

Jo-Carroll Depot LRA Board of Directors
18901 B Street
Savanna Depot Business, Industry & Technology Park
Savanna, IL 61074
3:00 p.m., Wednesday, May 5th, 2021
Zoom Meeting
<https://us02web.zoom.us/j/5791926975>
Meeting ID: 579 192 6975

I. Call to Order – Chairman Steve Keeffer called the May 5th, 2021 Board of Directors meeting to order at 3:01 pm.

2. Roll Call – was answered as follows: Present – Steve Keeffer, Bill Robinson, Kevin Reibel, Paul Hartman, Ron Smith, Bill McFadden, Don Crawford, Bill Wright.

Staff present: Mara Roche, Rob Davies.

Others present: Amiee Martelle, Bill Sindlinger (Midwest 3PL legal counsel), David Schmit (NWILED).

Attorney Phil Jensen was present.

3. Pledge of Allegiance was recited

4. Agenda Additions – None.

5. Approval of Meeting Minutes – Draft meeting minutes of the meeting held on April 7th were presented for review. **Bill Robinson made a motion to approve the minutes. Kevin Reibel seconded. Motion passed by roll-call vote.**

6. Old Business

A. Grant Update – Mrs. Roche reported that the LRA was reviewing and revisiting its current OEA grant application and would submit it soon. Mrs. Roche also noted that the Upper Mississippi River International Port District will be submitting an application for funding through an Illinois Department of Transportation grant for Master Planning.

B. Transition Planning Update – Mr. Keeffer reported that the transition planning process was moving on well and that all parties were working together. The group is currently identifying all liabilities and working on a document that will provide a list of all land use controls within the LRA footprint and what the reporting requirements will be.

7. New Business

A. Bills over \$2,500: None

Staff Reports

1. Executive Director

a. Report/issues updates – Mrs. Roche reported that Mr. Schoenig was in the process of installing water lines for a new tenant at Mr. Lombardo’s Savanna Stables property. Mrs. Roche noted that Mr. Schoenig had uncovered copper lines at the site that were not marked by a JULIE locate. I-Fiber has been notified and would pursue means of connecting the tenants to the fiber line so that the copper lines could be vacated.

b. Correspondence – None.

c. Property transfers – None.

d. Employment report – April 2021, 64 employees.

e. Water & Sewer – None.

f. Internship – None.

g. Additional Update – None

1. Deputy Director – None.

2. Bookkeeping –

a. Bank Account Balances – As of 28th, balances

are: \$671, 033.27

- b. CD Transfers – The nextCD will renew in September.
- c. Cash flow – Income for the month of April was: \$1,389.53.

Expenses for the month of April were: \$61, 853.27. \$32,000 of the expenses would be reimbursed by OEA.

- d. Budget Update – Income for YTD is \$140,998.81 and expenses are \$157,548 for a **negative net income YTD of \$-16,549.66.**
- e. Water/Sewer Income vs. Expenses –

\$5,041.77 expenses for the month of April.

Income for the month of April was approximately \$1,000.00.

Deficit YTD = **(\$14,011.41).**

No outstanding invoices.

D. Outstanding Invoices – None.

E. Board of Directors Reports

1. Foreign Trade Zone #271 – No meeting was held
2. Enterprise Zone – None.
3. Other directors' reports – None.

F. Attorney's Report – Mr. Jensen noted that he had some trouble receiving response from McCloud, LLC, following damage caused to a fire hydrant by a semi-truck in the H area. According to Mr. Jensen, the company had not responded to correspondence or telephone inquiries. Sending the company a certified letter would be the next step in attempting to get them to respond.

Mr. Jensen noted that the scheduled meeting with IDoT has not occurred at this

time. Efforts are being made to find a date that will work for all parties.

D. Other new business – None.

8. Reports to the Board

A. Site Manager / BRAC Environmental Coordinator – None.

B. Tenants – Ms. Martelle noted that a new employee started with Riverport, while another employee has retired. Ms. Martelle noted that heavier track was also being laid to enable the Burlington Northern Railroad to move a unit train into the depot.

C. UMRI Port District – No update.

D. USFWS – None.

E. Water/Sewer Operator Update – Mr. Schoenig will gather three estimates for rebuilding a tank cover in the water treatment area.

F. NWILED – Mr Schmit provided updates on the work being undertaken by NWILED.

G. Guests – Mr. Smith wanted to know if IDNR had concluded its sharpshooting of deer to combat chronic wasting disease.

9. Public Comments – None.

10. Executive Session as permitted for the following under: ILCS 120/2 Open Meetings Act, section C.

(11) Litigation, when an action against, affecting or on behalf of the particular public body has been filed and is pending before a court or administrative tribunal, or when the public body finds that an action is probable or imminent, in which case the basis for the finding shall be recorded and entered into the minutes of the closed meeting.

Mr. Wright made a motion to enter executive session, with Mr. Hartman seconding the motion which passed unanimously by roll-call vote. The board entered executive session at 3:25 pm.

Mr. Robinson made the motion to return to open session, with Mr. Hartman seconding. The motion passed by roll-call vote at 3:36 pm.

11. Motions from Executive Session, if any – None.

12. Adjournment – 3:42 pm Mr. Wright made a motion, seconded by Mr. Smith, to adjourn the May 5th, 2021 Board of Directors meeting. Motion passed unanimously by roll-call vote.