

VILLAGE PRESIDENT
Seth Speiser

VILLAGE CLERK
Jerry Menard

VILLAGE TRUSTEES
Ray Matchett, Jr.
Steve Smith
Mike Blaies
Mathew Trout
Dean Pruett
Elizabeth Niebruegge

VILLAGE OF FREEBURG

FREEBURG MUNICIPAL CENTER
14 SOUTHGATE CENTER, FREEBURG, IL 62243
PHONE: (618) 539-5545 • FAX: (618) 539-5590
Web Site: www.freeburg.com

VILLAGE ADMINISTRATOR
Tony Funderburg

VILLAGE TREASURER
Bryan A. Vogel

PUBLIC WORKS DIRECTOR
John Tolan

POLICE CHIEF
Stanley Donald

VILLAGE ATTORNEY
Weilmuenster Law Group, P.C

March 23, 2015

NOTICE

MEETING OF LEGAL AND ORDINANCE COMMITTEES Annexation; Building; Zoning; Subdivision (Trout/Matchett/Pruett)

A Legal and Ordinance Committee Meeting of the Village of Freeburg will be held at the Municipal Center, Executive Board Room, **Wednesday, March 25, 2015, at 5:00 p.m.**

LEGAL AND ORDINANCE COMMITTEE MEETING AGENDA

I. Items to be Discussed:

A. Old Business

1. Approval of February 25, 2015 Minutes
2. Zoning Report/Nuisance Properties
3. Occupancy Permit Inspections
4. Koppeis Request to Lower Taxes
5. St. Clair County Update of Building and Property Maintenance Code
6. Extension Request on Fridays/Saturdays for Bars to close at 2:00 a.m.

B. New Business

1. Ordinance #1542 Abating the TIF Bond Taxes
2. Spring Clean Up

C. General Concerns

D. Public Participation

E. Adjourn

At said Legal and Ordinance Meeting, the Village Trustees may vote on whether or not to hold an Executive Session to discuss the selection of a person to fill a public office [5 ILCS, 120/2 - (c)(3)], litigation [5 ILCS, 120/2 - (c)(11)] personnel [5 ILCS, 120/2 - (c)(1)]; collective negotiating matters between the public body and its employees or their representatives [5 ILCS, 120/2 - (c)(2)], real estate transactions [5 ILCS, 120/2 - (c)(5)] or discussion of executive session minutes, [5 ILCS-120/2-(c)(21)]

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Legal and Ordinance Committee Meeting
(Annexation; Building; Zoning; Subdivision)
(Trout/Matchett/Pruett)

Wednesday, February 25, 2015 at 5:00 p.m.

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The meeting of the Legal and Ordinance Committee was called to order at 5:00 p.m. by Chairman Matt Trout on Wednesday, February 25, 2015, in the Freeburg Municipal Center. Members attending were Chairman Matt Trout, Trustee Ray Matchett, Trustee Dean Pruett, Mayor Seth Speiser, Village Clerk Jerry Menard, Trustee Elizabeth Niebruegge, Trustee Steve Smith, Zoning Administrator Gary Henning, Public Works Director John Tolan and Office Manager Julie Polson. Guests present: Lisa Meehling and Janet Baechle.

