

**COAL CITY VILLAGE BOARD MEETING
SEPTEMBER 22, 2021**

**STATE OF ILLINOIS
COUNTIES OF GRUNDY AND WILL
VILLAGE OF COAL CITY**

At 7 p.m. on Wednesday, September 22, 2021, Clerk Noffsinger called to order the regular meeting of the Coal City Village Board in the boardroom of the Village Hall. Roll call-Trustees Dave Togliatti, Ross Bradley, Dan Greggain, Dave Spesia, Tim Bradley and Sarah Beach. Absent was Mayor Terry Halliday. Also in attendance were attorney Mark Heinle, Ryan Hansen from Chamlin Engineering, Police Chief Chris Harseim and Matt Fritz, village administrator.

All present recited the Pledge of Allegiance.

Clerk Noffsinger asked for a motion to appoint a Mayor Pro-Tem for tonight's meeting in the absence of the Mayor. Togliatti moved to appoint Trustee Tim Bradley as the Mayor Pro-Tem for tonight's meeting, second by Spesia. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried.

The minutes of the September 8, 2021 meeting were presented. Spesia moved to approve the minutes as written, second by Beach. Roll call-Ayes; Togliatti, Spesia, T. Bradley and Beach. Nays; none. Abstain; R. Bradley and Greggain. Motion carried.

The warrant list was presented. Following review and discussion, Beach moved to approve the warrant list as presented, second by R. Bradley. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried.

There was no Public Comment at this meeting.

Ordinance 21-27 for Variances and Conditional Uses for a rail depot and storage facility at 2860 S. Broadway. Airgas is leasing approximately 1 acre from UP Acquisitions LLC, and utilizing the UP railroad on the property. Attorney Matt Norton, representing Airgas, described the operations wherein the UP railroad and 4-6 trucks daily will be used to transport the argon gas to different points of destination. Mr. Fritz said that this request was heard before the Coal City Planning and Zoning Board and that Board is making the recommendation for approval. D Construction, owners of the 2860 S. Broadway property will annexation property for the project. Togliatti moved to adopt

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Ordinance 21-27 granting conditional uses and variances for the operation of an Airgas Freight Terminal at 2860 S. Broadway, second by Greggain. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried.

Ordinance 21-28, annexing certain property into the Village of Coal City was presented to the Board by Mr. Fritz. He explained that the property owner, Avery/Powell Properties is the owner of 835 E. Division Street which includes a house. Adjacent and south of that property is a vacant orphan lot PIN #09-02-202-017 which is not presently annexed into the Village of Coal City. Eric Powell of Avery/Powell Properties is rehabbing the house at the 835 E. Division Street address and would like to sell the two properties under one PIN (permanent index number) and therefore needs to not only annex the orphan parcel into the Village but also rezone it to C-5 in conformity of the surrounding parcels. The Planning and Zoning Board heard the issue at a Public Hearing with no objections being heard, and therefore are making the recommendation to rezone the property to C-5 following its annexation. Greggain moved to Adopt Ordinance 21-28 annexing the property known as PIN #09-02-202-017 into the Village of Coal City, second by Spesia. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion Carried.

Beach then moved to adopt Ordinance 21-29 rezoning PIN #09-02-202-017 to C-5 after its annexation, second by Togliatti. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried.

Ordinance 21-30 regarding a franchise agreement with Surf Broadband for a right-of-way and the installation of fiber optics in the Village. Ceaser Bratta, representing Surf Broadband, gave a power point presentation regarding the fiber optics wireless installation in the Village. Surf Broadband is working in 25 different towns and Coal City would be a "Gigabit Community." Mr. Bratta stated that the benefits of fiber optics is that it travels at the speed of light, a better product for better pricing and that this will be a long term project. Following discussion and questions, Greggain moved to adopt Ordinance 21-30 entering into a Franchise Agreement with Surf Broadband for the installation of a fiber utility within the Village of Coal City, second by Beach. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried.

