

**REGULAR MEETING OF THE BOARD OF TRUSTEES
MINUTES
November 18, 2021**

The regular meeting of the Village Board of Hampshire was called to order by Village President Michael J. Reid, Jr. at 7:00 p.m. in the Village of Hampshire Village Board Room, 234 S. State Street, on Thursday, November 18, 2021.

Roll Call by Village Clerk Vasquez:

Present: Heather Fodor, Toby Koth, Lionel Mott, Laura Pollastrini, and Erik Robinson.
Present electronically- Aaron Kelly.

A quorum was established.

In addition, present in-person were Village Manager Jay Hedges, Village Clerk Linda Vasquez, Finance Director Lori Lyons, Assistant to the Village Manager Josh Wray, Village Attorney Mark Schuster, Police Chief Brian Thompson, and Streets Supervisor Dave Starrett. Also, present electronically: Tim Paulson – EEI.

President Reid led the Pledge of Allegiance.

MINUTES

Trustee Fodor moved to approve the minutes of November 4, 2021.

Seconded by Trustee Pollastrini
Motion carried by roll call vote.
Ayes: Fodor, Kelly, Koth, Mott, Pollastrini, Robinson
Nays: None
Absent: None

Trustee Robinson moved to move agenda item 6-g, Presentation of Village Snow and Salt Operation, to first on the agenda under Village Manager's Report.

Seconded by Trustee Pollastrini
Motion carried by roll call vote.
Ayes: Fodor, Kelly, Koth, Mott, Pollastrini, Robinson
Nays: None
Absent: None

VILLAGE MANAGER'S REPORT

Presentation of Village Snow and Salt Operation

Hampshire Street Supervisor David Starrett went over the presentation explaining the Village's snow plowing and salting operation, including the routes, the labor, the equipment, and the salt purchasing.

Trustee Fodor asked what the new residential developments will mean for snow and salt operations. Supervisor Starrett said they will probably require new routes for each one, meaning more employees and plows or contracting to an outside service.

A Motion to approve the Annual Financial Report for the Fiscal Year Ended April 30, 2021-Lauterbach & Amen LLP.

Finance Director Lyons introduced Ms. Monika Adamski from Lauterbach & Amen. Ms. Adamski thanked Ms. Lyons and staff for great communications and working very well with them throughout the audit process. She presented highlights of the audit, including that the Village received the highest favorable opinion possible. She also noted that Village has implemented several of the prior-year recommendations. The Village and Lauterbach have a great partnership.

Trustee Pollastrini asked for clarification about comingled cash. Ms. Adamski explained that the Village's funds were net positive, but there were some funds that were negative that had to receive transfers from other funds to become positive, which is not a recommended practice, but it was a very common occurrence in the last two years during the COVID pandemic.

Ms. Lyons complemented Lauterbach & Amen on their great relationship and their excellent customer service to the Village.

Trustee Kelly asked Ms. Adamski if it was the auditor's opinion that the Village has healthy fund balances, to which she responded yes.

Trustee Koth moved to approve the Annual Financial Report for the Fiscal Year Ended April 30, 2021-Lauterbach & Amen LLP.

Seconded by Trustee Robinson

Motion carried by roll call vote.

Ayes: Fodor, Kelly, Robinson, Koth, Mott, Pollastrini

Nays: None

Absent: None

A Resolution authorizing the approval and execution of a third amended and restated development agreement for the property identified as the Southerly Acres in Tuscany Woods Subdivision Unit 2 in the Village.

Village Attorney Schuster explained this agreement originated in 2004 and was amended in 2014 and 2018. Unit 1 was finished. The matter here is to split up Unit 2 into two sections for purposes of selling the southernly acres (40 acres south of Rt. 72) expected for commercial and multifamily development. Certain obligations, including roadway improvements and recapture due to Crown, are also assigned entirely to the southernly acres in these agreements. These agreements are an integral piece in the sale transaction to take place next week.

Trustee Pollastrini asked for clarification about the turn lane on Rt. 72. There will be a west-to-south turn lane on Rt. 72 that has been planned since the conception of this development many years ago. It will need IDOT permitting, and the owners of the southernly acres are entirely responsible for this improvement.

Trustee Pollastrini also asked about the 20-year length on this agreement for the development of the northernly acres. Attorney Schuster noted that the owners of the northernly acres would like to build that area out much sooner than 20 years from now, and they would follow the existing preliminary development plan unless they go through the planning and zoning process to change it.

Trustee Kelly asked for clarification regarding the recapture payments in this development. Attorney Schuster explained that properties generally east of this development benefit from the public improvements built by Crown, so they would pay those applicable fees to the Village at the time of platting, and the Village would then pay those to Crown.

Trustee Koth moved to approve Resolution 21-13; authorizing the approval and execution of a

third amended and restated development agreement for the property identified as the Southerly Acres in Tuscany Woods Subdivision Unit 2 in the Village.