A. OLD BUSINESS:

1. Approval of January 28, 2015 Minutes: Trustee Ray Matchett motioned to approve the January 28, 2015 minutes and Trustee Dean Pruett seconded the motion. All voting yea, the motion carried.
2. Zoning Report/Nuisance Properties: Zoning Administrator Henning advised the sign article will be published in next week's edition of the Tribune since they did not have enough room to run it this week. John will then start removing illegal signs on the 10th. Mrs. Ernst has received our letter advising the demolition permit has been extended to June 30, 2015 for her property on E. Hill. Gary said the owner of the trailer at Peabody Road/Route 15 has been unsuccessful in finding a storage place for his materials. Per the committee's request, Gary will continue to work with him to get rid of the old trailer. Trustee Trout said the surrounding area is a separate issue but is also an eyesore. Gary will work with the property owner to start the clean-up process.
3. Occupancy permits inspections: Trustee Trout said we need to move forward with this.
4. Koppeis Request to Lower Taxes: Item can be taken off the agenda.
5. St. Clair County Update of Building and Property Maintenance Code: We are waiting to receive it from the County.
6. Canine Policy: Julie stated both Chief Donald and Officer Boeving have reviewed the policy and made minor revisions to it. Attorney Manion has reviewed the policy with Buddy Parker and also made minor changes to it.

Trustee Dean Pruett motioned to recommend to the full Board Ordinance #1540, An Ordinance Establishing a Police Department Canine Policy under the Village of Freeburg's Code of Ordinances for approval and Trustee Ray Matchett seconded the motion. All voting yea, the motion carried.

Legal and Ordinance Committee Meeting
Wednesday, February 25, 2015

Page 1 of 2

7. Extension Request on Fridays/Saturdays for Bars to close at 2:00 a.m.: Trustee Trout said a decision does not need to be made tonight on this. He suggested a six-month trial period for the bars to stay open on Friday and Saturday. He suggested that we create a special class of license for this. We could also amend our existing code to reflect the time change. If it doesn't work out, we would then repeal that ordinance. This may be something we would want Attorney Manion's advice on. The committee wants to look at the surrounding communities and see what they do.

B. NEW BUSINESS:

1. National Athletic Training Month Proclamation: Mayor Speiser received a request from Brett Kisro, the athletic trainer for the Freeburg high school athletes. March is National Athletic Training Month and he requested the Village promote athletic safety and training.

Trustee Ray Matchett motioned to recommend to the full Board the Proclamation for National Athletic Training Month for approval and Trustee Dean Pruett seconded the motion. All voting yea, the motion carried.

2. Liquor Liability Coverage at Pool: Julie advised that in a recent pool meeting, Manager Scott Schulz asked if the Village would consider selling alcohol at home swim meets. No alcohol would be allowed inside the fence. Trustee Niebruegge stated she was not aware that people were bringing alcohol to these events. Mayor Speiser said there is no alcohol permitted on village property and we need to post signs at the entrance to the pool advising of this. The committee was in agreement not to serve alcohol at the meets.

- C. GENERAL CONCERNS:** Trustee Trout said if the Village Administrator is not going to be present at the meetings, they need to be rescheduled.

- D. PUBLIC PARTICIPATION:** None.

- E. ADJOURN:** *Trustee Dean Pruett motioned to adjourn at 5:25 p.m. and Trustee Ray Matchett seconded the motion. All voting yea, the motion carried.*



Julie Polson
Office Manager

ZONING REPORT LEGAL/ORDANANCE

March 25th, 2015

Gary Henning Zoning Administrator

Following an article in the March 5th issue of the Freeburg Tribune concerning illegal temporary signs—the Village has removed 44 signs and all sign owners have been notified that their signs must be picked up by April 1st or they will be thrown away. Chief Donald also put a notice in paper last week concerning illegal signs and where to pick them up.

A Zoning Board of Appeals Public Hearing will be held Tomorrow, Thursday March 26th, 2015 at 7:00 pm in the Freeburg Municipal Center to hear a proposal to vary the terms of the Freeburg Zoning Ordinance 40-4-3(A), Agriculture District, Lot and Building Requirements. Petitioner is requesting a variance to waive the three-acre minimum lot size requirement for a parcel zoned "A" Agricultural at 906 Wolf Road, Freeburg Illinois.