Mr. Fritz stated that a vacancy exists on the Planning and Zoning Board and the Mayor recommended appointing Walt Mahaffey to fill the vacancy. Togliatti moved to

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approve the Mayor appointment of Walt Mahaffey to the Planning and Zoning Board, second by Greggain. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried.

Three invoices were presented by Chamlin Engineering regarding engineering services for the water treatment expansion. R. Bradley moved to approve payment of invoice #3021290 in the amount of \$72,000 to Chamlin Engineering for services through May 2, 2021, second by Togliatti. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried.

R. Bradley moved to approve payment of invoice #3021396 in the amount of \$42,450 to Chamlin Engineering for services through May 30, 2021, second by Togliatti. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried.

R. Bradley moved to approve payment of invoice #3021495 in the amount of \$21,900 to Chamlin Engineering for services through July 4, 2021, second by Greggain. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried.

Mr. Fritz presented an estimate from Temple Display for new holiday decorations for the Village's light poles. This was a FY22 budgeted item. Delivery is expected before Thanksgiving. Spesia move to approve the purchase of holiday lighting from Temple Display for an estimated \$37532.00, second by Beach. Roll call-Ayes; Togliatti Greggain, Spesia, T. Bradley and Beach. Nays; R. Bradley. Motion carried.

Trustee Beach announced that September 25th is the last Farmers Market for the year. She thanked everyone for attending last weekend's Fall Fest.

Trustee T. Bradley thanked the Illinois Senators, Representatives and the Governor for passing the Illinois Energy Bill, saving the Dresden Nuclear Plant from closure.

Trustee Spesia stated that the South Broadway dedication was good and thanked everyone for their assistance in the project and then attending the dedication.

Trustee Greggain announced that there were 110 entries in the annual car show held on September 18th with the winner being the 1966 Chevy Corvette owned by Sharon Strappazon of Coal City. He thanked the maintenance department, the police and auxiliary police for their assistance. Greggain said it was a good event.

Attorney Heinle reported on the railroad exceptions. The Union Pacific Railroad are in agreement to exempting the crossing on 5th Avenue and Rt. 113 but are hesitant to exempt the Spring Road crossing. Now the ICC are objecting the exemptions so the hearing has been continued until October 2021. Attorney Heinle will keep the Board apprised of the status. Also he invited everyone to dinner on Thursday night in Chicago.

Ryan Hansen reported on the completion of the MFT and street project. The guard rail on Reed Road is being installed. The water treatment plant expansion is ready for bid and the EPA permit has been received.

Chief Harseim reported:

- Fall Fest was successful and thanked the Grundy County Sheriff's Department and Morris Police Department for their use of the golf carts during the event
- The Coal City Middle School Girls Softball team are competing for the State title on Friday September 24th and a small escort including the police department and Coal City Fire District will be escorting the player bus out of town in the morning.
- Chief has updated the school safety plan
- Chief lost the bet and recently washed the car of the Morris Police Chief
- The new squad donated from D'Orazio has been delivered and is at the Police Station
- Pink Badges for the officers have been purchased in conjunction with October as Breast Cancer Awareness month. The badges can be used every year (an example was distributed)

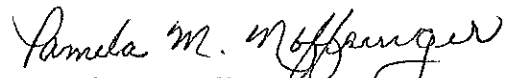
Mr. Fritz said that Fall Fest was successful with many in attendance. He thanked the sponsors of the band and is looking forward to the event next year. The fall garage sales are scheduled for Friday, September 24th and Saturday, September 25th.



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Spesia moved to adjourn into executive session per ILCS 5 120/2(c)(1) to discuss employment compensation and ILCS 5 120/2(c)(11) to discuss pending litigation, second by R. Bradley. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried at 7:54 p.m.

Following executive session, Spesia moved to adjourn the meeting, second by Beach. Roll call-Ayes; Togliatti, Bradley, Greggain, Spesia, Bradley and Beach. Nays; none. Motion carried. The meeting was adjourned at 8:16 p.m.


Pamela M. Noffsinger, Village Clerk