

Village of Mapleton
REGULAR BOARD MEETING MINUTES

Wednesday, July 10, 2019

7:00 p.m.

Meeting to be recorded

PLEASE SILENCE YOUR CELL PHONES!

1) Roll Call

Attending: Carl A. Bishop, Mayor; Trustees – Mike Beecham, Patti Monks, Liz Rench, Rodney Smith and Harvey Stidham. Also, in attendance: Clerk, Patricia Briggs; Treasurer, Rhonda Hodges and Attorney Lane Alster. Absent, Mark Foust (ill).

2) Pledge of Allegiance

3) Call to Order at 7:01 pm by Mayor, Carl A. Bishop

4) Approval of Agenda

Liz Rench made a motion to accept the agenda and was seconded by Rodney Smith. Votes: Yes – Mike Beecham, Patti Monks, Liz Rench, Rodney Smith and Harvey Stidham. Agenda was approved.

5) Consent Agenda

All items listed under the Consent Agenda are considered routine by the Village Board and will be enacted by one motion with no separate discussion of the items. If discussion of an item is desired, that item will be removed from the consent agenda to be considered separately.

- A. Minutes from Regular Board Meeting – June 12, 2019
- B. Minutes from Finance Committee (Budget) Meeting – June 18, 2019
- C. Bills & Correspondence (Received June 14, 2019 – July 10, 2019)
- D. Treasurer's Report

Liz Rench made a motion to approve the Consent Agenda and was seconded by Patti Monks. Votes - Yes – Mike Beecham, Patti Monks, Liz Rench, Rodney Smith and Harvey Stidham.

6) Public Comments

Please keep comments to three minutes. Review the agenda before you speak. This is the ONLY opportunity you will be given to speak during the meeting. There will be no discussion by audience members during the business meeting unless there is an emergency situation.

Bill Scott stated that he is leasing the bar and restaurant now named J & B Butlers. He said that some years ago they had a 4 am liquor license at the bar. He explained that he would like to extend his hours as he is losing business as Kingston Mines has a 3 AM license and Bartonville has a 4 AM license. There was a discussion regarding concerns that a 4 AM license could be a problem for neighbors. Liz Rensch asked Bill if he had a band and the extended hours, when would the band quit and he said most likely no later than midnight. He wants to try a 4 AM license. He said he would use his own judgment and if it is a crowd that's quiet and having fun he'll stay open to the 4 AM close, but not if they are rowdy. He offered to be on the agenda for the next meeting. Patti Monks asked what days would he want the 4 AM license for. Bill thought probably Friday and Saturday. Village Attorney Lane Alster said that the village can repeal the whole ordinance or just amend the class license or add a new license. Resident D. Herrold stated that the 4 AM close was repealed because of the traffic, noise and criminal activity and that the village was glad to get rid of the 4 AM license. Bill just asked the board and residents to let him know what they think. He doesn't want to harm the Village. Clerk will add this to the Agenda for August and attorney will create a new ordinance to be considered at that meeting as well.

7) Addressing the Board

A. Stan Bersin

MFT funds have been approved by IDOT for sealcoating the roads. He said it can be put on IDOT's website to advertise for bids. IDOT approves the bids before we can choose a contractor. Stan all we have to do is say we want it on the IDOT website and he will take care of everything, we don't have to do anything.

End of 2nd Quarter of the fiscal year. First half of year – losses are 3.7%, far below the 15% mark. 2nd page is a breakdown by quarter. The last three months it is down to 2.50%, the lowest it has been in a full year.

The last page also show that the last full year was the lowest percentage of water loss ever.

He said he had been contacted by the Auditor, as they thought there was 8.5 M gallons loss last year. Stan didn't know how they came up with that figure, but he sent them the correct information for ending the fiscal year.

