

**Minutes of the Village of Waterman Board held at Village Hall 215 W. Adams St. Waterman, IL 60556
Tuesday, October 8, 2024**

The meeting was called to order at 6:30 p.m.

A moment of silence was held for Trustee Sedlacek.

Roll Call: Robinson, Radtke, Feitlich, Genslinger, Pearson and Johanningsmeier were present.

Approve Agenda: Trustee Feitlich motioned to approve the agenda as amended, moving Public Comment to be held before Committee Reports. Trustee Pearson 2nd. Roll call vote passed 5/0.

Approve Meeting Minutes: Trustee Genslinger motioned to approve September 10, 2024, regular meeting minutes. Trustee Radtke 2nd. Roll call vote passed 5/0.

Accept Council Approval Reports: Trustee Feitlich motioned to accept the Council Approval Reports as published. Trustee Johanningsmeier 2nd. Roll call vote passed 5/0.

Accept Petty Cash Report: Trustee Johanningsmeier motioned to approve the petty cash report as published. Trustee Feitlich 2nd. Roll call vote passed 5/0.

Accept Treasurer's Funds Report: Trustee Feitlich motioned to approve the Treasurer's Fund Report as published. Trustee Pearson 2nd. Roll call vote passed 5/0.

Mayor's Report: President Robinson informed those in attendance that a Celebration of Life Ceremony will be held on October 26th at Waterman Lions Park to honor Board Trustee & Waterman Lions Member, Suzanne Sedlacek. Attended IDOT Meeting in DeKalb with Village Manager Nykaza.

Request for Consideration: Village Manager, Nykaza read the Village's statement announcing the passing of Trustee Suzanne Sedlacek.

Correspondence: None

Staff Reports

Chief Swanson – Announced that October is National Domestic Violence Awareness Month. Safe Passage is the Domestic Violence and Sexual Assault Crisis Center for DeKalb County. Their crisis hotline number is (815) 756-5228 and text line is (815) 393-1995. Swanson provided the September stats report, which showed activity was up due to an increase in dog-at-large calls and domestic issues. Met with Wolter and they provided an estimate to the Village for the police evidence room. Attended High Risk Vehicle Stop Instructor Training at the Oswego Police Department on September 18th-19th. Ofc. Vandergrift and Auxiliary Ofc. Scott provided their assistance at the homecoming parade held on September 20th. Kane County Sheriff's Office arrested a subject involved in a Cyberstalking case in which Waterman PD had obtained an arrest warrant for. Filed two ordinance complaints with the Circuit Court for dog-at-large offenses for the same defendant, who was then cited a 3rd time on September 23rd. Village Manager Nykaza and Chief Swanson interviewed another promising police officer candidate. A conditional offer of employment was extended to Muhammad Rehman for a part-time position with the Waterman Police Department. Will be attending Police Mid-Management Role in the 21st Century training on October 28th through November 1st. Ofc. Vandergrift will be covering some of the open shifts. On track for this year's Trunk-Or-Treat event on October 31st.

Village Manager Nykaza – Waiting for response to the DCCF Community Needs Grant to fund the feasibility study to determine Waterman's capability to join the Kishwaukee Water Reclamation District. Also, waiting on a response to the OSLAD grant submitted for the Garfield Park expansion project. Working to reapply for the Police Body Camera reimbursement grant (\$5,000.00). On September 24th, President

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Robinson, Trustee Feitlich, Clerk Pool and Manager Nykaza met with a new engineering company (Willett Hofmann & Associates Inc.) and were impressed with their presentation. Nykaza met with Melissa Amedeo (New Director for the DeKalb County Economic Development Corporation) and Courtney Strohacker (Executive Director of the DeKalb County Convention and Visitors Bureau) to discuss economic ideas for Waterman. Nykaza met with DeKalb County's new engineer and with state representatives at the IDOT meeting. Will coordinate with the Special Hiring Committee to meet with the candidate that was interviewed on Oct. 7th for the open part time police officer position. All parts for the Well #4 Rehabilitation Project have arrived, and Nykaza is currently working on scheduling the contractors. Time locks have been installed in the bathrooms at Lions Park with the hours being set at 10AM-6PM. Once the shelter is winterized for the season, the bathroom locks will be locked permanently until spring. Talked with Superintendent Chad Willis regarding Green Ridge and Deerfield Crossing impact fees. On September 25th, Trustee Sarah Radtke and Nykaza held a phone meeting with Lennar Homes and Almanar Trading to discuss impact fees and the Annexation Agreement for Deerfield Crossings. Lennar Homes sent the Village building plans for the 89 lots purchased and will plan to close on those lots in late 2024-early 2025. Almanar Trading will maintain ownership of the remaining lots not purchased by Lennar Homes. Manager Nykaza received an email from the coordinator of the Seeds and Stones Cycling Event held last May stating his strong interest in hosting another event in Waterman. Will schedule a Building & Grounds Meeting to discuss planning for that event.

Attorney Neveu – Will share partial updates regarding the purchase of the Clinton Township Community Center and Almanar Trading settlement case during Old Business. Other updates will be provided during closed session.

Public Works – Matt Conlin: New truck is at Bonnell Industries having equipment installed.

Public Comment: Robert Mylin brought up a safety concern regarding young children sharing a school bus with teenagers. Also mentioned that he heard that the fire hydrants in town may not be up to code. Theodore Ferlias questioned the Board regarding transparency with Chief Swanson's situation. President Robinson reminded those in attendance that the Board must abide by State Law regarding discussion of personnel issues with the public. Theodore went on to mention an issue with nails and rocks popping tires in the Green Ridge subdivision due to Ryan Homes construction. Alexandra Bee read a letter on her son's behalf regarding his support for Chief Swanson. Joseph Sicilano questioned the Board about what the concrete plan is regarding the hiring process for the new Chief of Police. Patty Smith mentioned the speeding issues near the stop sign located at the intersection of Monroe and Maple. Village Manager, Nykaza responded to the concern stating that this stop sign is Bayer's property, therefore the Village may not be able to intervene.

