The regular meeting of the Gardner Village Board was called to order at 7:00 p.m. Monday, January 8, 2007 in the Village Hall Council Chambers with all members present: Comms. Hibler, Serena, Hileman, Marketti and Mayor Wise. (*Also in attendance: Barb Bexson/Clerk, Scott Belt/Attorney, Guy Christensen/Engineer)* All then stood for reciting of The Pledge of Allegiance.

Accepted were:

Minutes/December 11 2006	motion Hibler/second Serena roll vote: ayes 5, nays 0
Listing(s) of bills (Current/Ratify)	motion Marketti/second Hileman roll vote: ayes 5, nays 0

Guy Christensen (Chamlin & Assoc.)

Reported specifications are finalized for the generator at the Jackson Street lift station. Comms. Marketti and Hileman have copies and after they review, this can be bid or priced.

Put together a list of estimated costs for the replacement of various water mains in the Village. Plans for many of these were already available from a grant application a number of years ago (the Village was not awarded this grant); pricing is now updated. At Comm. Marketti's request, Guy is to prioritize this listing.

The study concerning water and sewer impact fees will be completed this week and figures will be submitted to Attorney Belt. These fees are based upon future Village growth and needs associated with the water/sewer systems (watermain replacements/expansions, watertower, water treatment plant expansion/addition, etc.). Comm. Marketti inserted that Attorney Belt also needs to look at other fees such as water/sewer tap-on and inspection fees. Comm. Hileman relayed some figures from other area municipalities and added that new meters purchased for developments will be the radio-read type which as present are about $130 more per meter.

Attorney Belt

Asked if members had looked over the proposed school impact fees (presented in his memo dated December 8, 2006) for newly annexed residential properties. These figures, presented were reviewed and discussed; Attorney Belt reminded these are in addition to the recently amended land-cash ordinance. Conversation followed with concerns that with excessive fees, the Village could price itself out of the market for growth and that the Village needs to balance assistance to the schools and allowance for growth. Comm. Marketti voiced his concerns with the annual 3% increase and would prefer this be considered on a yearly basis, similar to the ordinance to annually increase water rates. He explained that, by ordinance, water rates are increased 5% each fiscal year unless rates and funding are found to be sufficient; if so, the Council can elect to abate any increase for that year (or to increase at a different percentage rate). He feels that an annual review, done prior to the start of each fiscal year, should be done, because, if there is no significant growth the Village could decided not to increase the fees so as not to discourage growth. After Comm. Hileman comment that this has worked well with water rates which have increased only once in seven (7) years, it was agreed that this ordinance should be prepared for passage at the next meeting and a copy should be provided to the attorney for the schools.

Comm. Hileman

Commented that there is current legislative debate in the State concerning efforts to change the way schools are funded by possibly removing school taxes from real estate.

Reported that as of December 29, 2006, $5,250 has been collected by the Village from the sale of the dirt (from the grade school road improvement project).

Comm. Hileman (continued)

Brought up his strong feelings about numerous comments he has received on abandoned vehicles and junk at many properties in the Village. He would like to see immediate clean-up of what he feels are eyesores and deterrents to village growth, adding that he wants actual cleanup and not simply a fine. Attorney Belt explained that usually, the courts will allow a certain timeframe for correction and, after that time, if not corrected, a fine is assessed on a per day basis. The Council then agreed that pictures will be taken and letters setting a time period for completion of cleanup immediately be sent. If corrections are not made, legal action will then begin. On this same concern, Comm. Marketti brought up the vacant grain elevator which also is an eyesore and should be razed. Attorney Belt was requested to send another letter to the owners (Nielsen Grain) to ask for their attendance at an upcoming board meeting to discuss options. Comm. Marketti further stated his feeling that the Village should pursue this until it is removed.

Reminded that, until the rate tier was discontinued by ComEd, the Village received a special rate for its water/sewer pumping service, thanks to the assistance of Accurate Consulting Services. He now has a meeting set for January 16 at 3:00 p.m. to discuss the possibility that the Village could once again receive a more favorable electric rate for this service.

Mayor Wise

Informed of various locations with street light outages; the Clerk related that all those stated have already been reported to ComEd.

Informed that he has appointed Dean Rankovich, (former Village Commissioner) to serve as both Zoning Officer and Building Inspector for the Village.

At 7:45 p.m. Council Members entered in executive session for the purpose of discussion of appointment, employment, compensation, discipline, performance and/or dismissal, allowed pursuant to Section 2(c)(1) of the Open Meetings Act (motion Hibler/second Hileman; roll vote: ayes 5, nays 0). At 8:10 p.m., regular session reconvened (motion Marketti/second Hileman; roll vote: ayes 5, nays 0).

As there was no further business brought before the Council, a motion to adjourn was made at 8:12 p.m. by Comm. Hileman, seconded by Comm. Hibler all present in agreement.

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Barbara S. Bexson, Clerk
Village of Gardner