An electronic sign similar to the Nippersink Middle School electronic sign.

Trustee Kunz announced that he had recently signed a purchase order for the Supervisor of Public Works in the amount of \$14,927.00 for the Well#2 repairs.

Trustee Kunz reported that the Board may not need to go into Closed Session if they do not want to sell property Mark Bushala, the new owner of the old Hunter Country Club property is interested in purchasing. This land was acquired by the Village from the previous owner, in lieu of annexation fees owed by the original purchaser of the property that never developed it. The property is approximately 11.8 acres located at the end of E. South St. and runs parallel to the May Subdivision. The Village is holding the land for a future Public Works Garage and Police Department, which would be built 15+ years from now.

CLOSED SESSION: Clerk Thomas announced that the Board was going into closed session for the purpose of Setting the Sale Price for Village Property (5 ILCS 120/2(c)(6)).

Trustee Fulmer moved, seconded by Trustee Weiss to go into closed session for the purpose of Setting the Sale Price for Village Property (5 ILCS 120/2(c)(6)). ROLL CALL VOTE: AYES: ELLIOTT, FULMER, GARBIS, KUNZ, PEILER and WEISS. NAYS: NONE. ABSENT: NONE. ABSTAIN: NONE. The motion carried.

The Board went into closed session at 8:28 PM.

The Board returned to open session at 8:51 PM.

Roll Call was taken and the following were present: President Wardanian, Trustees Elliott, Fulmer, Garbis, Kunz, Peiler, Weiss, Atty. McArdle, Clerk Thomas and Administrator/Chief Cetrangolo.

ACTION RESULTING FROM CLOSED SESSION: No action was taken.

With no further business, Trustee Garbis moved to adjourn the May 6, 2021 Remote Regular Board meeting, seconded by Trustee Peiler. ROLL CALL: AYES: ELLIOTT, FULMER, GARBIS, KUNZ, PEILER, and WEISS. NAYS: NONE. ABSENT: NONE. ABSTAIN: NONE. The motion carried.

Meeting adjourned at 8:58 PM.

Respectfully submitted,



Karla L. Thomas, Village Clerk