7--Occupancy Permits issued in March 2015

9--Building Permits issued in March 2015:

- 2-Electrical
- 2-Sign (two)
- 2-Home Additions
- 1-New Home
- 1-Mobile home addition to Deerfield
- 1-Wrecking

Nuisances Corrected in March: 2

Current Nuisances:

Still working with owner of old trailer which has been parked on Mary Kin zinger's property at intersection of Route 15 and Peabody Road since 1994. According to owner the trailer contains airplane parts and machinery to work on planes. Owner and I have talking several times past month—He has until May 1, 2015 to find place to move trailer—he has been trying and still checking with number of possible places to move it out of the Village. As of February 26th he is still trying find somewhere to store it.

Letter was sent to Ms. Marjorie Ernst notifying her that the Village Board of Trustees voted to grant her an extension on Wrecking Permit issued November 23rd, 2013, until June 30th, 2015. On Wednesday July 1st, 2015, if her property is not in compliance, the Village will seek a court order to allow the Village to demolish the dangerous structures and to recover all costs incurred, including attorney's fees.

New Businesses Working:

LOG LOGISTICS INC.--Tony, I, Shane, John, and Larry Mensing (Building Inspector for St. Clair County) met with the owners, Michelle and Jerry Reed, to iron out plans for the Company and time table for construction. Permits will be applied for soon and hope to get going in next few weeks.

FREEBURG AUTO BODY--Replaced front of Building at 707 North State Street and put on new roof--target date to open is April 15, 2015.

O'REILLY AUTO PARTS--O'Reilly's Grand Opening Ribbon Cutting Ceremony is scheduled for Friday April 17th at 9:00 am.

Date: April 17, 2014
Tax Year: 2013

Assessed Value
Before
board action

Final assessed Value
After
board of review action
other than equalization

Final assessed Value
After
board of review
equalization

	Assessed Value Before board action	Final assessed Value After board of review action other than equalization	Final assessed Value After board of review equalization
LAND/LOT	237544	150000	151350
BLDGS	0	0	0
FARMLAND	0	0	0
FARMBLDGS	0	0	0
TOTAL	237544	150000	151350

Reason for Change:
Equalization
Final Decision

Township Factor: 1.0090

First Class Prstd
US Postage
PAID
St Louis MO
Permit 4678

Parcel Number: 14-20.0-101-004
Township: FREEBURG
Owner:

SCMITT LLC OF FREEBURG I

Property Address:
N STATE ST
FREEBURG IL 62243

Legal Description:
FREEBURG TWP SEC 20 PT 18B SEC 19 &
PT
W 1/2 NW SEC 20 IN A02160665



JERRY MENARD
FREEBURG VILLAGE CLERK
14 SOUTHGATE CTR
FREEBURG, IL 62243-1541

RECEIVED
MAR 16 2015

Notice of Final Decision on Assessed Value by Board of Review

Date: April 17, 2014
Tax Year: 2013

Assessed Value
Before
board action

Final assessed Value
After
board of review action
other than equalization

Final assessed Value
After
board of review
equalization

	Assessed Value Before board action	Final assessed Value After board of review action other than equalization	Final assessed Value After board of review equalization
LAND/LOT	34546	34546	34857
BLDGS	166205	164274	165752
FARMLAND	0	0	0
FARMBLDGS	0	0	0
TOTAL	200751	198820	200609

Reason for Change:
Equalization
Final Decision

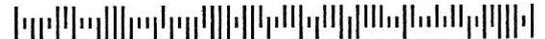
Township Factor: 1.0090

First Class Prstd
US Postage
PAID
St Louis MO
Permit 4678

Parcel Number: 14-29.0-409-001
Township: FREEBURG
Owner:
JAMES E & REBECCA
COMBS

Property Address:
654 SOLUTIONS DR
FREEBURG IL 62243

Legal Description:
TRI-RENT DEVELOPMENT LOT 3 IN
A01885349



JERRY MENARD
FREEBURG VILLAGE CLERK
14 SOUTHGATE CTR
FREEBURG, IL 62243-1541

RECEIVED
MAR 16 2015

Notice of Final Decision on Assessed Value by Board of Review

Date: April 17, 2014

Assessed Value

Final assessed Value

Final assessed Value

Tax Year: 2013

Before
board action

After
board of review action
other than equalization

After
board of review
equalization

	Assessed Value Before board action	Final assessed Value After board of review action other than equalization	Final assessed Value After board of review equalization
LAND/LOT	813600	813600	820922
BLDGS	1770390	1286400	1297978
FARMLAND	0	0	0
FARMBLDGS	0	0	0
TOTAL	2583990	2100000	2118900