Liz Rench brought up the difference in the TL meter reading date change. She stated that they used to read the meters around the same time we did, and now they read on the 1-3rd. She wondered if this would account for some of the discrepancy. Stan said it will by the month, but will wash out of several months and definitely at the end of the year.

Stan spoke at length about the requirements for the bid on the water tower, including prevailing wage requirements, certificates of insurance, non-inclusion affidavits, etc. He will put a bid packet together and we will have a signed copy. He also spoke about having the name of the community painted back on the water tower. He explained that the inside of the tank will be primed in a different color than the paint so we make sure it is fully covered. They will do the same thing to the outside. We also need to decide what colors we want to use. We can make a selection from swatches or we can tell them up front what we want. He explained that lighter colors reflect heat so it doesn't contribute to corrosion inside the tank. Dark colors are not recommended and Sky blue is the usual color. Because we are so close to the airport, we have lights on the tower which means we don't have to do anything else to the paint colors on the top of the tower. He also said that since we don't have the information about how the tank was built inside, he has had to make assumptions. He explained that we won't know the extent of what has to be done, complete sand blasting or spot sanding until they are actually inside the tower with the water removed.

They confirmed that they had been told oftentimes when a water tower is painted you wait a year to cure before you introduce electricity or cathodic protection system going through that steel. We could have the anchors put in place and wait, or have it put in and just don't turn it on until after a year for the paint to cure.

Stan said the advertisement is ready to go and the contractors need three weeks to get their bids to us. We would open bids the last week of July and be able to make an award at the August meeting. Harvey asked how accurate, from a visual standpoint, viewing it underwater. Stan said the ground storage tank gave us a pretty good indication of what we could expect. He said you will notice it more from the low water line on down. He said we can expect rust and streaks higher up where it is exposed to oxygen. Stan explained that we will drain the tower down first and then at some point the contractor will clean out the sediment and remaining water. He stated that they can't paint the outside of the

tower if there is water inside. Stan was asked how draining the tower would affect residents and he explained that we are downhill from T-L so we can use their pressure to feed water to our customers. A pressure relief valve will have to be installed to protect it from too much pressure. There was further discussion about when we could expect the painting to take place and Stan said hopefully by the end of October, that the inside has to be done first. They may ask to change that if we get a cold spell. Liz thought that when they checked the cathodic protection there was a report from them on the condition. Stan explained that was on the anodes, not the condition inside the tank.

When asked about when the roads could be done, Stan explained that the State MFT still has projects to approve. He stated it has to be done by their handbooks with certain temperatures for asphalt. To minimize engineering costs, we have the state talked into not having an engineer on hand to verify that work was done correctly. So, someone will have to be with the crew. He was asked about prep work that needs to be done ahead of time and replied that potholes have to be cleaned out. He said a September or October time frame would be good for seal coating. They need lead time to mobilize their crew and sixty days to get the work done.

For the water tower it typically takes three to four weeks. They have to mobilize a crew and get materials on hand. Liz asked if it will be draped when they paint it because of all the houses up there. Stan said if it isn't windy it won't be needed, that they generally don't drape the water tower and there is a distance from houses. Harvey explained that most of the paint that will be used will be dry before it hits the ground. Patti asked if they will do one coat and Stan said they will sand to bare metal, prime and paint.

8) Old Business

A. Fireworks Stands-Changes needed

Harvey explained that a complaint that illegal fireworks were sold had been received by the office. He said that there were also people walking around town who had no business being there. He stated that the State Fire Marshall, the EPA and the ATF were all involved and there was nothing that we could do, as our ordinance wasn't written very well at all. He suggested that we do as other towns and charge \$2500 for the permit and have fingerprinting/background checks done. Clerk will work with the attorney to create a new ordinance and have it ready for board approval at the August meeting.

