

**MINUTES OF THE SPECIAL MEETING OF THE BEECHER VILLAGE BOARD  
MONDAY, SEPTEMBER 19, 2022 AT 7:00 P.M.  
WASHINGTON TOWNSHIP CENTER  
30200 TOWN CENTER ROAD  
BEECHER, ILLINOIS**

am

All present joined in the Pledge to the Flag.

President Meyer called the meeting to order.

**ROLL CALL**

**PRESENT:** President Meyer and Trustees Kypuros, Juzeszyn, Gianotti, Tieri, Stacey and Kraus.

**ABSENT:** None.

**STAFF PRESENT:** Clerk Janett McCawley, Administrator Robert Barber, Public Works Superintendent Matt Conner, Chief Terry Lemming, Attorney Tim Kuiper, Code Enforcement Officer David Harrison, EMA Director Bob Heim and Sandy Rukavina.

**GUESTS:** Jim Maciejewski from JMA Architects, David Pistorius of First Midstates, Marge Cook, Sharon Heim, John Rukavina, Joe Falaschetti, Pat Peters, Ron Kuhlman, Barb Hodgett, George Schuitema and Kevin Tamm.

Trustee Kraus made a motion waiving bidding requirements for the replacement of curb and sidewalk throughout the Village. Trustee Tieri seconded the motion.

**AYES:** (6) Trustees Kypuros, Juzeszyn, Gianotti, Tieri, Stacey and Kraus.

**NAYS:** (0) None.

Motion carried.

Superintendent Conner provided a report on proposals received for the completion of the 2022 curb and sidewalk replacement program and recommended award to Davis Concrete. Trustee Kraus made a motion to approve a proposal for curb and sidewalk replacement to Davis Concrete as set forth in the Board packet. The amount approved for sidewalk replacement was \$24,171 and for curb replacement in the amount of \$10,856.25. Trustee Stacey seconded the motion.

**AYES:** (6) Trustees Kypuros, Juzeszyn, Gianotti, Tieri, Stacey and Kraus.

**NAYS:** (0) None.

Motion carried.

Trustee Tieri made a motion cancelling the September 26<sup>th</sup> regular Village Board meeting. This motion had to be re-made since the date was wrong on the last agenda. The next regular Village Board meeting will be Tuesday, October 11<sup>th</sup>. Trustee Juzeszyn seconded the motion.

**AYES:** (6) Trustees Kypuros, Juzeszyn, Gianotti, Tieri, Stacey and Kraus.

**NAYS:** (0) None.

Motion carried.

A presentation on the November 8<sup>th</sup> referendum on a new public safety facility for the Village of Beecher was provided. JM

History of the use of 724 Penfield was provided by Administrator Barber.

The many deficiencies of the facilities at 724 Penfield were explained by the Architect and Chief Lemming in detail.

Architect Jim Maciejewski went through options for the existing site which has very limited space and would not be able to address the many issues the current building has. Five sites were looked at for a new building and the Church Road site was decided upon. The proposed floor plan for the facility was provided. Space needs analysis and design of proposed public safety facility was provided by Architect James Maciejewski along with a power point presentation.

Potential General Obligation Bond sale and cost to taxpayers was provided by David W. Pistorius from First Midstates. He explained the work done to get the project costs and to get the referendum to ballot. He read aloud the wording of the ballot. Mr. Pistorius went through the bond issue costs to the Village and residents if the referendum passes. The estimated homeowner tax impact was provided. The Board members and audience were asked if they had any questions. Board member asked about when the interest rate would be locked in to determine the final interest rate.

An audience member asked if the cost of the bonds accounted for all construction and cost overruns. It was reported the amount approved by referendum would be the total cost. Administrator Barber asked about assessed value relating to the EAV. Tax rates could be affected by the EAV which could go up or down.

Audience was asked for any comments on the project. Pat Peters asked if information will be on the website and newsletters. Trustee Kypuros noted that this project was approved by a unanimous vote of the Village Board. He said there will be informational videos, information on the website, newsletter, Facebook and open house held to let people learn more about the project. Chief Lemming invited everyone to the open house from 5:30-8:30 p.m. on October 14<sup>th</sup> to tour the old station.

When there was no further discussion, Trustee Gianotti made a motion to adjourn into Executive Session at 7:44 p.m. to discuss the terms and conditions of a settlement for Fieldgate, LLC vs. Village of Beecher. Trustee Tieri seconded the motion.

AYES: (6) Trustees Kypuros, Juzeszyn, Gianotti, Tieri, Stacey and Kraus.

NAYS: (0) None.

Motion carried.

The Board then took a five-minute break.

There being no further business to be discussed in Executive Session, Trustee Tieri made a motion to return to regular session at 8:06 p.m. Trustee Gianotti seconded the motion.

AYES: (6) Trustees Kypuros, Juzeszyn, Gianotti, Tieri, Stacey and Kraus.

NAYS: (0) None.

Motion carried.

ORDINANCE #1380 – An Ordinance authorizing the Village President and Clerk to sign an amendment to the development agreement for Fieldgate, LLC. Trustee Kypuros made a motion to approve Ordinance #1380. Trustee Tieri seconded the motion.

AYES: (6) Trustees Kypuros, Juzeszyn, Gianotti, Tieri, Stacey and Kraus.

NAYS: (0) None.

Motion carried.

There being no further business, President Meyer asked for a motion to adjourn. Trustee Kypuros made a motion to adjourn the meeting. Trustee Juzeszyn seconded the motion.

AYES: (6) Trustees Kypuros, Juzeszyn, Gianotti, Tieri, Stacey and Kraus.

NAYS: (0) None.

Motion carried.

Meeting adjourned at 8:08 p.m.

Respectfully submitted by:



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Janett McCawley  
Village Clerk