Reason for Change:
Equalization
Final Decision

Township Factor: 1.0090

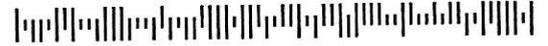
First Class Prstd
US Postage
PAID
St Louis MO
Permit 4678

Parcel Number: 14-19.0-209-009
Township: FREEBURG
Owner:

FREEBURG DEVELOPMENT CORP

Property Address:
0 MARKETPLACE DR
FREEBURG IL 62243

Legal Description:
LOT 2



JERRY MENARD
FREEBURG VILLAGE CLERK
14 SOUTHGATE CTR
FREEBURG, IL 62243-1541

RECEIVED

MAR 16 2015

ORDINANCE NO. 1542

AN ORDINANCE OF THE BOARD OF TRUSTEES OF THE VILLAGE OF FREEBURG, ILLINOIS, ABATING THE TAXES HERETOFORE LEVIED FOR THE YEAR 2014 TO PAY DEBT SERVICE ON GENERAL OBLIGATION REFUNDING BONDS (TAX INCREMENT ALTERNATE REVENUE SOURCE), SERIES 2014 OF THE VILLAGE OF FREEBURG, ST. CLAIR COUNTY, ILLINOIS

ADOPTED BY THE
VILLAGE PRESIDENT AND BOARD OF TRUSTEES
OF THE
VILLAGE OF FREEBURG
THIS 6th DAY OF APRIL, 2015

Published in pamphlet form by authority of the Village President and Board of Trustees of the Village of Freeburg, St. Clair County, this 6th day of April, 2015.

Return To:

**Village of Freeburg
14 Southgate Center
Freeburg, IL 62243**

WHEREAS, the Board of Trustees (the “*Board of Trustees*”) of the Village of Freeburg, St. Clair County, Illinois (the “*Village*”), by ordinance adopted on the 7th day of April, 2014 (the “*Ordinance*”), did provide for the issue of not to exceed \$2,200,000 General Obligation Refunding Bonds (Tax Increment Alternate Revenue Source), Series 2014, and the levy of a direct annual tax sufficient to pay the principal of and interest on said bonds; and

WHEREAS, pursuant to the Ordinance, the Village has heretofore issued \$1,950,000 General Obligation Refunding Bonds (Tax Increment Alternate Revenue Source), Series 2014, dated April 30, 2014 (the “*Bonds*”), and has filed in the office of the County Clerk of the County of St. Clair, Illinois (the “*County Clerk*”), a Notification of Bond Order for the levy of taxes to pay the Bonds; and

WHEREAS, the Village has Pledged Revenues (as defined in the Ordinance) on deposit in the Debt Service Fund available for the purpose of paying debt service on the Bonds heretofore imposed by the 2014 levy; and

WHEREAS, such Pledged Revenues are hereby directed to be used for the purpose of paying debt service on the Bonds; and

WHEREAS, it is necessary and in the best interests of the Village that the taxes heretofore levied for the year 2014 to pay the Bonds be abated:

NOW, THEREFORE, Be It and It is Hereby Resolved by the Board of Trustees of the Village of Freeburg, St. Clair County, Illinois, as follows:

Section 1. Abatement of Taxes. The taxes heretofore levied for the year 2014 in the Ordinance are hereby abated in their entirety in the amount of \$188,298.

