



# Village of Caseyville

909 South Main Street  
Caseyville, Illinois 62232

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## REGULAR BOARD MEETING MINUTES June 1, 2016

### Call to Order:

LEN BLACK  
Mayor

ROB WATT  
Village Clerk

WALTER ABERNATHY  
Trustee

JOHN BUCKLEY  
Trustee

JACKIE MITCHELL  
Trustee

MATT MODROVSKY  
Trustee

G.W. SCOTT, SR.  
Trustee

BRENDA WILLIAMS  
Trustee

BRIAN RADER  
Supt. of Public Works

FRANK MOORE  
Chief of Police

The regular meeting of the Village of Caseyville was called to order at 7:00 P.M. by Mayor Leonard Black. The meeting was held on Wednesday, June 1, 2016 in the Council Chambers at 909 South Main, Caseyville, IL 62232.

The meeting opened with the Pledge of Allegiance and silent prayer.

### Roll Call:

Matt Modrovsky, John Buckley, Brenda Williams, G.W. Scott, Wally Abernathy, Jackie Mitchell.

Board Members absent: Superintendent of Public Works, Brian Rader

Others Present: Mayor Leonard Black, Clerk Rob Watt, Chief of Police Frank Moore, and Village Attorney, Brian Manion

### Minutes:

A motion was made by Wally Abernathy, seconded by G.W. Scott, to approve the minutes for the Regular Board and Closed Session Meetings held on May 18, 2016.

**Voting on Motion: All yeas, no nays - Motion Passed.**

Before the floor was opened for Citizen's Input, John Buckley read a statement that clarified his, Brenda Williams, Wally Abernathy, and GW Scott's position on why they voted not to revoke Rodeway Inn's business License. He also informed those in attendance that this topic was not discussed in Committee, that there was an e-mail from Chief Moore concerning the charges and a meeting at a later date that he did not get information on its whereabouts nor time and date. He also wanted to clear up that there wasn't a 15-year old girl

involved and that it was actually an undercover officer portraying one. He states that they will go into Committee to further discuss and if a Special Meeting is needed then there will be one. Matt Modrovsky offers rebuttal by mentioning the Board was informed during the Closed Session in January about the activities and investigation of Rodeway Inn. He also states that there were numerous e-mails going around concerning this subject. Mayor Black states that he was well aware of this investigation and that he thought that the Board Members knew of this investigation going on down there quite some time ago. He continues by giving some information on the involvement of the Village and the departments involved in the investigation. John Buckley added some information on his conversations with the State's Attorney. He also added that shutting down Rodeway Inn without a discussion is wrong and that he believes that they need to be shut down and the process of revoking their license needs to be started. He continues by stating that the Village needs to set a precedent by shutting down the Rodeway Inn totally and do what needs to be done to clean it up and show the Village means business. He states that the Village needs to do things according to the way things need to be done and he feels that once the charges are filed and the Village knows that then the Village can proceed accordingly. The Board discusses the state of all the hotels in the Village, the issues they all have, and items like these being discussed in Committee before taking action.

**Citizen's Input:**

- John Wilson came before the Board to state that the Board needs to take the action that needs to be taken to clean up the hotels or shut them down. He states that the Board should go in to recover the TIF money spent on the hotels to get some of that money back. He believes the Board should work together to get it down and he thanks them for investigating this issue.
- Mary Moore came before the Board to ask a question about the Hotels. She asks if it is true that since the Board did not take action to start the revocation of the business license for Rodeway Inn that St. Clair County can take action, can they seize the property and St. Clair County will receive the money instead of Caseyville. Attorney Brian Manion states that the two do not have to do with each other. Matt Modrovsky states that State's Attorney Brendan Kelly does

not want to take ownership of the hotel due to the fact that he has seen cases where people will clean out the building of copper and leave it as a shell with a value of zero. Matt Modrovsky states that the prosecutors and police officers were upset that the Board did not take action on this at the last meeting. He gives an example from his meeting with the State's Attorney of the theater in East St Louis being shut down for pornographic material but the Village of Caseyville didn't take any action. Matt Modrovsky passed along that he received a phone call from State's Attorney Brendan Kelly at 5:51pm stating that Mr. Patel is trying to get this matter down quickly and behind them and he asked Mr. Kelly if the felony charges were still going to stick and was told yes.

- Mr. Bill Conklin came before the Board to mention an editorial in the BND concerning the Village being called "Crazyville". He stated that he wrote a response to the post and does not know if they will print it or not. He stated that he thought that the person should have identified themselves in the editorial and that he did not like that they didn't like the town being referred to by that moniker.
- Brad Vanhoose came before the Board and discussed the litigation between the Village and Mr. Jose Alvarez. He asked Mayor Black if the lawsuit has been settled. He stated that he would appreciate if the Village could make it easy for everybody and publicly disclose that settlement at the next meeting. He also asked that the legal expenses be attached to it. A discussion ensues concerning the fact that the settlement hasn't been finalized, a counter argument that it was finalized at the last Village Board Meeting.

