

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 16th, 2025

JCDLRA Board Room

Zoom Meeting

<https://us02web.zoom.us/j/5791926975>

Meeting ID: 579 192 6975

- I. **Call to Order** – Chairman Steve Keeffer called the July 16th, 2025 Board of Directors meeting to order at 3:00 pm.
2. **Roll Call** – was answered as follows: Present – Steve Keeffer, Bill Wright, Kevin Reibel, Susan Jacobs and new board member Tim Wand, who has replaced Ron Smith. Bill Robinson was not present.

Staff present: Mara Roche, Rob Davies

Others present: Linda Balcom (Balcom Environmental), Amiee Martelle (Riverport Railroad), Scott Sigman (EASE), Julie Bickelhaupt (Carroll County Board Chair), Sara Renkes (Carroll County Engineer), and Ed Britton (USFWS) via Zoom.

Attorney Phil Jensen was not present.

3. **Pledge of Allegiance** was recited.
4. **Agenda Additions** – None.
5. **Approval of Meeting Minutes** – Draft meeting minutes of the June meeting were presented for review.

Mr. Reibel made a motion to approve the minutes. Ms. Jacobs seconded. Motion passed unanimously by voice vote.

6. Old Business

7. Grant Update – Ms. Roche noted that the LRA is moving forward with water and wastewater inspections. A service provider had televised the parts of the infrastructure. This data will be included in the final report.

Ms. Roche added that due to the DOGE cuts, no LRA's will be funded by OLDCC for fiscal year 2026. The LRA will continue its work through funding from property sales, grants and an Environmental Services Cooperative Agreement with the Army.

Ms. Roche was optimistic that legacy LRA funding would be in the OLDCC budget for 2027.

Discussion followed.

8. Transition Update – Ms. Roche provided an update, noting that a transition meeting would be held soon. Discussion followed.
9. Revisit Depot Display Agreement – Ms. Roche noted that the Savanna Museum and Cultural Center has again asked to display the large diorama of the depot. In June 2024, Attorney Phil Jensen had drawn up an agreement with the museum to set the terms and conditions of the display. The museum has indicated that it wants to own the diorama or alternatively lease it for a long time. Discussion followed.

10. New Business

A. Bills over \$2,500: None.

Staff Reports

11. Executive Director:

Report/issues updates – Ms. Roche noted that the Army BRAC Office had visited the site last May and that the possibility of an ESCA was considered. Ms. Roche added that Army has indicated that it will consider a Caregiver ESCA status for the LRA, asking the LRA to provide a list of caregiver functions that the LRA is presently performing. The LRA will provide the Army with that list. Discussion followed.

- A. Correspondence – None.
- B. Property transfers – Ms. Roche noted that USFWS would be receiving Parcels 4, 8e and 8c. Discussion followed.
- C. Employment report – 77.
- D. Water & Sewer – None.
- E. Internship – None.
- F. Additional Update – None.

Deputy Director – Carbsmith, LLC Contract: Mr. Davies noted a contract with Carbsmith, LLC had to be formalized for managing the DOE Renewable Energy project. The total contract value is \$185 000 for 1480 hours of work. The fee will be covered by funds from the grant. Discussion followed.

Mr. Reibel made a motion to contract with Carbsmith, LLC to provide Grant Administration and Project Management services for the LRA's DOE renewable energy grant to the value of \$185 000. Motion passed unanimously by roll-call vote.

Bookkeeping

Bank Account Balances – As of June 30th total cash on hand: \$131 552,710.14.

A CD to the value of \$76 754.03 with Dupaco will become due in September

- a. Cash flow – Cash flow for the month of June: Income: \$66,007,88, of which \$63, 464.55 was reimbursement from OLDCC for expenses. Expenses \$50,507.84 for a monthly deficit of **\$15,500.04**.
- b. Budget - Year to Date: Income \$401,443.70
Expenses \$414,411.95
Deficit of **\$12,968.25**
- c. Water/Sewer Income and Expenses:

YTD: Cost \$28 596.01
Income YTD: 11,772.68

YTD deficit of **\$16, 823.33.**

June income: \$2,068.32
June expenses: \$4,222.98

Discussion followed.

D. Outstanding Invoices – There are two outstanding water & sewer bills. Discussion followed.

E. Board of Directors Reports

1. Foreign Trade Zone #271 – A meeting was held June 11th. Discussion followed.
2. Enterprise Zone – None.
3. Other directors' reports – None.

F. Attorney's Report – None.

G. Other New Business – None.

Reports to the Board

A. Site Manager / BRAC Environmental Coordinator – None.

B. Tenants – Ms. Martelle provided an update.

C. UMRI Port District – Mr. Keeffer provided an update on UMRIPD's progress. A board meeting will be held July 17th. Discussion followed.

D. USFWS – Mr. Britton was present but had no updates. Mr. Davies thanked Mr. Britton for taking Ms. Bickelhaupt on a tour of the USFWS property.

E. Water/Sewer Operator Update – Ms. Roche provided an update.

F. Guests – Mr. Sigman noted that Mr. Davies had been invited by the

Illinois Soybean Association to attend a Rail & Maritime Summit in Chicago earlier in July. Mr. Davies thanked Mr. Sigman for the opportunity to attend the event.

12. Public Comments – None.
13. Executive Session – None.
14. Adjournment – **Mr. Wrighty made a motion to adjourn the meeting. Mr. Reibel seconded. The motion passed unanimously by voice vote.**

The meeting adjourned at 3:54 pm.