

## Williamsfield Village Board Meeting April 4, 2022

The Williamsfield Village Board met in-person on Monday, April 4, 2022, at 7:00 p.m. at "The Truro" due to ongoing renovations at the KP Village Hall which prevented the conference table from being set up. Present were Trustees Trudy Self, Jeremy Eagle Nancy Everett Stuart Hickerson, Andrew Scott in person and Julie Van Dran via telephone. Also, present were Susan Ott, Laura Hunt, Dana Tucker, Becky Doubet, Dorothy Mangieri, Jason Evans, Jason Ingle, Aggie Powers, Jordan Newell, Mary Rice (Treasurer), Tom Rice (R/O Plant), Chief Robertson, Tori Courson (Village Clerk), Matt Tonkin (Village President).

Motion by Trustee Hickerson and seconded by Trustee Self to approve the minutes from the March 2022 meeting as presented. All in favor. Motion carried.

New Bills: The following bills were presented for approval. Motion by Trustee Self and seconded by Trustee Scott to approve the bills as presented. All in favor. Motion carried.

<b><u>GENERAL</u></b>		
<b>Vendor / Category</b>	<b>Details</b>	<b>Amount</b>
Motorola Solutions	Computer Usage	\$52.00
West Central FS	Maintenance Gas & Oil	\$154.59
West Central FS	Police Gas & Oil	\$53.43
Backhoe Joe	Repair problem areas at Village Hall	\$1,050.00
Illinois Municipal Treasurer	Annual Membership	\$50.00
Ingle Electric	Electrical wiring, install thermostat, relocate register etc.	\$2,402.13
Card Service Center	HP ink	\$53.11
Verizon Wireless	Police	\$36.01
Staples	Stackable files & upright file folders	\$52.45
Brimfield Hardware	Miscellaneous supplies	\$41.78
BNSF Railway Co	Lease on covering site for pumphouse and cistern	\$320.95
Metal Culverts	HDPE 6" diameter 20' L Dual wall plastic culvert	\$146.40
Courtright Construction Inc	Initial inside work & additional inside work	\$18,402.39
	<b>TOTAL</b>	<b>\$22,815.24</b>
<b><u>OPERATIONS AND MAINTENANCE</u></b>		
<b>Vendor / Category</b>	<b>Details</b>	<b>Amount</b>
USA Bluebook	Socket Flange (2)	\$84.55
KVI Inc	Psi switch 2 overhead heaters, 1 wall heater, 2 thermostat and labor	\$5,008.00

	<b>TOTAL</b>	<b>\$5,092.55</b>
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Financial Statements: President Tonkin provided details on the review of financial statements, percent over and percent under for the month. Motion by Trustee Self and seconded by Trustee Scott to approve the financial statements. All in favor. Motion carried.

Public Comment: Aggie Powers is a homeowner on Parkview and attended the October Board meeting to voice her concerns about the drainage issues in her yard and wanted to check on the progress of the solution. President Tonkin stated Bruner, Cooper and Zuck submitted a study/solution that will be discussed later in the meeting if she wishes to stay.

Public Hearing held to discuss Jason Evans application for liquor license to open a gaming parlor on Chicago Avenue. Laura Hunt stated she supports Jason Evans new business idea and being on the MAPPING committee, she wants other business owners to view Williamsfield as a welcoming community to new businesses and renovating the existing building will help beautify downtown. It will create jobs opportunities, bring people to Williamsfield that may possibly visit other businesses and bring revenue to the Village from the machines. She stated the approval of the liquor license should be based on opportunities not someone's opinion or beliefs. Dana Tucker said her grandpa owned the building years ago when it was a tavern and would love to see it back in business. She feels another business and a laundry mat will be a great asset to Williamsfield and feels Jason's new business should be welcomed like the other new businesses recently opened. Susan Ott stated after the business was first proposed to the Board, a couple Board members reached out to members of the community to get their opinions. She was one of them and she appreciates that being a business owner and rental property owner. She is on the MAPPING committee and she supports Jason's new business endeavor and the confusion on the number of liquor license allowed in the ordinance should not be held against Jason. She feels the new business will have no negative impact on the Village and will bring revenues to the Village. Susan said Jason stated he is going to put money/donate to the community like Mark and Jeanette Kleine have given to the surrounding communities. Jason Evans stated he grew up in Williamsfield and wants to give back to his community, he is in the process of selling his 2 businesses he currently owns and is going to focus on the gaming parlor. After extensive research, the laundry mat will cost around \$80,000 and that would not be possible without the income from the gaming parlor to fund the HVAC, equipment, plumbing, etc. He plans to tear the building down replace it and is up for suggestions/op on color schemes for the downtown area. He is willing to place the machines at the back of the building, and has been approached about having a business in the front until the laundry mat is operating like a detail or welding shop. He will not have neon lights displaying slots (word of mouth will be enough advertisement), and will be a no pour no sell establishment. Jason and John Ingle did a quick deed, public records show he purchased the building for \$500 but he purchased it for more. He researched other kid friendly businesses for the building but there would not be enough revenue or bring enough people to justify the brand-new building. He feels the gaming machines will bring people into town to support other businesses to keep them going. He has heard the grocery store might sell, Motz has bought several businesses that included gaming machines and is now bringing a restaurant back to Wataga. He stated Williamsfield has always had 2 bars so please take that into consideration when making the decision. Trustee Scott inquired on the size of the building.

