

VILLAGE BOARD MEETING
Bethalto, IL
November 12, 2024
Council Chambers, Village Hall
213 N. Prairie St, Bethalto, IL

The Village Board of Trustees met on the above date in the Council Chambers of Village Hall for a regular meeting called to order by Mayor Gary Bost at 7:00 p.m. The meeting opened with the “Pledge of Allegiance”. Roll call was taken by Village Clerk Sue Lowrance. Present: Trustees Perkhiser, Keister, Mull and Sontag. Trustees Dugger and Tweedy were absent. Also present: Public Works Director Rod Cheatham, Police Chief Jason Lamb, Fire Chief Brian Buhs, Village Finance Administrator/Treasurer Aleisha Randolph, Village Attorney Ken Balsters and several Village residents.

Motion made by Perkhiser, seconded by Keister, to approve village board meeting minutes of October 14, 2024, as printed. All members voted aye viva voce. Motion carried 4-0.

REPORTS FROM DEPARTMENTAL SUPERVISORS:

Chief Buhs presented the monthly Fire Department report, noting that no printed version was available yet due to an internet outage at the fire house. There were 155 calls for the month, including 2 minor fires with minimal damage. The rescue truck is progressing, but no set date for delivery is available yet. Thanks to a tip from Jane Ahasay, the department applied for and received a grant for \$5,000 for new AED equipment. There were no questions.

Chief Lamb presented the Police Department’s activity report for October. Two new squad cars have been picked up and are being outfitted with decals now. We have an updated hire list and made an offer to the top recruit, who backed out to accept a job in Shiloh. There are four more possibilities on the list, so we are moving forward with the next potential hire. There were no questions.

Public Works Director Cheatham presented his departmental reports, noting that there was a significant rain event on November 4, with 8 inches of rain in a 24-hour period. This overwhelmed our sewer system and there was some flooding in basements throughout town. Cheatham noted that we have spent nearly \$10 million on the system since 2018 and have lined over 50,000 feet of sewer line in the last year; however, this rain event caused too much water for the system to process. Cheatham stated that other communities saw the same issues, and that infiltration from many causes can sometimes lead to more than the system can bear. There were no questions from the Board.

Mayor Bost presented the Building & Zoning department's monthly report, noting that occupancy permits are down due to fewer people moving. Bost updated the board on commercial projects in town. The old Pizza Hut building is progressing, but the owner does not want detailed information on the business released just yet. Trustee Mull inquired about any possible sale of Neumann's Trailer Park; Bost stated that the deal we had hoped for had fallen through and any further interest has been squelched by the conditions there. There were no questions.

GUESTS/PUBLIC COMMENT:

RuthAnn Hellemeier, 703 Dugger St, was in attendance to ask for help with a neighborhood cat problem. She'd like to see a trap & release program like Alton has and noted that her neighbor houses at least 23 cats. Hellemeier asked for more traps, as the neighbor destroyed the two that she had. Mayor stated he would discuss the situation with Chief Lamb and see if we can have more Animal Control patrols in the area.

Susan Paul, 12 Evergreen Court, spoke to the board regarding discolored water complaints, stating that she has several names of residents all over town who have complained about water quality. She also inquired about televised meetings. Mayor responded that we plan to

have meetings streamed on Facebook once we get the legalities completed, hopefully in January. Bost also asked for a list of the names Mrs. Paul had with complaints, so we can research any specific areas that have frequent issues. PW Director Cheatham added that there can be many causes for discolored water: flushing the system, fires that cause hydrant use, or other reasons for hydrants to be opened. Mrs. Paul asked where our water comes from; Cheatham stated that our wells are off Ninth Street in Wood River.

Cory Schilling, 211 Logan Street and 302 S. Prairie Street, addressed the board stating he believes water was pumped into his basement on Logan Street, as water goes to the place of least resistance. He had 24" of water in his basement at the highest point, and places some blame on how the system is operated. He stated that the Village needs a plan to prevent this from happening again, as he feels that the constant pumping of water with nowhere for it to go resulted in his basement flooding. Cheatham replied that installing a backflow preventer is a good way for everyone to prevent this from happening in the future and added that our system is based on gravity flow which is why the pumps keep pumping. Cheatham stated that no matter how much money we spend on improvements, someone will always be affected by weather events of this magnitude. Bost and Cheatham both said the Village is sympathetic to these issues and that we evaluate each time something like this happens; the Village is committed to improving what we can, as evidenced by the millions of dollars spent on emergency generators, replacement mains, and CIPP lining over the past couple of years.

Chris Galvan, 320 Park Drive, stated he is a disabled Veteran and that he and his neighbors suffered water damage, noting that the repairs already completed by the Village are "sub-optimal" and that "your system is not working". Galvan stated that the Village needs to adapt, or residents will start leaving town. Galvan asked if there was any testing of the water that had backed up into basements; Cheatham replied that no testing was done. Galvan stated there has been "damage to his confidence in leadership here". Mayor Bost stated that in

2016, the Village received 5” of rain and 275 homes were affected by flooding. The Village has worked toward a solution since then, including the expenditure of millions of dollars in ARPA funding. Galvan again stated that the water should have been tested, and that residents should get assistance with cleaning up trash from this event.