Section 2. Filing of Ordinance. Forthwith upon the adoption of this ordinance, the Village Clerk of the Board of Trustees shall file a certified copy hereof with the County Clerk

and it shall be the duty of the County Clerk to abate said taxes levied for the year 2014 in accordance with the provisions hereof.

Section 3. That all ordinances or parts of ordinances in conflict herewith are repealed, and that Ordinance No. 1520 adopting the November 2014 levy, above described, except as to this abatement, shall in all other things remain in full force and effect.

Section 4. Effective Date. This ordinance shall be in full force and effect forthwith upon its adoption.

PASSED by the Board of Trustees and approved by the Mayor this 6th day of April, 2015.

AYES _____	NAYS _____
_____	_____
_____	_____
_____	_____
_____	_____
_____	_____

ABSENT _____	ABSTAIN _____
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Jerry Menard, Village Clerk

Approved this 6th day of April, 2015.

VILLAGE OF FREEBURG, ILLINOIS

Seth Speiser, Village President

ATTEST:

Approval as to Legal Form:

Jerry Menard, Village Clerk

Village Attorney

STATE OF ILLINOIS)
) SS
COUNTY OF ST. CLAIR)

CERTIFICATION

I, the undersigned, do hereby certify that I am the duly qualified and acting Village Clerk of the Village of Freeburg, St. Clair County, Illinois (the “*Village*”), and as such official I am the keeper of the records and files of the Village and the Board of Trustees.

I do further certify that at a regular meeting of the President and Board of Trustees of the Village of Freeburg, Illinois held on the 6th day of April, 2015, the foregoing ordinance entitled:

ORDINANCE #1542 abating the taxes heretofore levied for the year 2014 to pay debt service on General Obligation Refunding Bonds (Tax Increment Alternate Revenue Source), Series 2014 of the Village of Freeburg, St. Clair County, Illinois.

was duly passed by the President and Board of Trustees of the Village of Freeburg, Illinois.

I do further certify that the deliberations of the Board of Trustees on the adoption of said ordinance were conducted openly, that the vote on the adoption of said ordinance was taken openly, that said meeting was called and held at a specified time and place convenient to the public, that notice of said meeting was duly given to all of the news media requesting such notice, that an agenda for said meeting was posted at the location where said meeting was held and at the principal office of the Board of Trustees at least 48 hours in advance of the holding of said meeting, that said meeting was called and held in strict compliance with the provisions of the Open Meetings Act of the State of Illinois, as amended, and that the Board of Trustees has complied with all of the provisions of said Act and with all of the procedural rules of the Board of Trustees in the passage of said ordinance.

IN WITNESS WHEREOF, I hereunto affix my official signature, this 6th day of April, 2015.

Village Clerk

STATE OF ILLINOIS)
) SS
COUNTY OF ST. CLAIR)

FILING CERTIFICATE

I, the undersigned, do hereby certify that I am the duly qualified and acting County Clerk of the County of St. Clair, Illinois, and as such official I do further certify that on the ____ day of _____, 2015, there was filed in my office a duly certified copy of an ordinance entitled:

ORDINANCE #1542 abating the taxes heretofore levied for the year 2014 to pay debt service on General Obligation Refunding Bonds (Tax Increment Alternate Revenue Source), Series 2014 of the Village of Freeburg, St. Clair County, Illinois.

duly adopted by the Board of Trustees of the Village of Freeburg, Illinois, on the 6th day of April, 2015, and that the same has been deposited in the official files and records of my office.

I do further certify that the taxes heretofore levied for the year 2014 for the payment of General Obligation Refunding Bonds (Tax Increment Alternate Revenue Source), Series 2014 as described in said ordinance will be abated in their entirety as provided in said ordinance.

In Witness Whereto, I hereunto affix my official signature and the seal of said County, this ____ day of _____, 2015.

County Clerk of St. Clair County, Illinois

(SEAL)