Committee Reports

Water & Sewer – Adam Pearson: Project to upgrade the water meters is underway and once dates for the work has been scheduled the public will be notified accordingly.

Streets & Alleys – Arnie Johanningsmeier: Still waiting on BNSF permit to move forward with the water main repair on Birch Street near the railroad tracks. Mentioned concern of the storm drain covers folding over in Green Ridge and asked if there is a better alternative. Village Manager Nykaza stated that those are standard coverings for Ryan Homes, and they are responsible for draining them. Preparing towing contracts. Received a complaint regarding a Village tree branches hanging too close to the house located at 350 S. Hickory Street. Myles Tree Service trimmed the tree to bring it away from the house and

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eliminated any safety concerns the homeowner had. Also, the homeowner of 350 S. Hickory Street asked the Village for the section of sidewalk in front of his home to be removed as tree roots are starting to buckle the cement. Trustee Johanningsmeier suggested that the Village remove the sidewalk as it is a dead end that doesn't lead anywhere, and it would be too costly to replace. The Board provided their consensus to remove the requested section of sidewalk located in front of 350 S. Hickory Street.

Public Safety – Suzanne Sedlacek: The Public Safety Committee will discuss options regarding the stop sign located at the intersection of Monroe and Maple.

Buildings & Grounds – Alison Genslinger: Nothing

Finance & Personnel – Tony Feitlich: Provided updates from October 7th meeting. Discussed the bid received from Wolter for the Police Evidence Room and requested Chief Swanson to obtain additional bids. Reviewed the Annexation Agreements for both Deerfield Crossings (expires in November 2024) and Green Ridge (expired in July 2024). Talked about valve repair, which will be part of the Water Meter Upgrade Project. The valve replacement would be at the homeowner's expense (average cost \$200-\$300). To the impacted residents, we discussed the valve expense being billed out separately from the utility bill with the option to opt into a payment plan. Suggested that the Public Safety Committee start coordinating with the Waterman Police Department to set deadlines to address the findings of the Gold Shield Report.

Economic Development – Sarah Radtke: Nick Bhati (Purchaser of Houlahan's Pub & Grill) started demolition and the project is underway.

Zoning – Sarah Radtke: Had a very productive meeting with Lennar Homes to discuss development plans for the lots purchased in Deerfield Crossings.

Special Hiring – Johanningsmeier: Provided updates from September 16th meeting. Interviewed candidate, Muhammed Rehman for part-time police officer position and extended conditional offer of employment to him.

Planning Commission – John Ecker: Nothing

Regional Planning Commission – John Ecker: Nothing

Old Business: Attorney Neveu presented the drafted Purchaser Agreement for the Clinton Township Community Center. Working to obtain clarification regarding township requirements to approve the transfer of ownership to the Village of Waterman. Working to obtain a Title Insurance Policy (roughly \$2,000.00 split between the two parties) from the Clinton Township Attorney to protect the Village from property liens and judgments. The council representing Mr. Joe Fareed (dba Almanar Trading) came back with additional revisions to the prepared settlement agreement. Trustee Feitlich motioned to table the settlement agreement of the Village of Waterman vs. Joe Fareed (dba Almanar Trading) Case #24O09 until after discussion held in closed session. Trustee Pearson 2nd. Vote passed unanimously.

New Business: Trustee Feitlich motioned to approve hiring part time officer Muhammed Rehman pending the successful completion of his psychological evaluation and background check oversight by Chief Swanson. Trustee Radtke 2nd. Roll call vote passed 5/0.

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Trustee Feitlich approved TIF disbursement to Mosca Design to place banners on the downtown light posts outside the regular holiday season. Trustee Radtke 2nd. Roll call vote passed 5/0.

Trustee Feitlich motioned to approve the Willett Hofman Engineering proposal for the design of Well #6 not to exceed \$23,800.00. Trustee Pearson 2nd. Roll call vote passed 5/0.

Trustee Feitlich motioned to approve Deerfield Crossing 2nd Amended Annexation Agreement as published. Trustee Radtke 2nd. Roll call vote passed 5/0.

Trustee Genslinger motioned to table the approval of the Green Ridge Phase II Annexation Agreement. Trustee Johanningsmeier 2nd. Vote passed unanimously.

Trustee Genslinger motioned to table the approval of the Police Evidence Room build out. Trustee Pearson 2nd. Vote passed unanimously.

Trustee Feitlich motioned to approve the new committee assignments as recommended by Village President, Robinson and Village Manager Nykaza to fill Suzanne Sedlacek's committee assignments. Trustee Genslinger 2nd. Roll call vote passed 5/0.

Trustee Genslinger motioned to enter executive session to discuss the appointment, employment compensation, discipline, performance, or dismissal of specific employees pursuant to 5 ILCS 120/2 (c) (1) and to discuss pending litigation pursuant to 5 ILCS 120/2 (c) (11). Trustee Pearson 2nd. Roll call vote passed 5/0.

Closed Session – Legal & Personnel

Attorney Neveu provided updates on open legal matters. Trustee Feitlich motioned to exit executive session. Trustee Pearson 2nd. Roll call vote passed 5/0.

Adjournment:

Having no further business to conduct, Trustee Feitlich motioned to adjourn the meeting at 8:22 p.m. Trustee Johanningsmeier 2nd. Vote passed unanimously. The next regular meeting will be held on Tuesday, November 12, 2024, at 6:30 p.m.

Respectfully submitted,

Amy Nykaza

Approved