**Old Business:** None

**New Business:**

- Motion was made by Matt Modrovsky, seconded by Wally Abernathy, to approve Resolution #1625 – A Resolution of the Board of Trustees of the Village of Caseyville Initiating the Revocation and/or Non-Renewal of the Business License of Rodeway Inn Pursuant to Ordinance #1042, Sections 4 and 5.

Before the vote, G.W. Scott wanted it to read Pursuant to Ordinance #1042, Sections 4 and 5 to this motion.

Brenda Williams ask the Mayor if there is any way that they could go ahead with the rest of the meeting, stop the meeting and go to Committee to discuss and then vote on this resolution. Mayor Black states that he doesn't think so because of the agenda and why don't we vote on it now. Brenda Williams asks the same question to Attorney Brian Manion. Brian Manion states that it can be discussed now.

Mayor Black asks for a motion and a second. Once he gets this he asks if anyone has questions.

Brenda Williams states that in this resolution that you only have Peter Patel listed and that it is a corporation and since it is such does that need to be included in the resolution. She wants to know how long the Village wants to shut down the hotel because it doesn't mention it in the resolution. She states what keeps them from continuing to be open because by now they have already set up another corporation and a new manager at the hotel. Brenda Williams asks what is the provocation of a business coming in and getting a new license under a new name. She asks if there is a way to stop a new business from coming in by closing this hotel for a few months to stop all the activities from coming out of that hotel. Attorney Brian Manion states first off to look at the procedure. He states and reads Ordinance #1042, Section 5. He states that all the Village needs to do to start the process is the Board thinks there is a violation. He states that the Board does not get to the how long or any of that at this point. Brenda Williams asks if the corporation needs to be added in the resolution. Brian Manion states that no, because the corporation is listed as the business license of the Rodeway Inn. This goes into a discussion concerning a renewal of the business license for Rodeway Inn, the fact that the Rodeway Inn is listed under business name and the owner being Mr. Pete Patel. Village Clerk Rob Watt points out if the Board renews it that the license expires on July 15, 2016 and he reads the current dates on the renewal application. Matt Modrovsky offers up the reasoning why the Board has the information because he sent an e-mail to Ambur Petty to pull this information on the hotel. The discussion moves back to the process and Brenda Williams stating that to her it is stating that Mr. Patel cannot get a business

license. This leads into a discussion concerning a new corporation or management group can come in and get a new license and the fact that they would have to still apply for the license for which the Village could investigate to see if there connected to the Rodeway Inn Corporation. The discussion moves to if there is a way for the Village to close the business down for a few months and the fact the only thing the Village can control right now is the renewal or revocation of the business license for the Rodeway Inn. Brenda Williams asks that, by following the process, that we basically are telling the owner that we are not renewing their license. Brian Manion states that the Village is not even doing this at this stage and explains the only thing that is being stated via this resolution is that the Village believes that one of the nine reasons in Ordinance #1042 has been violated and the grounds for the Board to not renew or to revoke the business license. This leads to a statement that the Rodeway Inn can still operate and do the things that the Village is shutting it down for. It is explained that the fastest turnaround for the process from start to finish is 45 days. This leads to a discussion concerning if a new applicant comes in with a new corporation and new manager to get a business license, the fact that you still have to go through the screening as a new applicant procedure, inspection failures by Rodeway Inn an explanation of the original request and why the Board Members received it. John Buckley suggests approving it now to get the process started and take care of things later on as it arises. He also states that they should make another ordinance that addresses some of the concerns. G.W. Scott asks about the certified letter and who sends it out. It is confirmed the clerk sends out the resolution to the owner via certified mail with the licensee having 30 days to respond. Then after the 30 days the Board, if it still wants to pursue revocation, can convene a hearing. The discussion moved to how the process is used if the Board wants to not renew a license, and how you cannot shut down the hotel immediately due to you having to give 30 days' notice for people that live there. John Buckley asks what is the least amount of time it will take to go through this process and is told 45 days and that's if everything lines up correctly. The discussion moved to the difference between a new applicant and a new manager for Rodeway Inn applying for a business license, the fact if a new corporation has been instituted to take over for Rodeway Inn operating without a business license. The discussion moves to the State's Attorney not wanting to seize the property due to it

being a hardship on the Village and the fact the State's Attorney wants to work with Mr. Patel to find an owner that will run a reputable hotel business. Brenda Williams felt that the current owner/applicant has suffered no penalties for what they have done for the Village and doesn't see why the Village cannot stipulate shutting the business down for a set amount of time to hit them in the pockets so they do not do it again. The Board discusses this point. This leads to a discussion on updating Ordinance #1042 and adding penalties to the ordinance for violations, discussion of the current Ordinance #1042, time limits on when to re-issue a business license, an explanation of when the fines can be applied according to Ordinance #1042, who would the fines be given to and the fact the fines are assessed after the business license is revoked. After further discussion, the Board decided that it would be prudent to update Ordinance #1042 to add penalties for violators of the Ordinance.

