

**Thomasboro Village Board of Trustees  
Regular Board Meeting  
December 5, 2016**

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*Thomasboro Village Hall  
101 W. Main Street, Thomasboro, Illinois*

A Regular Meeting of the Board of Trustees of the Village of Thomasboro was held on Monday, December 5, 2016, President Brad Morris presiding. President Morris called the meeting to order at 7:00pm.

**Roll Call**

The Village Clerk called the roll, finding the following members physically present: Village President Brad Morris; and Trustees Jeff Robertson, Anthony Grilo, Kyle Henegar, Anna Martin, Dustin Rhodes, and Mickey Wilson.

Other Village officials present: Leon Albers, Treasurer; Tyler Martin, Public Works Superintendent; Deanne Wattjes, Office Manager; and Jeremy Reale, Village Clerk.

**Pledge of Allegiance**

Following roll call, the Pledge of Allegiance was recited.

**Discussion/Approval of Minutes of Previous Meeting**

Trustee Martin moved to approve the minutes of the November 7, 2016 regular meeting, as prepared. Trustee Henegar seconded the motion. Motion carried, all present voting "aye".

**Presentation of Bills**

Following review and discussion of the monthly bills, Trustee Grilo moved to approve the payment of the bills listed and the regular bills yet to be received. Trustee Rhodes seconded the motion.

The Village Clerk called the roll:

<b>YEAS:</b>	Robertson, Grilo, Henegar, Martin, Rhodes and Wilson – 6
<b>NAYS:</b>	None – 0
<b>ABSENT:</b>	None – 0

**Motion carried by roll call vote of 6 to 0.**

**Committee Reports**

**Police & Safety:** Chair Martin presented the monthly activity reports.

**Personnel:** The proposed holiday bonus plan for Village employees was presented. Bonus payments were recommended as follows: \$100.00 each to Keith Willis, Tyler Martin, Leon Albers, and Deanne Wattjes; and \$50.00 each to Cora Kirts, Mike Metzler, Jeremy Reale, Ben Doorn, Kendra Ward, Mike Martinez, and Ryan Umberger.

Trustee Robertson moved to authorize the annual employee bonus payments, as presented. Trustee Henegar seconded the motion.

The Village Clerk called the roll:

**YEAS:** Robertson, Grilo, Henegar, Rhodes and Wilson – 5  
**NAYS:** None – 0  
**ABSENT:** None – 0  
**ABSTAIN:** Martin – 1

**Motion carried by roll call vote of 5 to 0, with 1 member abstaining.**

**Building Permit & Liquor License:** No report. Trustee Grilo discussed whether the Village should consider amending the permit fees for new construction, including possibly establishing a scale by which such fees would be proportioned in accordance with the total anticipated costs of construction. He further suggested that the Village may want to implement building design standards to regulate the construction of pole barns and similar structures. The Board agreed to place this topic on the agenda for the next regular meeting.

**Health, Sanitation & Public Relations:** No report.

**Waterworks & Sewer:** No report.

**Streets & Alleys:** No report.

**Civil Defense & Parks:** Chair Rhodes reported the new playground equipment had been installed at West Side Park. The project was approximately ninety percent complete, with only the installation of a border yet to be finished. He acknowledged those who assisted with the project, including Republic Services.

#### **Old Business**

None.

#### **New Business**

##### **Resolution adopting the annual schedule of regular meetings for 2017**

Trustee Grilo moved to adopt the resolution, as presented. Trustee Wilson seconded the motion. Motion carried, all voting “aye”.

##### **Signage proposal from Casey’s General Store**

President Morris reported that Casey’s had approached the Village with a request to install a 6ft-by-8ft double-sided illuminated sign near the intersection of U.S. Route 45 and Central Avenue in order to better draw highway customers to the store. Given that all of the land within suitable proximity to the highway for such signage was either privately owned or in the State right-of-way, Casey’s would need to work out an agreement with one of those parties. President Morris stated that he would consult with the regional manager on how to proceed with the plan.

##### **Comments and Questions from the Audience**

Scott Amerio, Superintendent of Rantoul Township High School, and Bonnie McArthur, Superintendent of Thomasboro Grade School, were introduced to discuss the impact of property development on school district finances. Ms. McArthur noted that the grade school district would expect to receive approximately \$1,000.00 in real estate tax revenue on a home valued at \$100,000.00, whereas an unimproved lot would be expected to net around \$30.00 for the school. She further mentioned that the introduction of new families to the district would benefit

the schools by increasing the average daily attendance figures used to calculate state aid payments as well as county sales tax revenues. Mr. Amerio added that an increased overall equalized assessed valuation (EAV) in the school districts could actually lower tax rates without any reduction in the levy. Ms. McArthur commented that the mobility rate in the Thomasboro Grade School District was approximately 24 percent, which was double the State of Illinois average. This was largely due to the higher percent of rental property within the district.

Cindy Brotherton suggested that the cleared lots at 501 Frederick and 702 Morris should be put out for bid, with the possibility that incentives could later be included for any purchaser interested in constructing an owner-occupied home on the property. There was considerable debate amongst the Board members as to how to proceed with the sale of the two properties, with particular focus on whether any sale should be made conditional upon an agreement to build new homes on the site. While there was general agreement that new home construction would be beneficial to the community and the schools, some expressed doubt that the development of both lots in question was realistic. President Morris suggested that the Village should advertise for bids with a specified minimum of \$15,000.00 for each parcel, as that would recoup most of the Village's investment in the properties in terms of legal fees and demolition costs. Extended debate followed on the future growth of Thomasboro, with Trustee Grilo stressing that the Village needed to be more proactive in terms of increasing its tax base with new development and Trustee Rhodes suggesting that the public should be surveyed to determine a broader consensus on how to proceed with the sale of the lots. Following discussion, President Morris stated that the Village would solicit bids for the properties including a specified minimum bid price of \$15,000.00, and the Board would consider any bids received at the next regular meeting.

### **Treasurers Report**

There were no comments regarding the Treasurer's Report.

### **Executive Session**

Trustee Henegar moved to enter into Executive Session pursuant to 5 ILCS 120/2 (C) 1, to consider the employment, performance and/or compensation of a Village employee. Trustee Wilson seconded the motion.

The Village Clerk called the roll:

**YEAS:** Robertson, Grilo, Henegar, Martin, Rhodes and Wilson – 6  
**NAYS:** None – 0  
**ABSENT:** None – 0

**Motion carried by roll call vote of 6 to 0.**

The Board entered into Executive Session at 8:05pm. The open meeting was reconvened at 8:19pm.

Trustee Wilson moved to authorize a wage increase of \$0.50 per hour for Deanne Wattjes. Trustee Henegar seconded the motion.

The Village Clerk called the roll:

**YEAS:** Robertson, Grilo, Henegar, Martin, Rhodes and Wilson – 6  
**NAYS:** None – 0  
**ABSENT:** None – 0

**Motion carried by roll call vote of 6 to 0.**

**Adjournment**

There being no further business to come before the Board, Trustee Grilo moved to adjourn the meeting. Trustee Robertson seconded the motion. Motion carried viva voce vote.

The meeting was adjourned at 8:21pm.

Respectfully submitted,

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Jeremy A. Reale, Village Clerk

The undersigned Village Clerk of the Village of Thomasboro, Illinois, does hereby certify that the foregoing minutes are a true and correct copy of the approved minutes of the Regular Meeting of the Board of Trustees held December 5, 2016, as the same appears on the records of the Village now in my custody and keeping.

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Village Clerk