

2020-10-27 MINUTES

The Ladd Village Board met in Regular Session at 6:30 pm on Tuesday, October 27, 2020, in the Village Hall. President Mike Grivetti called the meeting to order and led the Pledge of Allegiance to the American flag.

Roll Call: Present – Trustees Frank Cattani, Jim Manning, Jan Martin, Dan Nelson, Mike Urbanowski (5). Absent – Trustee Andy Ruggerio. In attendance – Attorney Pat Barry, Clerk Diane Chandler, Treasurer Rhonda Bezely, Chief Bill Gaefcke, Deputy Chief Randy Dean, Superintendent Doug Englehaupt.

Motion Cattani – Second Martin to approve the (October 13, 2020 meeting) minutes, as presented.

Ayes: Cattani, Manning, Martin, Nelson, Urbanowski

Motion carried 5-0.

Motion Manning – Second Cattani to pay the bills of \$205,468.70.

Ayes: Cattani, Manning, Martin, Nelson, Urbanowski

Motion carried 5-0.

Motion Cattani – Second Nelson to accept the September 2020 Treasurer’s Report, as presented.

Ayes: Cattani, Manning, Martin, Nelson, Urbanowski

Motion carried 5-0.

Correspondence: None

Public Comments: None

Ladd Grade School Superintendent Michele Zeko addressed the Board on the school’s proposed solar project with Future Green and introduced their representative, Atticus to explain the project. Future Green is proposing a 323kw rooftop and ground mount system at the school which would produce about 473,000 kWh annually to offset the majority of the school’s usage. The project would be owned by a development group that is supervised by the Future Green program. They would enter into a 25-year bilateral agreement with the school district for the purchase of electricity at 9.9 cents per kWh. Payments would be made by the school district to the developer. The owner of the asset would be responsible for all operation and maintenance, insurance, and for keeping it up to standard. Their current projection would save the school district approximately \$11,500 per year. They look to work with the Village’s net metering policy since there will be some excess generation that occurs from the system. That generation would be given to the Village for someone else on the grid to use. Although the Village would not be paying for the excess generation, it could sell it at the normal rate to whoever on the grid is using it at the time.

Barry introduced Mike Genin and Sean McCarthy of the Illinois Municipal Electric Agency (IMEA), which is where the Village purchases all of its power. Ladd is contracted to buy 100% of the Village’s needs from the agency and has no authority to allow anyone else to sell power to its customers. It is forbidden under its contracts with the agency and under the agency’s contracts with its bondholders. Genin added that the school could own its array and do their own self-supply. McCarthy reported that the IMEA has reviewed the analysis done by Future Green on the school’s utility bills and found major errors. As a result, this project would not be cost-saving for the school but a cost increase. His analysis of the school’s bills for one year was distributed and he described the electric demand charge. If a power purchase agreement was allowed, 11% of the Village’s demand and 4% of the energy used by the school would be lost and the electric rates would need to be adjusted higher for the rest of the Village’s electric customers. Genin offered to perform a free energy audit for the school to determine ways for them to save money. The IMEA can also review the school’s gas bills to bid out its natural gas supplier. Zeko requested the IMEA to perform an energy audit at the school.

McCarthy also presented the IMEA’s new Green Power Choices Program. This is a simple and affordable way to support renewable electricity production by purchasing Renewable Energy Credits from green energy sources such as wind turbines or solar installations. The program is available to the Village on a voluntary basis. The Board agreed not to opt-in to the program at this time.

Committee Reports: Streets & Alleys – The committee reported on a tree located on the Village berm at 202 North Central Avenue. The resident at 206 North Central Avenue plans to install a metal roof and is concerned that a limb from the tree may fall and damage it. Since the tree is not dead, the Board recommended taking no action. The resident will be informed that he could trim the limbs that are hanging over his property at his expense. Community Garden – Nelson reported that the growing season is winding down. Since he had volunteered to mow the grass at the site this year, a savings of \$700 to the Village was realized.

Two quotes to remove eleven stumps, clean-up, and seeding were reviewed. The Board chose to proceed with River Landscaping's proposal. Since the second quote arrived after the agenda has been set, the item will be placed on the November 10th meeting agenda for action.

Bezely proposed the purchase of a 6-month CD from the Motor Fuel Tax Fund.

Motion Manning – Second Nelson to purchased a \$15,000.00 Motor Fuel Tax CD for 6 months.

Ayes: Cattani, Manning, Martin, Nelson, Urbanowski

Motion carried 5-0.

Superintendent's Report: Truck Tires – Englehaupt presented a proposal from A & B Garage for four new tires for the GMC pickup truck.

Motion Urbanowski – Second Nelson to approve the purchase of four new tires for the GMC pickup truck (at the quoted price of \$1065.80).

Ayes: Cattani, Manning, Martin, Nelson, Urbanowski

Motion carried 5-0.

Water Plant Control System – Englehaupt presented a quote from Complete Integration & Service to upgrade the touch panel at the water treatment plant. This upgrade would allow our Operator in Charge to view the plant's control system from a remote location. The expense would likely be eligible for CURES funding. Water Plant Filter Upgrade – One of the three filters has been completed, passed both bacteria samples, and is back online.

Chief's Report: Activity Report – The Police Department's September report was received. Garage Insulation – A proposal from Vaini Home Improvement to insulate the Police Garage was reviewed. Dean reported that he brought this item up to eventually get heat into the garage that is always wet. His concern is that the snow and ice will melt from the vehicles and then refreeze creating slippery conditions. Also, the cold, damp environment is not good for the electronics inside the vehicles. Cattani informed the Board of a free-standing metal garage available for approximately \$9,000. It could be located near the Maintenance Garage on Chicago Avenue. The Police vehicles could move there and free up the garage at 336 South Main Avenue for the tenants. He will provide more information on the garage at the November 10th meeting.

Attorney's Report: None

Trash and parking issues at 314 South Bureau Avenue were discussed. The former church rectory that was converted into four apartments has recently been sold. The tenants have been using the Ladd Community Center parking lot for their vehicles. When an event is held at the LCC, the lot is half-full of the tenant's cars. This also creates problems with snow removal. Englehaupt suggested that since the new owner has also purchased the vacant lot to the south of the building, he should be required to provide a parking area for his tenants. The original owner of the property was granted an easement to access the garage but not to use the LCC lot as his tenant's parking lot. The trash situation is not ideal there either. The parking lot is often strewn with overflowing trash cans. A dumpster with an enclosure would be a much better option. The owner will be notified to put in a parking area and dumpster enclosure on the lot south of the building within 60 days. Englehaupt added that there is an issue with the tenants at 501 East Cleveland Street using the water treatment plant property for a parking area. They have been notified to stop parking there.

Announcements:

- Names for the new Senior Housing facility are being considered.

Motion Cattani – Second Manning to adjourn.

Ayes: Cattani, Manning, Martin, Nelson, Urbanowski

Motion carried 5-0.

The meeting adjourned at 8:04 pm.

Diane Chandler, Village Clerk