It is 22 X 80 foot Jason stated he like the rustic/tin look on the front but feels it is not restorable. Dorothy Mangieri stated she is from Galesburg and is a business owner herself and it would not be fair to her if she was denied purchasing a salon in Galesburg because other salons already existed. She feels the gaming parlor will benefit the Village and will bring business to Williamsfield. She stated her mother gambles and would definitely gamble at Jason's establishment then eat dinner at Double Take or would get coffee from the Truro then go gamble. Susan Ott stated she is not worried about what kind of people might be drawn to Williamsfield to the gaming parlor. She stated it would be no different than people coming into town to the already existing bar. Jason Ingle stated he has worked construction his whole life and wanted to stop any rumors that the new building will be pieced together. He will ensure that the building is correctly built and feels Jason is a great guy and will run a good, successful business. Chief Robertson stated while patrolling in Galva, there have been no crime issues at the gaming parlor where there have been calls to the full bars. President Tonkin stated that proponents have mentioned the revenue from the gaming machines, the Village received \$6,400 in revenue in 2021 from Double Take's gaming machine, which is great but is not alone reason enough to approve a liquor license. He stated it's a small amount compared to what was put into the machines, given that in 2021 1.6 million was played at Double Take in 2021 and well over \$100,000 of that went to taxes, liquor and gaming commission, and to the owners. As a result, unless substantial out-of-town revenues are brought in, the business is not likely alone to be a net financial gain to the Village. When Jason first approached the Board, President Tonkin and the Village's legal team were not confident if there was an available liquor license to approve and if there was only one to approve, there was fear the only one available would be tied up if Jason ran into issues with renovating the building. Laura Hunt stated \$6,400 in revenue from gaming tax is better than nothing and could go towards something positive in the Village. Trustee Everett stated since joining the MAPPING committee, she feels some of the main goals were to bring new businesses to town and fill/beatify downtown, she stated morals should not sway a decision and she feels it will not take business from Double Take. If for some reason the gaming establishment doesn't work out, there will be a brand-new building downtown for a possible different business. She stated if the building was purchased for a bakery, it would not have been denied so it isn't fair to compare types of businesses just because gaming isn't your hobby. President Tonkin stated he is not concerned about competition but does have other reservations and really cares about how the Village is portrayed by potential future residents. Trustee Hickerson voiced his concerns against the gaming establishment due to the billion dollars of debt that has consumed our country and families and the amount of money that goes to Chicago from the winnings. He stated he is opposed because of the track record of debt and the amount that is given to the government; 1.6 million that was put into the machines last year is out of the pockets of families hard earned money. Trustee Van Dran stated the money playing in the machines are not just out of pocket, if someone puts money in and wins, they then play on their winnings also. It is recycled money and stated it is for pure entertainment and no different than going bowling for entertainment. She states kids can watch people play the gaming machines at Double Take but Jason's establishment would be different because you have to be 21 years old to enter so kids will not be exposed and she stated President Tonkin said \$6,400 isn't a lot of revenue for the Village but that would be unfair to compare how much money other businesses in the Village produce for the community. Trustee Eagle stated he wanted to see



