

Village of Wapella Board Meeting

Wednesday, August 17th, 2022

Village Hall – 7:00 pm

Meeting called to order by Village President, Dennis Klatt.

Pledge of Allegiance

Present:

Dennis Klatt
Sean Holland
Lauren Johnson
Jane Buraglio
Mark Miller
Steve Marht – Attorney
Robin Morrow – Clerk

Approval of Minutes:

Mark Miller wanted to remind everyone that when it comes to Public Comments by ordinance is limited to 3 minutes and if comments become threatening/disorderly behavior is deemed out of order and need to put end to comments and move on. Motion made by Jane Buraglio to approve the minutes June 15th, 2022 meeting. Second by Lauren Johnson. All voting yes.

Bills:

Motion made by Jane Buraglio to approve the bills as presented to the board with the addition of Tyler Morris (KTM) for mulch at the park based on quote from previous year's quote but came in higher. Second by Lauren Johnson. All voting yes.

Department Reports:

STREETS/ALLEYS/DRAINAGE: Jane Buraglio

MFT Program – Nothing has been done to our streets since 2019. Streets have been our focus this summer and our top priority this month. We are down to the wire. Illiana is in the area. They are working in Waynesville Township and repairing 27 miles of road torn up by the wind farm construction. They will be descending on Wapella before we know it. It may be a one-day notice. We don't know. Rodger will not call them until we are completely ready.

Jane hopes everyone has been paying attention to the extensive work that is being done preparing our streets for the arrival of Illiana. Rodger has made several trips to consult with Paul about the areas that need extra attention. A street broom is a vital piece of equipment for reclaiming road edges. Paul made attempts to borrow a street broom after finding out renting one would cost \$2500/day. Paul pulled the old street broom out of the lean-to storage, and it was seriously a piece of junk. Several brush fins were missing. It hadn't seen grease for years. I'm not sure the last time it was used. The PTO shaft was missing. He found one that was too long, cut a section out, weld it back together and made sure it ran true with our new tractor. He found an old plastic pipe at Rich Plumbing with the perfect inner dimension and was allowed to cut a section off to make a 3-inch spacer for the roller that holds the existing brush fins in place. Without the spacer or ordering new brush fins, they would just slop back and forth and be useless. He had to take every rusted metal thing apart to install the spacer and then put it all back together. We had visions of every bristle flying off the moment the

broom was engaged and activated, but another miracle – it worked perfectly when Paul was done. We are now able to reclaim the road edges.

Jane doesn't know what we would do without the help from Denny Donovan and the Township truck. The auger and boot he has on the truck for spreading a strip of cold patch saves so much back breaking work. She can't imagine doing it by hand. We would not be as far along as we are without the help. Jane approved replacing fuel in the Township truck when we can get the help. We are on our 4th semi of cold patch and will most likely need a 5th before we are done.

We have some serious spots on our streets that are getting extra attention. Both N & S Chestnut Street have deteriorated drastically. All the truck traffic at Proficiency Grain has completely eroded our road edges. Up to three patch strips have been distributed to build the edges back. The big trucks that turn off S. Second from Casey's onto S Chestnut have eroded the east side of the road by making wide turns clear into the grassy ditch. Rodger told us that these areas need all rebuilt before Illiana arrives.

A soft spot-on Autumn Road just south of Mark Miller's driveway was discovered. This is a serious project that will involve cutting the road, digging out the bad base and determining what has caused this to happen. Then we need to replace the base and basically rebuild that section of the road before that section of Autumn Road is resurfaced by Illiana. I would like Rodger to be onsite when we do this and will talk to him about that project.

Shed Lot Report – There was a lot of unnecessary commotion at the shed last month. There were lots of personal opinions of how the shop lot should be organized. Several of our material piles have changed or moved three or four times since last month. The interruption in the work that day cost us a combined nine hours of manpower. There was the attorney cost to draft and send a letter of concern. We lost an additional two days of street work to turn attention to what I consider should have been down time work – rearranging items stored outdoors, loading, and transporting the scrap metals, arranging discarded refrigerators to be picked up – time lost to other pressing jobs. For what I estimate as close to \$1000 of wasted expenses in salaries, fees, and fuel, we were able to recoup \$101 in recycled metals.

Mediacom – The boring under the road is complete. We had a tech at the shed last week to analyze the installation. We expect installation by the end of the month.

Dumpsters & Roll Offs – We had an emergency roll off placed at the shed in June in response to GFL refusing to empty our two dumpsters. We have had very good response to our signage at both dumpsters and the roll off. Occasionally something is put in the wrong container, but overall, there have been few complaints. Jane talked to Eric Shangraw and he said we are able to use our last two free town clean up roll offs when we get ready to swap the current container out. So aside from the onetime \$200 charge, there will be no charges going forward. The swap out is schedule for this week.

