

VILLAGE PRESIDENT
Seth Speiser

VILLAGE CLERK
Jerry Menard

VILLAGE TRUSTEES
Denise Albers
Michael Heap
Robert Kaiser
Mike Blaies
Ray Matchett, Jr.
Lisa Meehling

VILLAGE TREASURER
Bryan A. Vogel

VILLAGE OF FREEBURG

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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 Brown, P.C.

Legal and Ordinance Committee Meeting
(Annexation; Building; Zoning; Subdivision)
(Heap/Albers/Matchett/Meehling)
Wednesday, September 28, 2022 at 5:45 p.m.

The meeting of the Legal and Ordinance Committee was called to order at 5:52 p.m. by Chairperson Mike Heap on Wednesday, September 28, 2022. Members present were Chairperson Mike Heap, Trustee Denise Albers, Trustee Ray Matchett, Trustee Lisa Meehling, Mayor Seth Speiser, Village Clerk Jerry Menard, Trustee Mike Blaies, Trustee Bob Kaiser, Zoning Administrator Matt Trout, Chief Mike Schutzenhofer, Public Works Director John Tolan, Village Administrator Tony Funderburg, Village Attorney Fred Keck and Office Manager Julie Polson (absent). Guest present: Janet Baechle. There were no guests present via Zoom.

A. OLD BUSINESS:

1. Approval of August 24, 2022 Minutes: Trustee Lisa Meehling motioned to approve the August 24, 2022 minutes, and Trustee Ray Matchett seconded the motion. All voting yea, the motion carried.
2. Zoning Report/Nuisance Properties: Zoning Administrator Matt Trout reported 10 occupancy permits, 10 building permits which included 4 electric, 1 parking lot, 3 fences, and 1 new home in Edison Estates. Matt followed up on the Cardinal Court trailer. Most of the inside has been cleaned up, the fence has been taken down and a vehicle hauled away. Matt said they are not moving very quickly, and Village Administrator Tony Funderburg stated we can always do the work and put a lien on the property. Both Matt and Tony feel that is not a very good option. Chairperson Heap suggested waiting until harvest is over to see where they are at. Attorney Keck would like a letter sent that gives them a deadline in case this would ever go to the courts for action, and the committee agreed. At 5 S. Alton, a crane was there today working on the roof. We did send a letter requesting for them to come up with a plan. Attorney Keck stated if it is a nuisance condition where it impacts public safety, they have 15 days to come to us to present a plan. We can accept that or modify that plan. Tony brought up the situation where we had someone in town that said we should condemn the building. Tony believes that we should send that letter out whenever there is a fire or damage to a building. He further said there is no-one qualified to say that a building should be condemned. We can deem a building unsafe, and then is the homeowner and insurance company's responsibility. That road will not be opened until it is safe. Matt will check on the property on State Route 15 on some non-operable vehicles.
3. Meadow Pines/Edison Estates Subdivisions: Matt does not have anything on either subdivision. John ran the sewer line in Meadow Pines. John said Tim Pruett stated they are talking about the second phase in Meadow Pines.

- B. NEW BUSINESS:** Matt said on Cemetery Road and Barber Lane, they are going to annex in, and at the October 11th meeting they will hold a hearing to rezone it to agriculture. Once it annexes in, they plan to divide it into 5-acre parcels. It does not require a subdivision plat. He and Tony met with Dr. Despain who bought the Vollmer property off Wolf Road. He wants

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VILLAGE BOARD OF TRUSTEES MEETINGS ARE HELD ON THE FIRST AND THIRD MONDAY OF EVERY MONTH

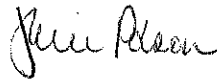


to build a lake, and Tony advised him that is zoned SR-1. Grass has to be below 8 inches. He wants to make it a park/nature preserve. We will have to be a part of it if the grass goes above 8 inches, and if he wants to change the zoning it can go before the Combined Planning and Zoning Board. Tony told him it was planned for a road to go through there. Matt said the conversation lasted 1.5 hours.

C. GENERAL CONCERNS: None.

D. PUBLIC PARTICIPATION: None.

E. ADJOURN: *Trustee Lisa Meehling motioned to adjourn at 6:16 p.m., and Trustee Ray Matchett seconded the motion. All voting yea, the motion carried.*



Julie Polson
Office Manager