

VILLAGE PRESIDENT
Seth Speiser

VILLAGE CLERK
Jerry Menard

VILLAGE TRUSTEES
Mathew Trout
Dean Pruett
Elizabeth Niebruegge
Lisa Meehling
Ray Matchett, Jr.
Mike Blaies

VILLAGE OF FREEBURG

FREEBURG MUNICIPAL CENTER

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

Wednesday, June 24, 2015 at 5:30 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 5:30 p.m. by Chairperson Lisa Meehling on Wednesday, June 24, 2015, in the Freeburg Municipal Center. Members attending were Chairperson Lisa Meehling, Trustee Mike Blaies, Trustee Dean Pruett, Trustee Matt Trout, Mayor Seth Speiser, Village Clerk Jerry Menard, Trustee Elizabeth Niebruegge, Trustee Ray Matchett, Zoning Administrator Gary Henning, Public Works Director John Tolan, Village Administrator Tony Funderburg and Office Manager Julie Polson.

A. OLD BUSINESS:

1. Approval of May 27, 2015 Minutes: Trustee Matt Trout motioned to approve the May 27, 2015 minutes and Trustee Dean Pruett seconded the motion. All voting yea, the motion carried.
2. Zoning Report/Nuisance Properties: Zoning Administrator Henning said the Ernst property came down last week. The trailer at Peabody Road is on hold because of the rain. He is working the property located at 3 Lake Drive. The residents abandoned the home. He has contacted the mortgage company to advise them the condition of both the inside and outside needs to be taken care of. The mortgage company is pretty sure they will take care of the issues. Gary reported the violations regarding grass and weeds have been taken care of. Freeburg Autobody is open and they will let us know when the ceremony will be scheduled. Trustee Trout stated he received comments on how clean and neat the Ernst demolition job was. John thinks a silt fence needs to be put up around the property.
3. Occupancy permits inspections: Trustee Meehling asked for any thoughts on this. Mayor Speiser would like for us to talk to the smaller communities our size and see what they are doing. We want to make sure it's a safe program for our residents. Seth said we could have Gary take an inspector class, and also said the Fire Department can help out with smoke/carbon detector inspections. Lisa wants to see who uses county and who uses own inspector. Tony is concerned that if we get involved, we would be liable. He also thinks we should protect the rights of the resident. He believes there are agencies out there where most of this is taken care of like the St. Clair County Health Dept. Tony said Columbia has their own inspector but still have the issue that it is not a very quick turnaround. Tony thinks we need to create the list that we want of the items to be inspected, then go from there. Tony will reach out to the representative from the Illinois Association of Realtors who offered to help with this.

Legal and Ordinance Committee Meeting
Wednesday, June 24, 2015

4. St. Clair County Update of Building and Property Maintenance Code: Mayor Speiser advised this is still at the lawyers.
5. Combination of Plan Commission and Board of Appeals: Mayor Speiser advised Attorney Manion is working on this.
6. Comprehensive Plan: Administrator Funderburg advised we are close to the document coming to committee for review.

B. NEW BUSINESS:

1. Local Debt Recovery Program: Julie advised we are going to try and get this program up and running.
2. MFT Resolution and Ordinance for the Rhutasel Preliminary Engineering/Construction Engineering Agreements N. Main St. Drainage Project: A little bit changed from last years approval by the Village. This is the ditch across from the sidewalk on N. Main. MT motioned to take to the full board and DP seconded.

Administrator Funderburg called for an executive session to discuss litigation.

**EXECUTIVE SESSION
5:49 P.M.**

Trustee Matt Trout motioned to enter into Executive Session citing litigation, 5 ILCS, 120/2-(c)(11), and Trustee Dean Pruett seconded the motion. All voting aye, the motion carried.

**EXECUTIVE SESSION ENDED
6:10 P.M.**

The meeting reconvened at 6:10 p.m.

B. GENERAL CONCERNS: None.

C. PUBLIC PARTICIPATION: None.

D. ADJOURN: *Trustee Matt Trout motioned to adjourn at 6:10 p.m. and Trustee Dean Pruett seconded the motion. All voting yea, the motion carried.*



Julie Polson
Office Manager