DRAINAGE

Hickenbottom Drain – Jane received a text late at night on August 8th from Deanna Aguilar at 405 S Second. She told her about what she thought was a manhole cover that had caved in, and she was afraid her little dogs would fall in. What Paul found was part of the Wapella Union Drainage District tile had a Hickenbottom drain installed over the tile and the lid was caved in like she said. Paul spoke with two of the District Commissioners about the job. AAK fabricated the steel plate lid and Paul welded stops underneath to keep the lid from moving when installed. The job is complete and once we pay AAK, Jane will send the bill and the pictures to the Drainage District for reimbursement.

HEALTH & SAFETY: Lauren Johnson

In discussion with Jim Classon, IMLRMA (Loss Control Specialist) regarding parks.

Waiting for Quotes for Community Center and Park improvements.

Met with KTM about maintaining the park.

WATER: Sean Holland

Nothing to report

ZONING: Mark Miller

Received email 8/10 regarding zoning Cannabis growing and retail sale. We don't have anything. Responded to email Will need to set Zoning Board meeting with notice to entire village if we decide to address this. Could be additional sales tax village would get (3%). Have not heard anything back from inquiry yet.

FINANCE: Jane/Pat

Account Balances as of July 31, 2022

General Fund Checking	\$214,876.45
Park CD (Heartland)	\$ 41,564.04
Park CD (DeWitt Savings)	\$ 54,679.87
Police CD (DeWitt Savings)	\$ 18,402.95
Water Fund Checking	\$ 64,623.70
Motor Fuel Checking	\$119,569.35
<u>Water Project Fund Checking</u>	<u>\$101,459.55</u>
Total:	\$615,175.91

The treasurer has switched to printed checks. It makes the process of paying the bills and doing the payroll much faster and more accurate.

We received our first installment of the 2021 property taxes. The check was for \$32,898.57 - \$28,938.00 for our Levy and \$3,960.57 - our portion of the Wapella Township Road District tax collected from Village of Wapella property owners.

We received a Franchise Fee check from Mediacom - \$987.72.

Ameren contacted Jane and she updated our Ameren address listing. She removed two addresses that were clearly not within the village limits.

WATER OPERATOR: Steve

Nothing to report

CLERK: Robin Morrow

Would like to request that each department provide their notes of monthly agenda items and what they intend to discuss or submit individual committee reports either via email or in writing at end of each meeting to help with putting minutes together.

FOIA OFFICER: Robin Morrow

Nothing to report

WEBSITE: Jane Buraglio

All updated

PUBLIC COMMENTS/Village Organizations:

Barb voiced same concerns with neighbor who has had numerous ordinance violations and seems to be doing nothing to correct the situation. She was in attendance representing other neighbors (Jake Simmons). Just wants to know what the village is doing about the situation. Will be addressing situation in #2 of the New Business/Discussion section.

Dale comments about the park weeds and that maybe we put the landscaping on the back burner and or limit landscaping to make it easier to mow and focus on weed control. He stated he is about to FOIA the records on time clock use and over time of village employees. Also questioned why village is not using batwing mower at park and commented on the RR mowing.

New Business for discussion, approval, and possible vote:

1) Discussion and possible action on Ordinance Violation notices

7 Violation notices issued last month. 4 complied. 3 have not.

Complied – Jones (408 Main), Armour (101 Maple), Walsh (607 S Third); North (207 S Locust)

Non-Compliant – Logan (303 S East), Cohenour (216 N Oak), Henderson (112 S Locust)

Needs a Notice - Jolley (12 Thomas Court), Smith (200 S Locust)

Jane has pictures from last month and what the non-compliant properties look like today. I'd like Steve to explain to the board what happens next.

She suggests that once we get to the point where we can proceed to have the properties brought into compliance, that we hire that work done by a professional landscaper.

Jane made motion to authorize the Village Attorney to proceed with the formal notification to the non-Compliant property owners about the consequences for not bringing their properties into compliance with the Village Code within 5-10 days and village would go in and make the necessary adjustments and bill back to the homeowner. Jane suggests hiring a professional company to come in and clean up the property. Could issue a citation to the homeowner to appear in court. All agreed it is time to go to the next level at getting property owner to meet compliance or appear in court.

2) Discussion and possible approval of Ordinance regarding Inoperable and Unused Vehicles in the Village of Wapella

We discussed at the last few meetings about the difficult procedures and enforcement of our current ordinance Addressing abandoned vehicles. Steve sent Jane a copy of the ordinance the City of Varna uses. She liked it and it seemed much easier to read. It separates procedures for Abandoned Vehicles and for Inoperable, Unusable Vehicles and parts. It's rare we have an abandoned vehicle. She had to have one removed from Main Street two winters ago. We deal more with the inoperable and unused vehicles that sit month after month, year after year in the same spot. This ordinance gives us some teeth in enforcing and sets a reasonable time of 7 days to abate the problem. It also gives a rather steep fine which should help encourage property owners to abate the problem. Any one of use can issue a notice in person or by certified mail.

