

Special Board Meeting Minutes
VILLAGE OF BRIGHTON
206 SOUTH MAIN STREET
BRIGHTON, IL 62012

BY CALL OF THE MAYOR, THERE WILL BE A SPECIAL MEETING OF THE VILLAGE BOARD ON MONDAY, SEPTEMBER 9, 2019 AT 6:15 P.M., IN THE BRIGHTON MUNICIPAL BUILDING 206 S. MAIN ST. BRIGHTON, IL 62012.

The Minutes for said Special Meeting is as follows:

Call to Order: Mayor Roberts called the meeting to order at 6:15 p.m.

Pledge of Allegiance:

Roll Call:

Board Member	Present	Absent
Mayor Michael Roberts	X	
Bill Oertel		X
John Bramley	X	
Aaron Mead	X	
Jamie Lake-Boyd	X	
Marcella Wilfong	X	
Fred Benz	X	

1. Certification of Service of Notification of Special Meeting: John Bramley made a motion to approve the Service of Notification Form with Signatures of delivery, 2nd by Fred Benz. Roll Call 5 Yeas; 0 Nays. Motion Carried 5-0.
2. Adoption of Resolution 2019-R03: Motion made by John Bramley to adopt the resolution designating banks as depositories, 2nd by Jamie Lake Boyd. Roll Call: 5 Yeas; 0 Nays. Motion Carried 5-0.
3. Adoption of Appropriations Ordinance 2019-11 for Fiscal Year 2019-2020: Jamie Lake Boyd made a motion to adopt Appropriations Ordinance 2019-11, 2nd by John Bramley. Roll Call: 5 Yeas; 0 Nays. Motion Carried 5-0. John Bramley made a motion to adopt and publish in pamphlet form, 2nd by Fred Benz. Roll Call: 5 Yeas, 0 Nays. Motion Carried 5-0.
4. Final Retainage Payment to Jun Construction for the Schneider Community Concession Building. Marcella Wilfong wanted to ask if we have had a licensed plumber inspect the building per Illinois Statute Ordinance 20-ILCS 310 and 225 ILCS 340 for electrical inspection etc. Mayor Roberts states there was an inspection done by the Illinois Health Dept but he did not recall his name. Marcella Wilfong stated what she had read concerning these matters and it should be a licensed with the State of Illinois Inspector. Marcella Wilfong states Public Act 096-0704 states this is for any new commercial building built after July 1, 2011. Marcella Wilfong also wanted to know if a Fire Marshall had done an inspection and signed off as per Illinois Statute. John Bramley stated there are a few items that have not been completed on the project such as a vent for the gas.

Marcella Wilfong asked John Bramley "then why would we consider payment of the final payment if the project is not complete?" Mayor Roberts commented we are going to have to pay the final payment eventually. Marcella Wilfong quoted the Standard Form of Agreement where she is questioning how the price had changed when they agreed on a set price where the basis of payment was stipulated. Jun Construction came to you saying we needed more money due to the electric needed connected. "Did they not read the architect plans and see we needed electric hooked up?" "Did the other quotes have electric hook up included in their total?" Mayor Roberts stated water and electric was never included in that. Marcella Wilfong says was the water, gas, and electric included in the architect plans? Marcella Wilfong stated on the prior meeting comments from Mayor Roberts that he had a contract stating we have a 12-month warranty that she has researched this and that sort of warranty is a national thing and some construction companies offer a 10-year warranty. Mayor Roberts asked what the Board planned to do? Did the Board want to table this? Mayor Roberts reminded them they voted to have the building built and Jamie Lake Boyd stated not all the board some of them weren't on the board at that time. Marcella Wilfong made a motion to table the final retainage payment for Jun Construction until all items have been completed and we know if we need Licensed Inspectors & Fire Marshal need to inspect the building and provide us with documentation according to State Statute, 2nd by Aaron Mead. Roll Call: 3 Yeas; 2 Abstain. Motion Carried 3-0.

Adjournment: Motion made by John Bramley, 2nd by Jamie Lake Boyd. Meeting adjourned at 6:24 p.m.