a kid friendly establishment but the Village would benefit from a laundry mat and asked what no pour no sell meant. Jason stated that you can bring your own alcohol in, you can go to Double and purchase alcohol and bring it into the gaming parlor. Trustee Scott brought up the open alcohol law and Jason assured it would be package liquor only. Becky Doubet stated she owns the old gas station and she has a fear the community will die if buildings are purchased for new businesses but then businesses are denied. She feels the community needs to grow. Jordan Newell stated President Tonkin is the Liquor Commissioner and has the deciding factor, President Tonkin stated he has expressed his doubts and was not confident in the number of liquor licenses available; and he is concerned with open alcohol going across the street; Chief Robertson assured him, if it is problematic, it will be addressed. Laura Hunt stated Brimfield has a new gaming parlor and it has not changed the reputation of the town, she stated if people don't want to be bothered with children or a dinner crowd, they can go to Jason's gaming parlor to avoid the crowd. Trustee Scott stated that he is very torn because of his religious and moral values and the MAPPING meeting compared Williamsfield to towns the same size and Williamsfield is on the lower income spectrum and he is concerned with more money being put into the machines that families do not have. Dorothy stated they can post signs that offer numbers to call if someone needs help with an addiction concern. President Tonkin stated he is very torn, he stated he was very excited and encouraged at the beginning until the limit on liquor licenses arose along with a lot of negativity surrounding the gaming parlor and people refer to the MAPPING's goals but a gaming parlor was not raised at MAPPING and does not align with MAPPING goals/interests in making the Village grow and better. At the end of the discussion, President Tonkin stated he will approve the liquor license; he wants to see the Village do well and have a business friendly reputation; he assured Jason all eyes are on him and stated he is very anxious because it is not what he envisioned for the Village but he is a big believer in freedom of people being able to do what they want; he hopes Jason does a good job because the Village needs to maintain its good reputation and positive press coverage. President Tonkin also indicated that the Trustees approved issuing an updated ordinance to increase the number of licenses, provide clarity on the number of licenses, and the process for issuing new licenses. The Board asked when construction will start and Jason stated as soon as the materials are in, the building will be taken down. Jason thanked President Tonkin and the Board for the opportunity. The hearing adjourned and Jordan Newell asked Jason to revise his liquor application on 2 questions and resubmit.

Correspondence: The USDA approved the additional \$5,300 needed for the repairs to KP Hall.

Streets and Maintenance: Trustee Scott stated the application has been turned into IBID & GSA which will give the Village an opportunity to purchase government used equipment. There have been 2 applicants for the summer maintenance position, 3-4 new helpers would be ideal so 2 people can constantly mow and 2 others can help set forms for sidewalks. President Tonkin stated Kurt V, who is experienced with concrete work and sidewalks could possibly work up to 10 hours a week helping guide the maintenance department on the sidewalk repairs/replacements. Trustee Scott stated many materials will need to be purchased and suggested giving Mark a set budget and allow him to go to various vendor with the best price. Motion by Trustee Eagle and seconded by Trustee Everett to allow Mark to purchase tools and equipment up to \$10,000 for the sidewalk projects. All in favor.

Motion Carried. Trustee Scott stated the new streets signs are ordered and they are going to order culverts to replace certain existing culverts and to have spares on hand. Trustee Everett suggested purchasing 10 inch culverts. Trustee Scott stated the maintenance shed is leaking badly and is not structurally sound; there have been many patch jobs on trusses, the adhesive on the top of the metal freezes and thaws causing cracks and water seeping. An exterior building with the same footprint, no electrical, permits, cement etc is \$46,000 but something needs to be done soon. The maintenance department also needs more storage space. President Tonkin would like to explore the idea of purchasing Ingles Hardware to move the maintenance shed there but also find something productive for the old maintenance shed and not let it sit empty. Trustee Hickerson is going to reach out to John Ingle on the building. Bruner, Cooper and Zuck distributed a tentative plan for the stormwater issue; there are 3 problematic areas that will cost the Village around \$500,000 to complete; the Village will have to apply for a grant to help with the funding. The Village can only have one grant approved at a time, once the KP Hall grant is completed the Village can apply for another grant with USDA, but the Trustees have to be mindful that the Village will already have a loan commitment to the EPA for the water improvements. Aggie Powers stated she was hoping to work with the Village to help with the drainage issues surrounding her house, but in the meantime her husband will work on their yard now to try to band aid the drainage problem until the Village can fund the big project. Trustee Everett is going to reach out to Bruner, Cooper and Zuck to see if the 3 problem areas were listed in order of importance or if the Power's area can be fixed first. President Tonkin will be in touch with Aggie and will invite her to the infrastructure and maintenance committee meetings to keep her updated on the plans. Andy Logsdon from Bruner, Cooper and Zuck suggested holding off on the oiled and chip on the multiple roads that is completed every summer, until the next water project is completed to avoid tearing up recently oil and chipped roads. President Tonkin indicated that two southward roads off East Gale need to be cleaned up and possibly be the only streets oil and chipped; in addition, the entries into the school are in need of sealing and patching to last a couple of years because the school is going to eventually have all parking lots black topped. Mark Niebuhr has been circling the areas on the streets that need to be spot patched. President Tonkin will share a Village map with Trustee Everett for future projects on the infrastructure, streets and sidewalks. The paint is ordered for line parking spaces downtown and it will be painted once it warms up; President Tonkin talked about making sure there are plenty of parking spaces marked downtown to keep parking organized.