B. Update on Recycling – Patti Monks

Patti stated that people continue to ask her about recycling. She explained that we don't have the facilities here to do recycling. She explained that PDC has a recycling location on State Route 29 in Pekin (by the jail). They take paper, cardboard, plastic and separate it and there is a separate one for glass. They are open Monday through Friday from 8 AM to 4 PM. They have cameras to monitor activity. Patti will give the information to the Clerk to add to the August newsletter. Harvey asked if this is free to us since we aren't in Tazewell County and was told that it was. Patti said the catch is that it is not open 24/7 like the other one was. Patti was asked if they had smaller dumpster that could be used in the village and it was agreed they would be abused, just like when we have the large dumpster in for village cleanup.

8) Committee Reports (No motions can be made during reports)

A. Finance Committee – Mike Beecham

Nothing to bring up – Appropriations Ordinance will be voted on tonight. Harvey asked how much money was in legal for zoning and was told \$8500. He was concerned that redoing the ordinances would be much more expensive than that. Lane Alster, attorney, explained that it would be better for the trustees to go through the ordinances, explain what they wanted changed and do them all at once, rather than doing four or five at a time. He also reminded them that anything to do with zoning changes have to be published.

B. Health and Water – Liz Rensch

Liz said that Stan pretty much covered everything. She also stated that last month some of the bills ran high and some ran low due to the software issue the month before and they would level out with the next bill. Deb Herrold remarked that her bill was very high and didn't understand how that would be just from being estimated one month. Clerk asked if she would like us to do a 30-day read to make sure she doesn't have a leak or something running, and Fritz also stated that it could be between the meter and the house and she wouldn't see it. Clerk again offered a 30-day read and it was agreed this would be done.

C. Liquor – Carl Bishop

Bill Scott spoke about wanting to lengthen hours at the bar and will be at the next meeting to answer any questions. It was noted that the Village spent \$100,000 rescinding the 4 AM license, explaining that people leave the bar at

2 – 3 in the morning and gas was being stolen, and there was vandalism and burglary. The lawsuit with Shooter's about bankrupted the village. Clerk will put a notice on the website and in the newsletter letting residents know about the requested change in hours.

D. Streets and Alleys – Rodney Smith

Rodney explained that we are finally doing our own mowing and getting pot holes taken care of. He also stated that within the last week they got Alice's area taken care of so we can get the runoff taken care of there. He said they will try to get the tube lowered and get ditches straightened out as much as possible. Then they will take care of Monk's Lane cul-de-sac and the bad corners from the garbage truck damage to be ready for sealcoating. Harvey asked if they needed any extra free help? Rodney explained that they are going to dig up the cul-de-sac and put a better base down. At Monk's Lane they will peel blacktop up and put a new base in to be ready for sealcoating. He said he was meeting with the company tomorrow after work to walk through what needs to be done and get a plan set up. This is a priority before the ditches are taken care of. They will get the work done within the next couple of weeks hopefully. It will depend on his schedule too. Mayor has heard from the town that Rodney is doing a very good job. Liz said they fixed the bad section at the post office but not by her house.

E. Zoning and Code Enforcement – Harvey Stidham

Harvey explained that they had a Committee meeting and reviewed complaints. He wanted to review some of the policies on how to handle the parked or abandoned vehicles on Mapleton property. One car has been a year on Mapleton property. There is a location with multiple cars and a motor home parked on the street. Attorney Lance Alster said we have to be careful and work within State statutes, but anything parked on village property can be towed. Discussion about tagging the vehicle and towing in ten days. We have a towing company that will tow it and then the owner has to pay the towing company. We also have a resident who has a towing company. Rodney will speak to him to see if he is interested in working with the village. Rodney would like to talk with people before we send out violation letters or tow cars. Attorney Alster said verbal warning first and then a written letter works well. If nothing is done, then we could have a letter to appear and a fine. A resident complained that Mapleton Storage Unit is becoming a junkyard full of vehicles. We referred to our ordinance, and it clearly allows vehicles to be stored at the storage unit. Harvey asked about taking care of yards of abandoned properties and having fines or liens on the house so if it is sold, the liens have to be paid off. We need to notify the owners that we are going to mow and clean the lots and a lien will be placed

on it so it can't be sold until they pay the lien off. Lane will check on state statute.

