

VILLAGE PRESIDENT  
Seth Speiser

VILLAGE CLERK  
Jerry Menard

VILLAGE TRUSTEES  
Ray Matchett, Jr.  
Mike Blaies  
Denise Albers  
Dean Pruett  
Michael Heap  
Lisa Meehling

VILLAGE TREASURER  
Bryan A. Vogel

# VILLAGE OF FREEBURG

FREEBURG MUNICIPAL CENTER  
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Legal and Ordinance Committee Meeting  
(Annexation; Building; Zoning; Subdivision)  
(Heap/Albers/Matchett/Meehling)  
Wednesday, September 26, 2018 at 5:30 p.m.

VILLAGE ADMINISTRATOR  
Tony Funderburg

PUBLIC WORKS DIRECTOR  
John Tolan

POLICE CHIEF  
Michael J. Schutzenhofer

ESDA COORDINATOR  
Eugene Kramer

ZONING ADMINISTRATOR  
Matt Trout

VILLAGE ATTORNEY  
Weilmuenster & Keck, P.C.

The meeting of the Legal and Ordinance Committee was called to order at 5:31 p.m. by Chairman Mike Heap on Wednesday, September 26, 2018, in the Freeburg Municipal Center. Members attending were Chairman Mike Heap, Trustee Denise Albers, Trustee Ray Matchett, Trustee Lisa Meehling (5:46 p.m.), Mayor Seth Speiser, Village Clerk Jerry Menard, Trustee Mike Blaies, Trustee Dean Pruett, Zoning Administrator Matt Trout, Village Attorney Fred Keck, Police Chief Mike Schutzenhofer, Public Works Director John Tolan (absent), Village Administrator Tony Funderburg and Office Manager Julie Polson. Guests present: Janet Baechle and Jeff Reis from TWM.

## A. OLD BUSINESS:

1. Approval of August 29, 2018 Minutes: Trustee Denise Albers motioned to approve the August 29, 2018 minutes and Trustee Ray Matchett seconded the motion. All voting yea, the motion carried.
2. Zoning Report/Nuisance Properties: Zoning Administrator Matt Trout issued twelve occupancy permits, one of which required some outside repairs before he would issue it. He has also started working on scanning in old building permits and placing them on the server. Trustee Pruett asked Matt to look at the Stout property on Railroad Street. Matt advised the owners of 106 S. Vine Street have been sent a letter regarding the home furnishings that are living outside. If it hasn't been taken care of by the end of the week, an ordinance violation will be issued.
3. Meadow Pines Subdivision: Matt advised the sewer and storm sewers are in. The water line was tapped on Monday morning, and that should be finishing up tomorrow. They will be starting on the road after it is graded one more time. Matt said that Shane has met with them on the electric, and we are about 30 days out on that. Grading has begun on phase 2, and they are about two lots away from fully starting Phase 2.
4. Code Revisions/Legal Review: Village Administrator Tony Funderburg will complete the revisions and email them out to everyone shortly. Please get any changes to those revisions back to him in two weeks. It will then go before the Combined Planning and Zoning Board.

## B. NEW BUSINESS:

1. Net Metering Application: Tony advised this application is needed for anyone wanting to install solar at their residence. It requires John, Shane and Matt all to sign off on it.

*Trustee Ray Matchett motioned to recommend to the full Board the Net Metering Application for approval and Trustee Denise Albers seconded the motion. All voting yea, the motion carried.*

2. Raffle Permit Maximum Amount: Tony said someone wants to run a Queen of Hearts, and our code has all the required steps except for a maximum limit. Tony has reviewed this with

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Mike and Matt. We don't want it to get so big that we can't handle the issues that come along with that. Mike talked to Steelville Police Chief, and he said it can be a nightmare to enforce. The committee discussed having police officers present at a certain amount and felt two officers should be present for any raffle over \$200,000.

*Trustee Denise Albers motioned to recommend to the full Board a \$400,000 maximum limit be placed on a Queen of Hearts Raffle, that two officers will be required at any drawing \$200,000 and above and the Village of Freeburg be reimbursed by the party holding the raffle for the police officers' time and Trustee Ray Matchett seconded the motion. All voting yea, the motion carried.*

3. St. Clair County Zoning Board of Appeals Hearing Special Use Permit for a Solar Farm requested y LeChien & LeChien/ LTD/Carol & FloydSchlueter: Matt advised the property affected is right across from the Catholic War Vets. The committee agreed not to send anyone since it doesn't affect us.

Jeff Reis was present for the Belleville Street bids. This project will include handicap ramps, curbs on both sides of the street and the driveway into the Post Office, High and White street intersections and Belleville Street repair. We received five bids, ranging from Byrne and Jones Construction bid of \$95,816.83 to DMS Contracting's bid of \$139,141.40. Waterloo was pretty happy with the work Byrne and Jones did on the Oak Street project. Jeff advised they did the Freeburg football field. Our crew will do a lot of excavation and removal, and the goal is to have this project completed by the end of November. Tony confirmed we have the money in the budget for this project, and that this project will take all of it. The committee discussed using Fournie since we have had good experience with them. Jeff will check on other references for Byrne and Jones.

*Trustee Denise Albers motioned to recommend to the full Board Byrne and Jones Construction's bid not to exceed \$95,816.83 for the Belleville Street Project and Trustee Lisa Meehling seconded the motion. All voting yea, the motion carried.*

**C. GENERAL CONCERNS:** None.

**D. PUBLIC PARTICIPATION:** Janet asked about the park side sidewalk and the pavement being uneven, and Tony confirmed that is being fixed. Janet also said instead of requiring officers at \$200,000, she thinks it should start at \$100,000.

**E. ADJOURN:** *Trustee Lisa Meehling motioned to adjourn at 6:03 p.m. and Trustee Denise Albers seconded the motion. All voting yea, the motion carried.*



Julie Polson  
Office Manager