

# Village of St. Joseph

Village Board Meeting

December 17, 2024

Mayor Fruhling-Voges called the meeting to order at 7:00 p.m.

The Pledge of Allegiance was said by all present.

Roll call was taken.                      Fruhling-Voges Present  
Page Present  
Vallee Present  
Painter Present  
Wolfersberger Present  
Cummings Absent  
Rapp Present

Others in attendance: Joe Hackney, Village Administrator; Mike Sennert, Village Clerk; Marc Miller, Village Attorney; Mike Peters, Public Works Director (via Zoom); Jim Arndt, Arndt Municipal Support; Jim Page, Rusty Shafer, Butch Dalhaus, Tyler Marsh, Village Residents; and Nora Maberry, The St. Joseph Record.

## **Consent Agenda (\* indicates action item, omnibus motion):**

1. Regular Village Board Meeting minutes - November 26, 2024\* - Exhibit #1
2. Executive Session Meeting minutes - November 26, 2024\* - Exhibit #2
3. Treasurer's Report - December 2024\* - Exhibit #3
4. Investment Recommendations - December 2024\* - Exhibit #4
5. Approval of MFT Resolution\* - Exhibit #5
6. Consideration of the approval of a contract modification to an existing employment contract\* - Exhibit #6
7. Approval of bills in the amount of \$1,225,945.04\* - Exhibit #7

Painter motioned and Page seconded to approve the consent agenda as presented.

Roll call was taken: Page-Aye, Vallee-Aye, Painter-Aye, Wolfersberger-Aye, and Rapp-Aye. Motion passed 5-0

## **Public Participation:**

-Village Resident Tyler Marsh questioned where the raises and retention bonuses came from and why it is being done before the new board is seated.

-Mayor Fruhling-Voges responded it isn't uncommon to re-evaluate employees through the year and it is in the budget.

-Marsh also expressed concerns over the TIF district and feels taxing bodies should be in control of their taxes collected.

## **New Business (\* Indicates Action Item):**

1. Status update and general discussion regarding TIF, and discussion of the upcoming schedule of public meetings.- Exhibit #8

# Village of St. Joseph

Village Board Meeting

December 17, 2024

-Administrator Hackney updated the Trustees of the meetings he held with taxing bodies, on creating a TIF district. He also mentioned the Village population decrease and school districts enrollment decrease over the last 10 years.

Hackney reported that a TIF district would attract new housing developments and help revitalize the business district.

-Administrator Hackney shared that in the proposed TIF agreement the schools will receive a high share of new residential tax at 45%.

-The Fire Department district requested that they be allowed to request additional funding for equipment if there is a need due to Village expansion.

## 2. Economic Development update, Arndt Municipal Support.

-Jim Arndt-gave an update on the economic activity over the last quarter. He reported that he has been busy contacting businesses that connections were made with in May. There are currently three viable businesses looking to come to the Village. Arndt said there is a retail store, a restaurant, and a hotel that he is in discussions with currently. One business has asked for an incentive package to assist with locating in the Village, so Arndt is working with Administrator Hackney on possible incentive packages.

-Arndt hopes to have more information for the Trustees in January on one of the businesses he is currently working with.

## 3. Waiver of Subdivision rights within EJB- Binder and Bonnell Replat\* - Exhibit #9

Painter motioned and Rapp seconded to approve the Waiver of Subdivision rights within EJB- Binder and Bonnell Replat as presented. Roll call was taken: Page-Aye, Vallee-Aye, Painter-Aye, Wolfersberger-Aye, and Rapp-Aye. Motion passed 5-0

## 4. Consideration and approval of updates to the Employee Personnel Manual pending since 2021, incorporating revisions and enhancements to align with current policies, regulatory requirements, and structure.\* - Exhibit #10

-Mayor Fruhling-Voges explained how updates are needed to match law changes. She explained that the packet has the markup of what has been changed, pointing out the need to improve the vacation schedule for the employees.

Page motioned and Wolfersberger seconded to approve the updates to the Employee Personnel Manual pending since 2021, incorporating revisions and enhancements to align with current policies, regulatory requirements, and structure as presented. Roll call was taken: Page-Aye, Vallee-Aye, Painter-Aye, Wolfersberger-Aye, and Rapp-Aye. Motion passed 5-0

# Village of St. Joseph

Village Board Meeting

December 17, 2024

5. Consideration and possible approval of new Backhoe lease, or the buyout of existing lease\* - Exhibit #11

-Public Works Director Mike Peters explained the 2 options for the backhoe is to buy the current backhoe at the end of the lease for \$1 or to lease a new backhoe for \$25,386 per year including warranty.

-The Trustees discussed the two options for the backhoe and the majority preferred to purchase the current backhoe for \$1, feeling the yearly repairs would be less than the new lease payments.

Painter motioned and Rapp seconded to approve the buyout of existing backhoe lease for \$1 as presented. Roll call was taken: Page-Aye, Vallee-Aye, Painter-Aye, Wolfersberger-Aye, and Rapp-Aye. Motion passed 5-0

6. Discussion/Direction for RFP for Field Treatment and mowing for 2025\* - Exhibit #12

Trustees instructed Administrator Hackney to put out Request for Proposals for lawn treatment for the Village parks and RFP's for mowing at the Village owned properties.

## **Old Business (\* indicates Action Item):**

None

## **Village Administrator:**

None

## **Staff Updates:**

-**Village Attorney**-Nothing to report.

-**Village Clerk**-Clerk Sennert reported that the Ballot Lottery would take place on Friday, December 20th at 3:00 pm at the Village office. This will determine which party will be placed first on the Spring ballot.

-**Public Works**-Nothing to report.

## **Mayor's Desk:**

-Mayor Fruhling-Voges thanked all of the volunteers for helping with the holiday activities that have been happening in the village this month. The Village Tree lighting, the Holly Jolly breakfast, the 5K Santa Fun Run, and the Women's Club Parade.

# Village of St. Joseph

Village Board Meeting

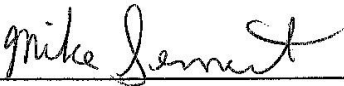
December 17, 2024

## **Board of Trustees:**

- None

At 8:02 p.m., Painter motioned and Page seconded to adjourn the meeting.

These minutes are respectfully submitted.



---

Mike Sennert  
Village Clerk

Approved: January 14, 2025