Police Report: Chief Robertson stated he will notify the homeowners with unsightly properties with a warning letter to bring their properties up to the Village Ordinance specifications and will issue citations if they do not comply.

(3) 911 calls	Accidental dial/children playing
(1) person down	Medical/fire
Alarm	Accidental (Vet clinic)
DOA	Report on file/County handled
Suspicious Vehicle	Unfounded/located
Noise complaint	County handled

Accident	Report on file
Other animal complaint	Owner located animal

#### CITATIONS ISSUED IN MARCH

Violations	Citations	Warnings
Seatbelt	0	0
Speeding	0	0
Disobeyed Stop Sign	1	1
Ordinance Violations	0	0
Other	0	0

Parks Report: Trustee Eagle stated Zac Smith will install disc golf posts; there are hopes to have a tournament in the future. The floors have been installed in the caboose and it has been insulated; the walls will be the next update. The farmers market will be held every 3<sup>rd</sup> Sunday from May to October. The 100-year anniversary of Veteran's Park will be 2023; they are hoping to plan an event to recognize; the sign will be installed, refresh landscaping and trees, power wash the monuments and plan funding for the new pavilion that will be around \$18,000-\$20,000; grants may be available. Trustee Eagle presented a drawing of the possible expansion of Doubet-Benjamin Park with possible multi-purpose fields including possible baseball fields, soccer field, pickleball and splash pad. A possible update would be expanding the park into the current field that was willed to the Village and the income from the rent goes to the maintenance of the Parks; the will may specifically state the field can not be altered.

Veteran's Park: The final location of the new sign was discussed and a water shut off was installed while repairs at the KP Hall were being completed.

Water Report: Tom Rice stated an electrician ordered will install a pressure switch that broke at the water plant; a quote from KBI was presented for 2 overhead heaters, a wall heater and installation for \$5,008 that is needed. Motion by Trustee Eagle and seconded by Trustee Hickerson. All in favor. Motion carried.

Old Business: Bids will be put out shortly for the next phase of the water project, the inside renovation and repairs are completed; the outside is in the process of repairs. President Tonkin got a bid from Dowers Roofing for the KP Hall roof that needs to be replaced for \$20,000; it is a difficult roof to complete because of the height of the building and the slope. But it needs to be done before any more interior work is performed, particularly upstairs. Motion by Trustee Self and seconded by Trustee Eagle to replace the roof as previously discussed at prior meetings for \$20,000. All in favor. Motion carried. President Tonkin will next get a quote for the replacement/relocation of the dangerous exterior stairwell, with a cut-through doorway downstairs so that a person can go from downstairs to upstairs and vice-versa without going outside. Motion by Trustee Self and seconded by Trustee Scott to approve the 2022-2023 Budget. All in favor. Motion carried.

New Business: Trustee Scott and Trustee Eagle's goal for the Baseball association is to eventually not charge the children to play on a league; the fees cover insurance, equipment, shirts and hats. Another local community holds a bi-weekly/monthly raffle that is done completely online with little energy needed; people can purchase tickets to win items like coolers, tools, canopy etc. They researched the Village Ordinance for raffles and filled out the online application consistent with the ordinance, and also researched and will comply with Knox County rules. Motion by Trustee Self and seconded by Trustee Everett to approve the Baseball Association's raffle. All in favor. Motion Carried. The big garbage pick up day will be held on Friday, May 13<sup>th</sup>, see fliers for accepted items.

Motion by Trustee Hickerson and seconded by Trustee Self to adjourn the meeting. All were in favor.

The next meeting will be held on May 2, 2022.

Minutes approved as presented: Ter. Carson