Josh Palmer, 137 Woodcrest, had 2-3” of water in his basement, which he was in the process of finishing, so a battery backup pump was not yet installed. Palmer estimates his damages at \$16k and stated that for the \$5,500 in taxes he pays he should not have this problem. He noted that the system is better, but still not enough and that we need to “come up with a system that works”. Palmer asked if there is any help the Village is willing to provide since “we pay a massive amount of taxes”.

Todd Strubhart, 164 Meadow Drive, stated he supports Mr. Cheatham and thanked him for his dedication to the Village, but added that MSD in Missouri offers \$3500 checks across the board when there is a backup into homes under their service. Strubhart stated he’d like to see a fix “without raising taxes”.

Art Blechle, 301 Kenny St, stated in the past he witnessed pumping into the street, so why do we not use those pumps anymore? Cheatham replied that those pumps were pumping raw sewage into the streets, so the EPA strongly discourages that practice, which we did for years and faced heavy fines. Cheatham added that those pumps are not the solution; Blechle stated, “we need to find one”. Discussion arose regarding that pumping, with Mr. Palmer asking if that sewage would have been pumped into a basement. Cheatham stated that an overcharged system could lead to sewage backing up through drains. Bost added that the ideal scenario is for the water to move through the sanitary sewer system, but older neighborhoods with clay tiles leaking can lead to infiltration which affects the entire system any time it rains. Our

storm drain system is separate from our sewer system, whereas some cities have them tied together.

Mr. Galvan asked what is going to happen once he's made a claim; Clerk Lowrance responded that it generally takes our insurance company a couple of days to assign an adjuster and reach out to the claimant. Galvan stated he expects to hear a response within 48 hours.

Tim Waltrip, 906 W. Sherman, had flooding and had a couple of questions for Cheatham. Waltrip asked if our system is underdesigned? Cheatham answered that the interceptors are all good and that he does not believe the system is undersized since this only happens during extremely heavy rains. Waltrip asked if the growth of the Village could be a cause; Cheatham does not believe we are at that level of growth yet.

Alyssa Cope, 406 Georgia, stated she already received a denial from our insurance company. Cope and Galvan both asked what to do to appeal a denial; the response was to follow any instructions on the denial letter, although the Village had not been notified of any denials at all. Another resident stated that FEMA assistance may be an option. Bost stated he would investigate it but that we may not qualify due to demographics. The resident then stated that some in our area had already received FEMA assistance. There were no further comments or questions.

RESOLUTIONS

Resolution 2024-13 A Resolution Adopting a Capitalization Policy was presented. This establishes a capitalization policy for the Village as recommended by our auditing firm. Anything valued over \$10,000 with an expected life of over a year will be capitalized and evaluated annually during our audit. **Motion made by Keister, seconded by Sontag, to**

approve **Resolution 2024-13 A Resolution Adopting a Capitalization Policy**. Trustees Perkhiser, Keister, Mull and Sontag voted aye; nays none. Motion carried 4-0.

Resolution 2024-14 A Resolution Authorizing Payment to City of Alton and Rates & Charges to be Charged to Subjurisdictions for Regional Wastewater Treatment Costs on the Bethalto Interceptor Sanitary Sewer System was presented. This updates the rates based on our annual flow report by Juneau & Associates. The payment to Alton will remain fixed as we have no updated data from them. Bost noted that Juneau's report shows that our flow has decreased by 20%, meaning that infiltration into the Interceptor system is decreasing and the CIPP linings are working. The new rates will be retroactive to October 1, 2024. **Motion made by Mull, seconded by Perkhiser, to approve Resolution 2024-14 A Resolution Authorizing Payment to City of Alton and Rates & Charges to be Charged to Subjurisdictions for Regional Wastewater Treatment Costs on the Bethalto Interceptor Sanitary Sewer System**. Trustees Perkhiser, Keister, Mull and Sontag voted aye; nays none. Motion carried 4-0.

Resolution 2024-15 A Resolution Approving Plans and Specifications Relative to Federal Aid Primary FAP 785 (IL 140) Section 133RS-7 in the Village of Bethalto, Madison County, Illinois was presented. This approves the plans submitted by IDOT for their completion of improvements along IL Route 140, from the 111 intersection to Sanders Street. Cheatham stated this is likely just Phase 1 of a larger resurfacing project, with the remainder likely to be completed in 2026. This work is expected to be completed by June, 2025. There will be no cost to the Village, as this roadway is owned and maintained entirely by IDOT. **Motion made by Keister, seconded by Sontag, to approve Resolution 2024-15 A Resolution Approving Plans and Specification Relative to Federal Aid Primary FAP 785 (IL 140) Section 133RS-7 in the Village of Bethalto, Madison County, Illinois**. Trustees Perkhiser, Keister, Mull and Sontag voted aye; nays none. Motion carried 4-0.

