



Regular Meeting Minutes – Village of Timberlane – August 15th, 2024

1. Call to order at 7:03pm by President Steve Rapp at the Timberlane Village Hall at 2940 Charleston Ct., Caledonia, IL 61011.
2. Roll call: Present: Darcy Hills, Debbie Marner, Stacy Kleyn, Jonathan Lipscomb, Greg Hills, Paul Loner, Donna Leone, Steve Rapp. Absent: 0
3. There were no guests.
4. Motion made by Darcy Hills, seconded by Donna Leone to approve the July 18th, 2024, regular meeting minutes. Vote all ayes, 0 nays, 0 absent.
5. President’s Report: Steve Rapp’s comments are found within the meeting minutes.
6. Treasurer’s Report:
 - a. Motion made by Jonathan Lipscomb, seconded by Paul Loner to approve the July 2024 Treasurer's Report. Vote all ayes, 0 nays, and 0 absent. Trustees discussed uses of the cannabis tax income. No actions taken.
 - b. The following bills were submitted for August 2024 payment. Motion made by Greg Hills, seconded by Donna Leone to approve bills. Roll call vote: Ayes: Darcy Hills, Paul Loner, Donna Leone, Greg Hills, Jonathan Lipscomb Nay: 0 Absent: 0

Date	Num	Payee	Payment	Motion Made:	Motion Seconded:
08/03/2024	debit	IL Department of Revenue	\$106.43	Greg H	Donna L
08/15/2024	3321	B & F Construction Code Services, Inc.	\$2,913.29	Greg H	Donna L
08/15/2024	3322	Darcy A. Hills	\$87.40	Greg H	Donna L
08/15/2024	3323	Gregory S. Hills	\$87.40	Greg H	Donna L
08/15/2024	3324	Stacy M Kleyn	\$437.00	Greg H	Donna L
08/15/2024	3325	Jonathan M. Lipscomb	\$87.40	Greg H	Donna L
08/15/2024	3326	Debra K. Marner	\$218.50	Greg H	Donna L
08/15/2024	3327	Stephen M. Rapp	\$799.00	Greg H	Donna L
08/15/2024	3328	Eastern Illinois University	\$50.00	Greg H	Donna L
8/15/2024	3329	Com Ed	\$86.23	Greg H	Donna L
08/15/2024	3320	Green Acres Lawn Care & Landscaping	\$781.23	Greg H	Donna L
		Total for General Checking	\$5,653.88		

7. Committee Reports
 - a. Finance
 - i. Stacy Kleyn contacted IML regarding background checks for village employees. No requirement was needed.
 - b. Planning and Zoning
 - i. Trustees performed a review of Timberlane’s Zoning Ordinances (adopted August 2005) and the Subdivision Codes (adopted 9/20/2001, revised 2012). Greg Hills questioned the details in the draft burning ordinance and Steve Rapp doesn’t think it is needed. Donna Leone stated an ordinance is needed on signs. Stacy Kleyn read the draft noise ordinance. Trustees said a street parking ordinance is needed. Trustees offered to review the draft street parking ordinance at the next regular meeting.
 - c. Roads/Highways/Bridges

- i. Nate Walton, Midwest Dirt told Steve Rapp his crew will be out in Sept to fill new asphalt road edges with dirt, grass seed or gravel. This affects Timberlane, Wooded Acres and Heatherfield subdivisions.
 - ii. Darcy Hills stated the 4 new village signs are installed and she will obtain bids for landscaping for trustee review. Positive comments received from residents on the new village signage.
 - iii. Greg Hills is waiting for Justin Krohn’s time to stripe Dawson Lake Road.
 - d. Village Hall located at 2940 Charleston Ct, Immanuel Lutheran at Timberlane
 - i. None.
- 8. Old Business
 - a. Steve Rapp stated that Trent Ferguson, village attorney, will write the bid packet for a single garbage hauler. Trent asked for samples from other municipalities.
 - b. Darcy Hills outlined her short-term and long-term planning for the board of trustee’s discussion. Job backfill, job duties and list of contractors were discussed this month.
- 9. New Business
 - a. The clerk handed out 6 election packets to the president, clerk and 3 trustees in support of the April 2025 Consolidated Election.
 - b. Darcy Hills is reviewing BF Code Construction’s sample list from Poplar Grove on when a resident is required to have a permit or not. Darcy offered to present her findings to the board for a possible list within Timberlane.
 - c. Steve Rapp received email notifications from a resident adjacent to the Boone Lake (Boone County Conservation Council) gun range about safety. Pictures, video, timeline of incidents and agencies involvement were included in the emails. Trustees discussed the situation. Steve Rapp contacted Trent Ferguson, village attorney and planned to meet with a Boone Lake representative however it was canceled. He asked to reschedule and request a trustee be present.

Open Actions:	Meeting	Contact
Revision of Timberlane By-laws to include electronic attendance	Mar 2014	Debbie Marner
Timberlane has been asked to adopt 2015 International Residential Codes for Inspections (IRC, IBC, IMC), 2014, 2011 NEC codes.	Oct 2016	Steve Rapp along with Drew Bliss
Review three draft ordinances and provide guidance to the board: O20-324-03 Burning ordinance, O20-324-04 Noise ordinance, O20-324-05 Street Parking ordinance	April 2021	Steve Rapp, Trent Ferguson, attorney
New Ordinance stating the surface of driveways within the easement shall match the roadway surface type that it intersects (J. Krohn)	Oct 2021	Steve Rapp, Trent Ferguson
IL EPA storm water waiver in progress.	2021	Steve Rapp, CES
Donna Leone asked about adding a speed limit size on Orth Rd near 76 since there may not be one in the area.	Aug 2022	Steve Rapp
Revise Timberlane’s 2012 Comprehensive Plan	Jan 2023	Full board

IFHDA stated that Timberlane is determined to be a “Non-Exempt Local Government”. The Affordable Housing Planning and Appeal Act requires that Timberlane is to create, adopt and submit an affordable housing plan to IHDA within 18 months after notification of its non-exempt status.	Jan 2024	Steve Rapp, Trent Ferguson
Determine the legal use of the cannabis tax income	Jan 2024	Steve Rapp

- i. Motion made by Jonathan Lipscomb, seconded by Darcy Hills to adjourn at 8:22pm
Vote all ayes, 0 nays, and 0 absent.