Seconded by Trustee Robinson
Motion carried by roll call vote.
Ayes: Fodor, Kelly, Robinson, Koth, Mott, Pollastrini
Nays: None
Absent: None

A Resolution authorizing the approval and execution of a third amended and restated development agreement for the property identified as the Northerly Acres in Tuscany Woods Subdivision Unit 2 in the Village.

See discussion from previous item.

Trustee Robinson moved to approve Resolution 21-14; authorizing the approval and execution of a third amended and restated development agreement for the property identified as the Northerly Acres in Tuscany Woods Subdivision Unit 2 in the Village.

Seconded by Trustee Mott
Motion carried by roll call vote.
Ayes: Fodor, Kelly, Robinson, Koth, Mott, Pollastrini
Nays: None
Absent: None

A Motion to approve a Professional Services Agreement with EEI for Lead Service Line Replacement Inventory in the amount of \$ 19,606- State Mandated.

Village Manager Hedges explained that this presentation was given at a previous meeting and that the main concern regarding how technology-nonproficient people will respond to the survey has been addressed in EEI's proposal. Trustee Pollastrini just asked if we can add a note to the first postcard with the QR code that explains alternative options for reporting will be available in the future. Mr. Hedges said we could add that.

Trustee Pollastrini also commented that she met with three senators regarding funding from the new infrastructure program for this major unfunded mandate, and she believes the Village will have to fight tooth and nail for any money from that program.

Trustee Robinson moved to approve a Professional Services Agreement with EEI for Lead Service Line Replacement Inventory in the amount of \$ 19,606- State Mandated.

Seconded by Trustee Fodor
Motion carried by roll call vote.
Ayes: Fodor, Kelly, Robinson, Koth, Mott, Pollastrini
Nays: None
Absent: None

A Resolution approving a Final Development Plan and Plat of Subdivision for Oakstead Neighborhood School Area of the Oakstead Development in the Village.

Trustee Fodor asked if the title of the plat naming the school as a middle school needs to be changed since it is supposed to be an elementary school. Attorney Schuster said that is how the School District presented the plat, so that's what will be recorded unless the School District decides to change it in the future. It does not have any bearing on what type of school it has to be.

Trustee Robinson moved to approve Resolution 21-15; Final Development Plan and Plat of Subdivision for Oakstead Neighborhood School Area of the Oakstead Development in the Village.

Seconded by Trustee Fodor

Motion carried by roll call vote.

Ayes: Fodor, Kelly, Robinson, Koth, Mott, Pollastrini

Nays: None

Absent: None

An Ordinance amending the Village Code, Chapter 6: Zoning Regulations to add regulations governing a new zoning district, recreational zoning district, in the Village.

Mr. Hedges explained that the current zoning regulations allow for limited recreational uses across many of the zoning districts, but this would create a new zoning district that allows for many recreational uses and provides for the special issues that arise under recreational uses, such as parking and lighting.

Trustee Fodor asked why cemeteries is included. Planning and Zoning Commission Chairman Bryan Mroch explained that the commission added cemeteries as a use because other recreational districts also tend to include conservatorship-type uses, such as cemeteries, forest preserves, wetlands, etc.

Mr. Wray noted that this ordinance only creates the zoning classification, but no property is being zoned yet. Any property owner wishing to have this zoning will have to come before the Planning and Zoning Commission and Village Board. This is essentially a tool that allows for future development and Village planning.

Trustee Kelly asked why wind and solar energy systems are included. Mr. Wray explained that those uses were included as special uses simply because they are included in most other zoning districts in the Village per an ordinance passed by the Village Board a few years ago.

Trustee Fodor moved to approve Ordinance 21-45; amending the Village Code, Chapter 6: Zoning Regulations to add regulations governing a new zoning district, recreational zoning district, in the Village.

Seconded by Trustee Robinson

Motion carried by roll call vote.

Ayes: Fodor, Kelly, Robinson, Koth, Mott, Pollastrini

Nays: None

Absent: None

Presentation of the Special Service Area Levy and Pond Maintenance

Finance Director Lyons went over the SSAs and explained how the figures presented were calculated based on prior and projected maintenance as well as the status of each SSA fund balance. The proposed large increases are generally because the Village did not levy those SSAs and do the maintenance in years past, so we are catching up now.

Trustee Kelly asked why we are showing an increase in taxes for several years in certain SSAs that have a positive fund balance. Ms. Lyons explained that the balances in some of the funds are positive but are not high enough in her opinion because it is difficult to know what expenses these SSAs will have over five or more years. The recommended increases will stop once a higher fund balance I reached.

Ms. Lyons also noted that she asks the Streets Department to produce a time study about every five years, and certain SSAs have been taking more time than we have been applying to them, so labor costs may increase in some SSAs with an updated time study. We are also looking to save some expenses by getting Streets staff licensed for certain activities so we can do the work in-house rather than contracting it out.