ORDINANCES

Mayor Bost presented a recommendation from the Planning & Zoning Board regarding the creation of a short-term rental ordinance for the Village. This was discussed in depth at recent Planning & Zoning meetings, and a public hearing held last month. Bost noted that the ordinance is written to deter parties/weekend rentals. The Planning & Zoning Board recommends adopting the proposed ordinance. **Motion made by Keister, seconded by Perkhiser, to accept the recommendation of the Planning & Zoning Board regarding the proposed short-term rental ordinance.** Trustees Perkhiser, Keister, Mull and Sontag voted aye; nays none. Motion carried 4-0.

Ordinance 2024-18 An Ordinance Amending Chapter 40-Zoning Code was presented. This establishes the short-term rental code for the Village. **Motion made by Mull, seconded by Sontag, to approve Ordinance 2024-18 An Ordinance Amending Chapter 40-Zoning Code.** Trustees Perkhiser, Keister, Mull and Sontag voted aye; nays none. Motion carried 4-0.

Ordinance 2024-19 An Ordinance Amending the Liquor Control Ordinance was presented. This amends the liquor code to establish a Class “F” BYOB/Brown Bag license, which allows renters to bring in alcohol for an event, as requested by a local business and increases video gaming fees to the state maximum of \$250 per machine. **Motion made by Perkhiser, seconded by Sontag, to approve Ordinance 2024-19 An Ordinance Amending the Liquor Control Ordinance.** Trustees Perkhiser, Keister, Mull and Sontag voted aye; nays none. Motion carried 4-0.

Ordinance 2024-20 An Ordinance Amending Chapter 7-Business Code was presented. This increases our daily fee for solicitors’ permits from \$10 per day to \$25 per day. **Motion made by Mull, seconded by Perkhiser, to approve Ordinance 2024-20 An Ordinance**

Amending Chapter 7-Business Code. Trustees Perkhiser, Keister, Mull and Sontag voted aye; nays none. Motion carried 4-0.

Ordinance 2024-21 An Ordinance Amending Chapter 1-Administration/Official Salaries was presented. As discussed in depth in committee meetings, this sets elected officials' salaries for the upcoming term 2025-2029. **Motion made by Keister, seconded by Mull, to approve Ordinance 2024-21 An Ordinance Amending Chapter 1-Administration/Official Salaries.** Trustee Perkhiser, Keister, Mull and Sontag voted aye; nays none. Motion carried 4-0.

REPORTS FROM THE MAYOR:

Village offices will be closed November 28 & 29 for Thanksgiving.

MONTHLY TREASURER'S REPORT:

The October Treasurer's Report was presented by Finance Administrator/Treasurer Aleisha Randolph. Revenue and notable expenses were reviewed, and the ending cash balance was relatively unchanged from the previous month. There were no questions. **Motion made by Keister, seconded by Sontag, to approve the Treasurer's Report for the month of October, 2024.** Trustees Perkhiser, Keister, Mull and Sontag voted aye, nays none. Motion carried 4-0.

BILLS

GENERAL FUND

Motion by Perkhiser, seconded by Mull, authorizing payment of bills in the amount of \$171,086.91. Trustees Perkhiser, Keister, Mull and Sontag voted aye, nays none. Motion carried 4-0.

WATER & SEWER FUND

Motion by Keister, seconded by Sontag, authorizing payment of bills in the amount of \$230,966.95. Trustees Perkhiser, Keister, Mull and Sontag voted aye, nays none. Motion carried 4-0.

GARBAGE FUND

Motion by Mull, seconded by Sontag, authorizing payment of bills in the amount of \$57,426.36. Trustees Perkhiser, Keister, Mull and Sontag voted aye, nays none. Motion carried 4-0.

BUSINESS DISTRICT FUND

Motion by Perkhiser, seconded by Mull, authorizing payment of bills in the amount of \$155,924.21. Trustees Perkhiser, Keister, Mull and Sontag voted aye, nays none. Motion carried 4-0.

Mayor Bost announced the need to enter Executive Session per Chapter 5 ILCS Act 120 Section 2 (c) (2) Collective Bargaining. Entered executive session at 8:03pm.

Reconvened into regular session at 8:50pm. **Motion made by Perkhiser, seconded by Mull, to approve Executive Session minutes from May 13, 2024, as presented.** Trustees Perkhiser, Keister, Mull and Sontag voted aye, nays none. Motion carried 4-0.

Monthly committees will meet on Monday, November 25, 2024, at 6pm. The next Village Board meeting is scheduled for December 9, 2024, at 7:00pm.

10) VILLAGE BOARD MEETING, November 12, 2024, cont'd

Having no further business, a **motion to adjourn the meeting was made by Keister, seconded by Mull.** All voted aye viva voce. Meeting adjourned at 8:51pm.

Sue Lowrance, Village Clerk

Gary Bost, Mayor