

Jo-Carroll Depot LRA Board of Directors
18901 B Street
Savanna Depot Business, Industry & Technology Park
Savanna, IL 61074
3:00 p.m., Wednesday, July 1st, 2020

1. Call to Order – Chairman Steve Keeffer called the July 1st, 2020 Board of Directors meeting to order at 3:00 pm.

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

Absent: Don Crawford.

Staff present: Mara Roche, Rob Davies.

Others present: Amiee Martelle (Riverport Railroad), Emily Legel (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 June 3rd were presented for review. **Paul Hartmann made a motion to approve the minutes. Kevin Reibel seconded. Motion passed by voice vote.**

6. Old Business

A. Grant Update – Mrs. Roche noted that Capt. Jeff Monroe of the International Association of Maritime Port Executives had visited the depot for a strategic planning and overview session two weeks prior. Mrs. Roche said that the information gathered by Capt. Monroe would be added to both the LRA's transition and re-use plans.

B.) Resolution 37 – Authority to accept and sign Quit Claim Deed for Parcel 3C.

A motion was made by Paul Hartman to approve Resolution 37, accepting the Quit Claim Deed for Parcel 3C, Bill McFadden seconded.

The motion passed unanimously.

7. New Business

A. Bills over \$2,500: None

Staff Reports

1. Executive Director

a. Report/issues updates – Mrs. Roche noted that Mr. Jensen’s report would deal with the scale in the Crim Drive ROW.

b. Correspondence – None.

c. Property transfers – Dealt with Under 6 B Resolution 37.

d. Employment report – April 2020 employment report: 76 employees.

2. Deputy Director – Mr. Davies said that the visit by Captain Munroe was useful and would add some good information.

3. Bookkeeping

3. Bookkeeping

a. Balances – As of 6/30/20 the LRA bank account balance is \$697,145.54.

b. CD Transfers – none

c. Cash flow – Income for the month of June was: \$475.00

Expenses for the month of June were: \$29,933.02

d. Budget Update – Income for the FY is \$219,640 and expenses are \$226,447 for a loss of **(\$6,807)** to date.

e. Water/Sewer Income vs. Expenses – \$0 income for the month of June.

Expenses for the month of June were \$4442.69.

Income this FY is \$5,380 and expenses are \$30,559. Deficit to date = **(\$25,179)**

D. Board of Directors Reports

1. Foreign Trade Zone #271 – None.
2. Enterprise Zone - No report.
3. Other directors' reports – None.

E. Attorney's Report – Discussion around the situation regarding Midwest 3PL's alleged encroachment on the Crim Drive county road right-of-way following the construction of a truck scale in front of the Midwest 3PL property.

Mr. Jensen noted that he had provided potential means of reaching a resolution in this regard in his correspondence with the board since the last board meeting.

Mr. Jensen said that the option that made the most sense, would be a partial vacation of the portion where encroachment has occurred.

Mrs. Roche said that there may be an issue with a parcel of property under a lease purchase agreement by Bison Aerospace and Defense and that access to the property may be compromised. Mrs. Roche suggested that the parcel ought to be surveyed to understand how it may be affected by the potential encroachment.

Mr. Jensen added that it would be beneficial to get a formal answer from the Army as to who has jurisdiction over the roadway.

Mr. Keeffer asked whether or not Midwest 3PL had secured a building permit in order to construct the scale. He added that in his opinion a permit would be necessary to construct the scale.

The board instructed Mr. Jensen in collaboration with Mr. Scott Brinkmeyer to write a formal letter to the Army to understand who has jurisdiction over the roadway.

Mr. Jensen was also instructed to write a letter to Eagles Landing (Midwest 3PL)

informing them that the LRA believes Eagles Landing to be in violation of its lease agreement terms and condition.

The board also requested that a survey of the Bison Aerospace and Defense property be undertaken to understand the potential impact of the encroachment on that property.

Mr. Keeffer furthermore requested that it be ascertained whether or not Eagles Landing (Midwest 3PL) were required to have a permit from Carroll Co. to construct the scale.

Bill Wright made the motion to instruct the courses of action outlined above to take place, with Paul Hartman seconding the motion. The motion passed unanimously by voice vote.

F. Other new business – None.

8. Reports to the Board

A. Site Manager / BRAC Environmental Coordinator – None.

B. Tenants – Mrs. Martelle said that an unidentified man on a four-wheeler was spotted on railroad property and that his picture had been circulated. The railroad is also full on rail cars.

C. UMRI Port District – none.

D. USFWS – none

E. Water/Sewer Operator Update - none

F. Guests - none

9. Public Comments – None

12. Adjournment – 4:09 pm Mr. Hartman made a motion, seconded by Mr. McFadden, to adjourn the July 1st, 2020 Board of Directors meeting. Motion passed by voice vote.