Trustee Koth would like the Village to check the contractors' work because he does not believe the work they have done has been effective.

Trustee Koth also asked if EEI has ever notified the Village that the stormwater facilities have been getting worse due to the lack of maintenance over the years that we are now trying to catch up with. Mr. Hedges responded that EEI has not. President Reid noted that EEI does not drive around the Village looking for issues unless the Village asks them to, so EEI would not have known about the issues.

Public hearings will be held in December regarding the SSA levies that will increase by more than 5%.

MONTHLY REPORTS

Police Incident Report

Police Chief Thompson reported that traffic is going down, and the department is working on a lot in investigations. They are also working with the union trying to get a better schedule for the officers.

Engineering Report

Tim Paulson reported Route 72 watermain is on track and should be finished by December 10.

Financial Report

Finance Director Lyons presented the October financial report, which was for six months of the fiscal year. The use tax is a little behind, and public use transition fees and permit fees are down because of fewer new home permits than projected, but everything else is about on track. No areas of spending are of great concern. The remodeling to Village Hall will cause that line item to be overbudget though.

ACCOUNTS PAYABLE

A Motion to approve the November 18, 2021 Accounts Payable to Personnel

Trustee Koth moved to approve the Accounts Payable for John Huff and Shawna Davis in the sum of \$241.30 paid on or before November 24, 2021.

Seconded by Trustee Robinson

Motion carried by roll call vote.

Ayes: Fodor, Kelly, Pollastrini, Robinson, Koth, Mott, Pollastrini

Nays: None

Absent: None

A Motion to approve the November 18, 2021 Regular Payable

Trustee Pollastrini asked what their payment to Flood's Royal Flush was for. Ms. Lyons explained that this was for the portapodies at the Streets yard while they are remodeling their bathrooms.

Trustee Robinson moved to approve the Accounts Payable in the sum of \$252,078.47 paid on or before November 24, 2021.

Seconded by Trustee Fodor

Motion carried by roll call vote.

Ayes: Fodor, Kelly, Pollastrini, Robinson, Koth, Mott, Pollastrini

Nays: None

Absent: None

COMMITTEE / COMMISSION REPORTS

Business Development Commission – Village Manager Hedges reported they discussed Streetscape, and staff has decided it will not be beneficial to apply for another grant for Streetscape 2.0 because the application costs are not worth the low chance of success. We have a few businesses that may be applying for the façade grant soon. The dollar store is listed on the market now.

Public Relations – No report

Public Works – No report

Budget Committee – No Report

NEW BUSINESS

Trustee Robinson thanked the Police Department for keeping our kids safe during a few recent incidents at the schools. Happy Thanksgiving, everyone.

Trustee Koth asked if the Village had ever considered getting the trustees tablets to have agendas and packets electronically instead of printing hundreds of pages of paper. President Reid said it was considered several years ago, and the Board at the time did not want to do it, but that could change now. Staff will look into it.

Village President Reid announced the holiday parade would be the same route only it will start from Hampshire High School then going through State Street then through the neighborhoods. The tree lighting will likely be by James Motors; it is up to Dave Starrett where he thinks it would be the safest place.

Santa letters will be coming soon.

President Reid commented that he does not expect the Village staff to follow his Village-related communications on Facebook and hopes the rest of the Village Board feels the same. The Village staff has enough to do for their jobs that they should not have to keep track of what the elected officials are doing on social media. Nothing the elected officials say on social media is meant to give direction to staff or anything of the sort.

Trustee Pollastrini noted that she and other board members attended the Hampshire Fire District's meeting on Saturday where they learned quite a lot about the District's operations beyond just responding to fire calls. It was very informative.

EXECUTIVE SESSION

Trustee Fodor moved to adjourn to executive session at 9:15 pm for purposes of Review of Executive Session Minutes under Sec. 2 (c) 21.

Seconded by Trustee Pollastrini

Motion carried by roll call vote

Ayes: Fodor, Kelly, Koth Mott, Pollastrini, Robinson

Nays: None

Absent: None

The Village Board reconvened in open session at 9:32 PM. There was no executive session business to report.

ADJOURNMENT

Trustee Pollastrini moved to adjourn the Village Board meeting at 9:32 p.m.

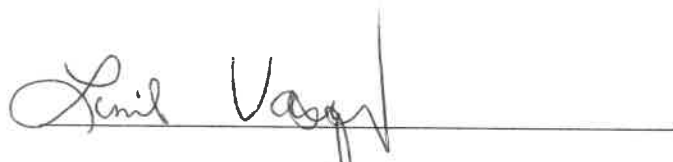
Seconded by Trustee Fodor

Motion carried by roll call vote

Ayes: Fodor, Kelly, Koth, Mott, Pollastrini, Robinson

Nays: None

Absent: None

A handwritten signature in cursive script, appearing to read "Linda Vasquez", is written over a horizontal line.

Linda Vasquez Village Clerk