**Village of Bellwood**

**Meeting Minutes ~ October 3rd, 2022**

The Village of Bellwood Board of Trustees held its regular meeting on October 3rd, 2022, at the Village Auditorium. Chairwoman Joyce Napier, called the meeting to order at 7:00 with Trustees Connie Scholz, Jeremy Junck, and Lee Nickolite in attendance. Village employees Jennifer Stracke, Paul Nickolite, and Ray Sueper were also present. Co-Chair Scott Romshek was absent from the board meeting.

Chairwoman Napier stated that the open meetings law is in effect.

The Pledge of Allegiance was said.

The Minutes of the September 6th, 2022, Meeting was up for approval. Chairwoman Joyce Napier motioned to approve the minutes, and trustee Lee Nickolite seconded. Motion passed all in favor, no one against, Romshek absent.

The September bills were read by Jennifer Stracke. Trustees Connie Scholz motioned to approve the bills and Trustee Jeremy Junck seconded. Motion passed all in favor, no one against, Romshek absent.

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| Sep-22 |  |  |  |
| Vendor | Description | Amount | Check # |
| Bank of the Valley | Truck loan payment | $525.93 | E-Pay |
| Dept of Revenue | August Sales Tax | $313.83 | E-Pay |
| United States Treasury | August Fed Taxes | $2,588.86 | E-Pay |
| Quick books Live | Online Contract | $40.00 | E-Pay |
| Principal Life Insurance | Employee Stipend | $150.00 | Check |
| Hometown Leasing | Lease on Printer | $91.51 | Check |
| Butler Co Treasurer Office | Sheriff payment | $1,000.00 | Check |
| A.R.E Pest Control | Fog Applications | $962.95 | Check |
| Ace Hardware-David City | Supplies | $107.10 | Check |
| Bellwood C Store | August- Fuel | $575.24 | Check |
| Butler Public Power District | Bellwood electricity | $2,177.76 | Check |
| Card Services | credit cards | $1,166.36 | Check |
| Core & Main | Meter parts | $58.22 | Check |
| David City Public Schools | Liquor fee donation | $200.00 | Check |
| Eakes Office Supply | printer color & b/w | $58.51 | Check |
| Edgewater Insurance | renewal of bond | $100.00 | Check |
| Frontier Co-op | chemicals | $280.00 | Check |
| Jackson Service | Aug + partial sept service | $348.52 | Check |
| Lee Enterprises | Banner publications | $63.12 | Check |
| MARC | chemicals | $282.00 | Check |
| Midwest Service & Sales | street signs | $141.90 | Check |
| NE Pub Hlth Envir Lab | Annual Water testing | $500.00 | Check |
| Obrist & Co | Water Main Repair | $1,725.00 | Check |
| Verizon Wireless | Cell phone | $83.30 | Check |
| Waste Connection | Trash + Bellwood Daze | $676.58 | Check |
| Windstream | Office phone/internet | $384.48 | Check |
| Stephanie Laska | Deposit returned | $150.00 | Check |
| Depository Trust Co. | Street Bond payment | $30,350.00 | Wire |
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|  | Total | $45,101.17 |  |

**Butler County Sheriff’s Department:**

Chief Deputy Bill Drozd was present at the meeting. Board received list of unlicensed vehicles in packet. Resident’s letters will be mailed out Tuesday the 4th. There are 38 unlicensed vehicles in Bellwood from July 2022 and back. They have 10 days to comply to the letter and Sheriff department will send 2nd notice. After that, its up to the village board to decide how to proceed.

**Planning and Zoning/Building Inspector:**

Zoning/Building Inspector, Ray Sueper, went over his September Officers report which a copy was provided to the board. He had 1 zoning permit application from Resident Brian Wilson, which he denied the application due to wanting to build a personal storage shop in a commercial-2 zoned district. Also, he discussed doing an inspection of the property line in an alley next to 215 Derby residence, per complaint that vehicles may be parked on the Village Alley.

A Planning Commission Board Member replacement is still needed.

Next Zoning Board Meeting is Monday, November 14th, 2022, at 7:00pm in the Village Auditorium.

**Complaint Forms:**

No Complaint Forms

**Water/Utility Issues:**

Paul is waiting on Obrist & Company to a backwash and flush for a slow sewer issue. Received a quote from Iowa Pump Works for 23,800 to fix the Lift Station. The Pump and Panel are damaged, and needs replaced. We discussed that we do not have a Warranty Contract with Iowa Pump Works. We have a Maintenance Agreement fee of 645.00 to do an inspection on our pumps at the Lift Station. Former Mayor, Melvin Bomar signed a three-year service agreement effective date on 10/17/2019.

Also, included in the board packet is Bellwood’s Water Tank Inspection Report and pictures that was prepared by Maguire Iron, Inc.

**Tree Board:**

No Tree Report

**Old Business:**

Maguire Iron, Inc Inspected Bellwood’s Water Tank Tower back in April. An Inspection Report, with exterior and interior photos, was prepared by the company. The report was given to the board and there is also a copy at clerk’s office available.

**Other Business:**

Resident Brian Wilson spoke to the board regarding his denial in building a garage for personal use. He is in a stand-still currently and is questioning what he needs to do to build his 40X50 shop. Ray Sueper stated, after numerous times talking with Brian, he never qualified the use for the building, which is now classified for a personal storage shop. The Residents Building application was denied by the building inspector, due to the use not is not allowed on a Commercial-2 (C2) lot, which is zoned retail district. A personal storage shop is only allowed in Industrial and Residential zoned districts. Also, the property where he wants to build on has a property line dispute with the county and needs to be resolved. Ray is asking for the County Survey from the Butler County clerk for his records once it is resolved.

The Resident has a few options he can take to build the storage shop. He could change the usage to business, but the resident does not feel the need to have all the codes. He could apply to the Planning Commission for a zoning change or apply for a Variance with the Board of Adjustments. Also, an option would be changing the law on the way it’s worded in zones to be updated to Conditional, which the board would have to approve each and every request in the future if the wording is changed. Chairman Joyce Napier gave permission for Ray to review a change request to the Planning Commission. The resident will need to provide a written request of proposal for consideration for the Planning Commission and pay the $150 zoning amendment hearing fee or $100 for Conditional Use Permit.

**New Business:**

The Board was presented a Statement of Value Insurance list to review. The item on the list that needs removed is the Tennis Court and fence, which is now owned by the Bellwood/David City School

Resident Jeff Romshek was present to talk about the Bellwood Holiday Celebration, which will be Saturday, December 3rd, from 5-7pm. The Bellwood Clerk will add a notice on October bills.

**Next Board Meeting with be Monday, November 7th, 2022, 7:00pm at the Village Auditorium.**

Village Clerk/Treasurer

Jennifer Stracke