No further questions on the motion.

**Voting on the motion:** All Yea, No Nays – **Motion Passed**

After the vote, Brenda Williams asks if it is ok to tell Ambur Petty to not issue a renewal of the license for the Rodeway Inn or Pete Patel. She is told no because you have to go through the process outlined in Ordinance #1042 for either renewal or revocation.

- Motion was made by Jackie Mitchell, seconded by Wally Abernathy, to approve closing the street between Jessie's Hideout and the Lions Club Park.

No questions on the motion.

Brenda Williams thought that this was approved at the last meeting but is told that they were approved for the actual event at the last meeting.

**Voting on the motion:** All Yea, No Nays – **Motion Passed**

**Finance/TIF/Grants/Insurance:**

- Motion was made by Matt Modrovsky, seconded by Jackie Mitchell, to approve Resolution #1621A - A Resolution Repealing Resolution #1611 and Providing for the Expenditure of Tax Increment Financing Funds for Fire Protection Services – Hollywood Heights Fire Protection District. (cost of \$22,822.00).

No further questions on the motion.

**Voting on the motion:** All Yea, No Nays – **Motion Passed**

**Public Works/Building:**

- Motion was made by G.W. Scott, seconded by Wally Abernathy, to approve the Metro County Mutual Aid Group to hold an event on September 24, 2016 in the Caseyville Community Center at a reduced rate of \$300.

No questions on the motion.

**Voting on the motion:** All Yea, No Nays – **Motion Passed.**

**Police:**

- Motion was made by John Buckley, seconded by Wally Abernathy, to approve Ordinance #1608 – Ordinance to Sell Surplus Property for the Caseyville Police Department.

Brenda Williams asks that we were not going to put a starting bid? John Buckley states that they are trying to get what they can and if a bid is too low that the Village can refuse it.

No further questions on the motion.

**Voting on the motion:** All Yeas, No Nays – **Motion Passed.**

**Correspondence:** Clerk Rob Watt did not have any correspondence for this meeting.

**Approval of Bills:**

A motion was made by Matt Modrovsky, seconded Jackie Mitchell, to authorize the expenditures of the bills in the amount of \$231,764.42 and the money drawn from the proper accounts, when the funds become available.

Brenda Williams had a question for Police Chief Frank Moore about a recurring monthly bill from Heroes in Style. She asked why we are buying uniforms every time. Chief Moore explains that the Village was getting new officers to include part-time officers that are entitled to a shirt and a pair of pants. He explains some of the items are back-ordered items for full-time officers and explains the current bill being for new officer Underwood. He asked if the part-timer that just left turned in his uniform and he states that he did.

No further questions on the Motion

**Voting on the motion:** All Yea, No Nays – **Motion Passed.**

**Chief of Police** – Chief Frank Moore had nothing for the meeting and will have the statistics for the month of May.

**Superintendent of Public Works** - Superintendent Brian Rader was absent but had nothing to report for this meeting.

The Pastor from Jesus Christ Church asked about his license for the Church. He is told they will be bringing it up during the Committee Meeting.

**M.K. Dashke** – Ms. Dashke had asked permission to put up signs to inform the public on the catch limit for the Caseyville Lake. This was due to people catching numerous fish over the limit outlined in the Village Ordinance. She wanted to ensure it was up before the Caseyville Fishing Derby. The Board has no problem with this and suggested that Office Crowe can circle through the Park to catch violators. Matt Modrovsky mentioned his conversation with MK concerning contacting the Conservation Department. She asked for approval for the Kid Friendly Network to hold a meeting on September 7, 2016 in the Community Center at no charge. This will be added to the agenda doe the next Board Meeting.



**Miscellaneous: None**

**Adjournment**

There was no additional business to bring before the Board. A motion was made by Brenda Williams, seconded by Wally Abernathy, to adjourn the meeting.

**Voting on the motion: All Yea, No Nays – Motion Passed.**

Meeting adjourned at 7:51 p.m.

Respectfully Submitted by

A handwritten signature in black ink, appearing to read "Rob Watt", written over a horizontal line.

Rob Watt  
Village Clerk