

Minutes of the Troy Township Board Meeting

Monday, February 28, 2022

7:00 p.m.

Meeting of the Troy Township Board of Trustees held at the Troy Township Community Center, 25448 Seil Road, Shorewood, Illinois.

Supervisor Joseph D. Baltz called the meeting to order.

The Pledge of Allegiance was led by Township Trustee, Johnnie Greenwood.

Roll call:

Supervisor Joseph D. Baltz – Present	Trustee Johnnie Greenwood – Present
Trustee Bryan W. Kopman – Present	Trustee Jerry Nudera – Present
Trustee Brett Wheeler - Present	

Quorum is established.

Also, in Attendance:

Assessor Kimberly Anderson	Collector Dawn Damiani
Hwy. Commissioner Thomas R. Ward	Administrator Jennifer Dylik (acting as Deputy Clerk)

Clerk Larry Ryan not in attendance, with a formal request submitted for Jennifer Dylik to fulfill the duties of Deputy Clerk.

GUESTS AND CITIZEN COMMENTS:

Supervisor Baltz opened the meeting for the introduction of guests and citizen comments.

After asking a third time, and hearing none, Supervisor Baltz closed the meeting for citizen comments.

APPROVAL OF MINUTES:

Supervisor Baltz presented the minutes from the January 24, 2022, regular Board Meeting for approval. After no questions were raised, a motion was made by Trustee Nudera; seconded by Trustee Greenwood to approve the **MINUTES** of the **January 24, 2022, REGULAR BOARD MEETING.**

Roll call vote: Greenwood-Aye; Kopman-Aye; Nudera-Aye; Wheeler-Aye; Baltz-Aye.

5 Ayes, 0 Nays, 0 Absent. Motion carried.

TREASURER'S REPORT:

The Treasurer's Report for the month ending January 31, 2022, was placed on file by Supervisor Baltz. After no questions were raised, a motion was made by Trustee Kopman; seconded by Trustee Wheeler to accept the **TREASURER'S REPORT** for the month ending **January 31, 2022.**

Roll call vote: Greenwood-Aye; Kopman-Aye; Nudera-Aye; Wheeler-Aye; Baltz-Aye.

5 Ayes, 0 Nays, 0 Absent. Motion carried.

CORRESPONDENCE:

Supervisor Joseph D. Baltz reviewed the following correspondence with the Board:

- Confirmed receipt of the TOI Topics Day (Springfield, IL) from Admin. Dylik

- Thank you letter from the Operation Care Package (OCP) in honor of Troy Township's support for a 19-year span. Per: Debbie Bennett, thousands of U.S. Troops benefited from these care packages received while deployed. Reflected in the newsletter as well.
- Township Perspective received and on file for January and February issues.
- Illinois Municipal League Review received and on file for January 2022.

REPORTS OF TRUSTEES / COMMITTEES:

TRUSTEE JOHNNIE GREENWOOD – No report.

TRUSTEE BRYAN W. KOPMAN – Happy “Mardi Gras”.

TRUSTEE JERRY NUDERA – No report.

TRUSTEE BRETT WHEELER – Nice to see all the smiling faces.

HIGHWAY DEPARTMENT REPORT: Commissioner Ward reported the following:

- The most recent snow/ice event is behind us and looking towards the spring weather to begin roadwork.

ASSESSOR'S REPORT: Assessor Kim Anderson reported the following:

- Two new employees joined the staff for 4 days a week. The work schedule will continue for a 90-day probationary period, after which one of the employees will convert to full-time. One of the new employees quit after a few weeks and the replacement search will resume.
- The County has implied that there may not be a “rollover” of exemptions, which will in turn place a burden upon staff to assist property owners with the process. Historically, the assistance provided has been for hundreds of people, and the staff is making plans to sponsor an exemption day event to minimize interruptions.
- In December 2021, Will County submitted an estimated increase factor of 4.24%, but will receive the final factor soon. There are significant increases in residential market values from 2019 through 2021. The quadrennial assessment year will consist of a 3-year average from 2020, 2021, and 2022 sales.
- The Board packet includes a summary of the 2021 Board of Review hearings. The beginning of 2022 includes PTAB hearings that are still being held for the years 2019-2020. Details of the rulings are outlined in the attached report. The Township Assessor's office may be involved in a dispute, but they are settled through Will County.

TOWNSHIP CLERK REPORT: No report.

TOWNSHIP COLLECTOR'S REPORT: No report.

SUPERVISOR'S REPORT: Supervisor Joseph Baltz reported the following:

- Distribution of the 2022-2023 Preliminary Budget Proposal for review. The Budget Proposal will be discussed further by the Finance Committee and Chairman Bryan Kopman at a meeting to be held at 5:30p.m. March 21, 2022, prior to the regularly scheduled Board Meeting. After review, please do not hesitate to reach out to Administrator Dylik, Supervisor Baltz, Highway Commissioner Ward, or Assessor Anderson with concerns or questions.

