

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
Legal and Ordinance Committee Meeting
(Annexation; Building; Zoning; Subdivision)
(Trout/Matchett/Pruett)
Wednesday, April 29, 2015 at 5:00 p.m.

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.

The meeting of the Legal and Ordinance Committee was called to order at 5:00 p.m. by Chairman Matt Trout on Wednesday, April 29, 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, Trustee Mike Blaies (absent)), Zoning Administrator Gary Henning, Public Works Director John Tolan, Village Administrator Tony Funderburg and Office Manager Julie Polson. Guests present: Janet Baechle and Lisa Meehling.

A. OLD BUSINESS:

1. Approval of March 25, 2015 Minutes: Trustee Dean Pruett motioned to approve the March 25, 2015 minutes and Trustee Ray Matchett seconded the motion. All voting yea, the motion carried.
2. Zoning Report/Nuisance Properties: Gary said the owner of the trailer has until 5/31 to remove it and he has personally talked to him about this. The owners of the Ernst building have until 6/30, and they are working on it. We will work with anyone that gets the bid to tear it down. The home on Lakeview Dr is being taken care of by friends.
3. Occupancy permits inspections: Mayor Speiser talked to Annie with St. Clair County Zoning. The committee decided to see if Annie is available to come to the next Legal/Ordinance Committee meeting which will be held on May 27th at 6:00 p.m. if not, we will schedule a Committee as a Whole meeting. We will contact the landlords and invite them to the meeting. The committee discussed the possibility of hiring a zoning inspector to handle the occupancy permit inspections.
4. St. Clair County Update of Building and Property Maintenance Code: Nothing received yet.
5. Extension Request on Fridays/Saturdays for Bars to Close at 2:00 a.m.: Item can be taken off the agenda.

- B. NEW BUSINESS:** Administrator Funderburg said we have struggled with businesses wanting to operate out of their home and interpreting the code to see if a special use hearing is required. After a review and interpretation of our code, under Section 40-17-4, home occupations, we will now make the determination on whether or not to hold a hearing. If the business meets the requirements of no little or no increase in traffic, no outside sign, only occasional visits by members of the public, they will not need a special use permit and will only be required to obtain a business registration. We will revise our business registration application to include an area for the applicant to attest to the above-stated requirements.

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Mayor Speiser said he has asked Attorney Manion to look at how to combine the Plan Commission and Board of Appeals. We would like to see if this is something that would be advantageous for the Village to do that.

Administrator Funderburg said the Comprehensive Plan is flying along. We are getting Moran Economic Development a lot of information to update. Once we get the revised copy, we will hold a Committee as a Whole and the Plan Commission to review the document. The final step is a public hearing. Tony said they have gone above and beyond with this project and it will help promote economic development in Freeburg.

C. GENERAL CONCERNS: None.

D. PUBLIC PARTICIPATION: None.

E. ADJOURN: *Trustee Dean Pruett motioned to adjourn at 5:15p.m. and Trustee Ray Matchett seconded the motion. All voting yea, the motion carried.*



Julie Polson
Office Manager