How will this ordinance affect a business, and will it be related to Zoning special use permits? Additional revisions need to be made; therefore, this has been tabled.

3) Discussion and possible approval of Ordinance Declaring Personal Property Surplus and Authorization of Its Disposal

The Dunk Tank – Jane suggested that we advertise for bids since it holds some sentimental value. It needs to be somewhat cleaned up and the hornet’s nest removed. Hopefully by the next meeting we could entertain bids.

Embossed meter lids – They have a Wildcat picture and the name Village of Wapella on the lid. Jane suggested that we try to sell them either through the Bank or the Wapella Says YES tent at the Small Business Saturday events.

Jane made motion that the Board approve the Ordinance Declaring Personal Property Surplus as the Dunk Tank and the Embossed Meter Lids and giving the Authorization of their Disposal and that the Mayor allows her to proceed with disposal. Second by Mark. All voting Yes.

4) Authorization of Collateralized Deposit Agreement with Heartland Bank & Trust company and approve of Signatures on the Signature card with First Horizon

We have too much money in one bank according to our auditor. I spoke to Ann Marie Irwin at Heartland Bank about securing a letter from the bank that would ensure our money beyond the \$250,000 that the FDIC insures. This month our total funds in Heartland Bank are \$542,093.09. She told me a safekeeping account will need to be opened with First Horizon Bank. There is no transferring of funds involved. Any securities that Heartland Bank invests in are held in our safekeeping account at First Horizon. When they have depositors that need additional coverage over the \$250,000 FDIC insurance, they can use these securities to pledge as collateral and cover what FDIC does not.

She runs an analysis every Monday and at the end of the month to determine if securities need to be pledged or released according to the amount on deposit at Heartland Bank. If additional pledging is needed, she will instruct First Horizon to move a security from their account into the Village of Wapella account. If too much is pledged, she will send a letter to be signed and she will then forward that to First Horizon, and they will release the security from the Village account and put it back into their account. We will have a notice mailed to us any time movement is made. Also, quarterly a list of securities pledged will be mailed to us.

To fully insure our funds held in Heartland Bank & Trust Accounts, I will make a motion to Authorization of Collateralized Deposit Agreement with Heartland Bank & Trust Company, and approval of Signatures of Dennis Klatt, Jane Buraglio and Pat Good on the Signature card with First Horizon.

Jane made motion for authorization of Collateralized Deposit agreement and approval of signatures on the signature card with First Horizon. Lauren second. All voting yes.

5) Discussion and possible approval of A/C Repair for Red Dump truck by Rush Truck Center

Both the A/C and the Heater have not been working in the red dump truck. They could not keep the windshield defrosted in the winter. This summer it is stifling in the truck. Toby arranged for

a tech from Rush to come to the shop to troubleshoot and diagnose the problem. The bill for repairing the heater is in the bill packet. The A/C was a little more expensive, so I wanted to get approval from the board before we scheduled the repair. It will mean taking the truck to Rush because the repair could not be done on site.

Jane made motion that the Board approve the A/C work for the red dump truck to be done by Rush Truck Center for the cost not to exceed \$1000. Second by Lauren. All voting Yes.

6) Discussion and possible approval of quote for painting/repairing shed roof

Jane made motion to accept quote for painting and repairs of roof shed with Troy Hobs Painting in the amount of \$6850. Second by Mark. All voting Yes.

7) Discussion and possible approval for quote from D&D Pavement Solutions to clean, spray, patch and roll entire Community Center lot for \$18,272.00

Motion made by Mark with the comment for future evaluation of parking recommendations. Second by Jane. All voting Yes.

8) Discussion and possible approval for quote from D&D Pavement Solutions to sweep and seal coat entire Community Center lot in 2023 for \$5010.00

Motion made by Mark. Second by Jane. All voting Yes.

9) Discussion and possible approval to purchase from Game Time for 2 Zero-G Swing chairs not to exceed \$1500.00

Motion made by Jane. Second by Sean. All voting Yes.

10) Set meeting date and time for Budget Workshop

Our Budget/Appropriations Ordinance for the Fiscal Year 2022/2023 is due by the end of September. Jane suggested we set a date and time for a special meeting budget workshop. She requested to meet individually with Sean and Lauren prior to that meeting so they can go over the numbers and be ready for the workshop. When we come together and go over the numbers as a board and if we are satisfied, she could have all the numbers on the final draft, and we could approve the Ordinance at the regular September meeting.

Meeting set for Wednesday, 8/31, at 7:00pm Motion made by Jane. Second by Mark. All voting Yes.

Discussed and agreed to move September meeting to 28th instead of 21st.

Motion to adjourn meeting by Mark. Second by Sean. All in favor.

Meeting adjourned @ 8:19 pm

Respectfully submitted by:
Robin Morrow, Village Clerk