Liz told Harvey that there is a well or cistern and the cap has broken up and it is dangerous on Main Street. If it is open and dangerous, we can remediate it. Lane said it needs to be covered and filled in. Rodney said if we let the owner know, he will fix it. He will speak to the owner.

9) Mayors Report – Carl Bishop

Mayor said the Board is doing pretty good this year.

10) New Business

A. Appropriations Ordinance 2019-07-10-01

This budget was presented at the June meeting. Mike Beecham made a motion to approve Ordinance 2019-07-10-1 Appropriations and was seconded by Liz Rench. Votes: Yes – Mike Beecham, Patti Monks, Liz Rench, Rodney Smith and Harvey Stidham. No – 0. Absent – 1.

B. Payroll Software (Rhonda Hodges)

Rhonda stated that QuickBooks Intuit posted to her credit card again. This has been ongoing for several years. Marilyn purchased the software and they company says she is the owner. Clerk and former treasurer have spent many hours trying to fix this. Rhonda said she used to call when it was up for renewal and they would lower the price. Now that it has been set up as automatic, she doesn't get the opportunity to get a reduced price. She contacted her credit card company but they couldn't stop it. She has cancelled that card so they can no longer charge against it. She will call QuickBooks. She is recommending that when it is up for renewal again next year we just upgrade and buy a whole new package under the name of the village. The village will reimburse Rhonda for the payment.

C. Clerk time-off (flex-time) Lane – Village Hours are posted call beforehand website. There had been some conflict about clerk requesting time off and possibly coming in a different day to take care of business. Clerk felt she had been treated unfairly and wanted clarification. Attorney Lane Alster said what other villages do is they don't post regular hours and ask that people make sure the clerk is going to be there by telephone call before they come in.

D. Dogs, off-leash, barking and whining

Discussion about complaints for dogs being off-leash and barking and whining

for prolonged periods of time. One complaint already has been issued a notice to appear for a hearing at the end of the month. Village will contact in person or with a violation complaint.

E. Residents using other resident's garbage totes

Liz stated that the Post Office had complained that a certain resident who doesn't have garbage service, regularly dumps garbage in their totes. Attorney said for them to look through it for identifying mail and call the police and file a complaint for trespassing. Clerk will talk with Postal Clerk.

F. Merchandise sold on private property – no regulation it was on commercial property. Discussion about articles being sold outside at the Gas Station. It was determined that the Village doesn't have any authority over what the station owner allows.

11) EXECUTIVE SESSION pursuant to Section 2(c)(1) of the Open Meetings Act for purposes of discussing the employment, discipline, performance, or dismissal of specific employees of the Village.

12) Announcements

Fritz needs to know where he is supposed to put up the signs for Neighborhood Watch. They can't be put on county roads. He also stated that he needs the hardware. It was suggested they could go on private property with permission from the resident. A suggestion to put them on telephone poles was put down, as it is illegal to put anything on a telephone or electric pole. Another suggestion was to put them on street signs.

13) Additional Business if any

Mayor was asked by a homeowner what kind of business can they have in their home. What does the board allow? The discussion following concurred that our ordinance needs to be updated to allow any business that doesn't create heavy traffic flow through the neighborhood; bring goods in via large trucks; create noise or odors. It was suggested that we have a \$50 permit. The board will work with the attorney to create a better ordinance.

14) Adjourn Open Session

Mike Beecham made a motion to adjourn and was seconded by Patti Monks. Voice vote was unanimous for adjournment. Adjourned at 9:01 pm.

Recorded and transcribed by Patricia Briggs, Clerk

Approved by the Board of Trustees of the Village of Mapleton on August 14, 2019

Patricia L. Briggs

