

Committee of the Whole
June 24, 2024
MINUTES
6:00pm

Board present: Steve Buss, Claudia Simpson, Christin Keeffer, Brian Peight, Brooke Baldauf, Dean Rood, Brandon Smith, Cathy Stevens, Nicole Callos. Also present: Wayne Gift, Brian Nott, Lindsay Buss, Kory Polhill, Brandon Sato, Louise Workinger, Anthony Coon

Call to Order

1) The Committee of the Whole meeting of June 24, 2024 was called to order by President Buss at 6:00pm.

Approval of Minutes – May 28, 2024

2) On a motion by Peight second by Keeffer to approve the meeting minutes from May 28, 2024. ALL AYE.

Approval of Bills Payable

3) Callos stated payment was made for the Kubota utility vehicle for streets department in the amount of \$20,659. On a motion by Keeffer second by Stevens approving the Bills Payable Report. ALL AYE

Public Participation

4) There was no public participation at this time.

Discuss 2025 Road Projects

5) The following discussion was held: Nott will have a summary of work to be discussed at the July Committee of the Whole Meeting. Main and Townline road were on the alternate list; the project has been shortened and numbers will be worked for HMA. Milfred Street is likely to be completed with MFT funds in 2025 as the DOT wetlands determination is not back yet. Peight stated the County will be working on Cedarville Blacktop next year and if there are projects the Village wants to do on that side of town it would be beneficial to coordinate; funds are to be set aside for the intersection on Townline Road. Dayton Street is waiting on a permit from the County. A revised plan from Helm will be required to complete the driveway at 306 Butternut Drive; the ditch has been eliminated. Water is still resting on the driveway, but the plan is to level it out. Nott has had discussion with the homeowner.

Discuss Blighted Homes

6) Anthony Coon is the Village Lawyer for ordinance violations. He gave the following updates: Mobile homes and true homes have different approaches and every situation is very case specific. Freeport's blighted homes approach was to use grant money to buy the homes to tear them down. A judge would need to be convinced that the home is unsafe for the Village to have a case in taking it down. Coon will be addressing the State Statute on how to complete internal inspections. Inspection notices may need to be sent certified mail and as regular mail; publication of notices may be necessary if the property owners cannot be located. Village police officers can serve papers. The process is to identify problem homes and property owners addresses, send notices, complete an inspection, obtain quotes for demolition, and take information to the judge. Once the order is permitted, hold the order for 30 days. If the Village is granted demolition rights, the Village does not own the parcel without eminent domain. Rood stated permitted unfinished structures are a hazard. At this time building permits are in effect for one year according to Article 9, 23-128. Anyone with an existing permit would be grandfathered in if amendments were made.

Discuss Appropriation Ordinance 24-012

7) Callos presented the preliminary appropriation ordinance for Board review; this will be up for approval at the July Board Meeting.

Discuss Service Ticket Submission

8) Buss explained there are services that the Village could subscribe to that would help coordinate Village work orders and to help with documentation of prior situations dealt with. Polhill explained the Freeport system, iWorQ, has a Google overlay where each home is assigned a number and notes can be made for any resident concern/work that was completed. The subscription Buss looked into was around \$2400 a year; he will be getting an exact quote for all features for further discussion.

Discuss Food Truck Permitting

9) Callos stated the Village has a soliciting day permit that does not have verbiage requiring any licenses. The new permits would require the Food Truck owner's licensing and list specific dates allowed within Village limits. Food trucks would be covered under the event holder's liability umbrella insurance.

Discuss Ordinance for Updating the Criminal Code

10) Gift stated that he and Anthony Coon are working on having the criminal codes written into an ordinance so if something is against the law, it will also be against the Village Ordinances, and can be ticketed. A proposal will be presented.

Discuss OSHA Response for Sewer Department

11) Smith explained that he just received the notice for the State OSHA inspection that took place 104 days ago. The issues noted are required to be completed by July 15th. Nott stated Fehr Graham can assist in creating a hazard plan for all departments. An itemized pricing of services is to be emailed to the Village.

Welfare of the Village

Adjournment

12) On a motion by Rood second by Peight to adjourn the June 24, 2024 Meeting at 7:19pm. ALL AYE.

Submitted by Claudia Simpson, Village Clerk