ADMINISTRATOR'S REPORT: Administrator Dylik reported the following:

- The 2022-23 Preliminary Budget Proposal will be emailed out to Board Members, as well as posted to the Township website. Please reach out prior to and/or after the Finance Committee Meeting.
- Township update regarding the activity at 4817 Frank Drive. For reference, the following are issues at the 4817 Frank Drive address:
 - Operation of an illegal shop (auto body and repair) in an oversized garage
 - Environmental concerns regarding proper disposal of paint, materials, exhaust fumes.
 - Noise complaints and basic unkept appearance of the property
- Will County had filed suit against the property owner and tenants, which was scheduled for motions on January 6th. During the next scheduled court date on February 8th, the tenants were found to be in default because they did not comply with the Judge's orders to respond to the summons. March 22nd is the next scheduled hearing, at which time there will be a permanent injunction for failure to respond or the case may go to trial.
- Shepley Road Bridge Project. Reported a brief recap of the January 25, 2022 "open house" with Willett-Hofmann (WH), elected officials & staff, and property owners in attendance.
 - WH is developing the 4th coordination report that includes results from the Public Information Meeting.
 - Troy Township and WH met with the Village of Channahon to discuss funding splits for portions of the project within their boundaries. The Village is considering contribution to the project. Discussions amongst the parties will continue with regards to the abandonment of Shepley Road adjacent the Perinar property.
 - Awaiting Will County Forest Preserve District clearance for geotechnical investigation in order to complete the Bridge design.

Supervisor Baltz inquired about IDOT updates on the Route 52 and County Line Road intersection improvements. Administrator Dylik reported they are collecting "Public Comments" on the matter and website links can be forwarded.

OLD BUSINESS:

Supervisor Baltz asked for any old business. After asking for a third time, no old business was presented.

NEW BUSINESS:

Administrator Dylik presented the Request for Proposal (RFP) for Audit Services summary report that was submitted in the Board Packet. Based upon analysis, it is the recommendation of Supervisor Baltz, Administrator Dylik, and Accountant Lukasevich to award to Mack & Associates. The decision is based upon 1) past relationship, 2) Township Govt. experience, 3) staff qualifications.

Trustee Kopman raised concerns about the recommendation based on the purpose of obtaining quotes from different firms every three years is to have a different set of eyes on the Township Finances, as to not fall into a rut of the same auditors looking at the same items repetitively. Supervisor Baltz commented there are revolving audit teams and larger staff that Mack & Associates employs. The low-bid firm did not provide optimal coverage for the Township.

Motion made by Trustee Greenwood, seconded by Trustee Nudera to accept the Selection of the Audit Firm for the Fiscal Years Ending March 31, 2022, through March 31, 2024, and award to **MACK & ASSOCIATES**.

Roll call vote: Greenwood-Aye; Kopman-Abstain; Nudera-Aye; Wheeler-Aye; Baltz-Aye.
4 Ayes, 0 Nays, 1 Abstain. Motion carried.

APPROVAL OF BILLS:

Motion made by Trustee Wheeler; seconded by Trustee Kopman to accept the **TOWN FUND & ASSESSOR'S BILLS** for **February 28, 2022**, as presented totaling **\$40,218.89**.

Roll call vote: Greenwood-Aye; Kopman-Aye; Nudera-Aye; Wheeler-Absent; Baltz-Aye.
5 Ayes, 0 Nays, 0 Absent. Motion carried.

Motion made by Trustee Greenwood; seconded by Trustee Nudera to accept the **GENERAL ASSISTANCE BILLS** for **February 28, 2022**, as presented totaling **\$1,360.44**.

Roll call vote: Greenwood-Aye; Kopman-Aye; Nudera-Aye; Wheeler-Aye; Baltz-Aye.
5 Ayes, 0 Nays, 0 Absent. Motion carried.

Motion made by Trustee Wheeler; seconded by Trustee Kopman to accept the **ROAD AND BRIDGE BILLS** for **February 28, 2022**, as presented totaling **\$18,983.10**.

Roll call vote: Greenwood-Aye; Kopman-Aye; Nudera-Aye; Wheeler-Aye; Baltz-Aye.
5 Ayes, 0 Nays, 0 Absent. Motion carried.

CLOSED SESSION: No items for closed session.

ANNOUNCEMENTS:

The following announcements were made:

- a. Building Renovation Committee Meeting – Tuesday, March 1, 2022, at 3:00 p.m. in the Troy Township Community Center.
- b. Next Board Meeting – Monday, March 21, 2022, at 7:00pm.

Supervisor Baltz asked for any other announcements.

Regarding the Building Renovation Committee, Trustee Kopman asked if the bill presented this evening for the architects Healy Bender Patton and Been was the first bill paid to them. Administrator Dylik reported that it was not the first bill and further confirmed that they have been paid approximately \$50,000 to-date.

No other announcements were made.

ADJOURNMENT:

Motion made by Trustee Kopman; seconded by Trustee Wheeler to adjourn the meeting at approximately 7:23 p.m.

Roll call vote: Greenwood-Aye; Kopman-Aye; Nudera-Aye; Wheeler-Aye; Baltz-Aye.
5 Ayes, 0 Nays, 0 Absent. Motion carried.

Respectfully submitted,

Larry Ryan, Clerk