

Minutes of the Regular Board Meeting of the
Village of Jerome Board

CALL TO ORDER: The President and the Board of Trustees held a regular meeting on Thursday, October 2, 2025, at the Jerome Civic Center, 2901 Leonard Street, Jerome, Illinois. The meeting was called to order at 6:31 pm by President Lopez, followed by Roll call and the Pledge of Allegiance.

ROLL CALL: The following were present:
Mike Lopez, Village President
Kathy DeHart, Trustee Public Health
Ralph Irons, Trustee of Water Department
Dale Lael, Trustee of Building & Zoning

Also Present:
Jason Brokaw, Attorney, Giffin, Winning, Cohen & Bodewes, PC
Lisa Cave, Village Clerk

Absent:
Katrina Christofilakos, Trustee of Public Property
Leigh Irons, Trustee of Public Safety
Emily Snow, Village Treasurer
Steve Roth, Executive Assistant

President Lopez opened up the meeting for a moment of silence for several village residents that have recently passed away, Jackie Bordewick, Sharon McConnell and Mr. Richardson who was the Grand Marshall for the 4th of July Parade in 2023. Trustee Lael stated he will miss Jackie.

APPROVAL OF THE MINUTES: President Lopez asked whether the Board had reviewed the September 4, 2025, Meeting Minutes and if they found need for any changes, corrections, or amendments. President Lopez asked the September 4, 2025, minutes would stand approved as presented.

Motion to approve the September 4, 2025, Meeting Minutes as presented by:
Trustee Ralph Irons and 2nd by Trustee DeHart
Upon roll call vote, all voted AYE; including President Lopez voted AYE

MOTION PASSES.

President Lopez asked whether the Board had reviewed the September 18, 2025, Meeting Minutes and if they found need for any changes, corrections, or amendments. President Lopez asked to table the approval until the next meeting.

President Lopez asked whether the Board had reviewed the July 17, 2025, Executive Meeting Minutes and if they found need for any changes, corrections, or amendments. President Lopez asked to table the approval until the next meeting.

President Lopez asked whether the Board had reviewed the September 4, 2025, Executive Meeting Minutes and if they found need for any changes, corrections, or amendments. President Lopez asked the September 4, 2025, executive minutes would stand approved as presented.

Motion to approve the September 4, 2025, Executive Meeting Minutes as presented by: Trustee Ralph Irons and 2nd by Trustee Lael
Upon roll call vote, all voted AYE; including President Lopez voted AYE
MOTION PASSES.

APPROVAL TO PAY BILLS: President Lopez asked whether the board had reviewed Warrant List 26-11 dated October 2, 2025, totaling \$84,674.60. Treasurer Snow emailed the total for each fund and President Lopez read the breakdown of the amount that \$15,651.14 will be paid from the General Revenue Fund, \$48,208.20 will be paid out of the 1% Fund, \$20,585.26 will be paid from the Water Account and \$230.00 paid out of the Motor Fuel Tax Fund. President Lopez asked for a motion to approve Warrant List 26-10 as presented.

Motion to Approve the Warrant List 26-11 totaling \$84,674.60 as presented by: Trustee Lael and 2nd by Trustee Ralph Irons
Upon roll call vote, all voted AYE; including President Lopez voted AYE
MOTION PASSES.

PUBLIC COMMENTS: President Lopez opened the Visitors Acknowledgement portion of the meeting at 6:43 pm.

Shawn Stillman, resident on Iles thanked the Chief and the Police Department. Shawn stated he appreciates the police presence. Shawn stated that there is still issues with motorists passing the school buses even with their stop signs out at Park and Iles. Shawn would like to see a stop sign at the apartments entrance on Iles. President Lopez stated that he is a member of the Macarthur Boulevard Association and will bring it up to the group.

Dan Williams also applauded the Police Department as it is much quieter on Wabash and that the Police presence has been noticed.

President Lopez closed the Visitors Acknowledgement portion of the meeting at 6:48 pm.

President Lopez reminded the Board that the Village will be holding the Large Item Drop Off from 8 am to Noon on Saturday October 4, 2025. The Village will have two staff members during the event and the last two years this event has been very successful.

October 18, 2025, the Village of Jerome will hosts a Fall Festival and the Village is accepting donations and candy for that event.

October 31, 2025, the Police Department will be passing out candy in front of the Civic Center.

President Lopez stated the Village has quite a few events coming up and urged residents to attend.

REPORTS:

Trustee DeHart stated she has been in contact with Niemann Foods and that the Shop n Save property has been cleaned up, she has issued 4 more fire pit applications, has received complaints on barking dogs on Reed. Trustee DeHart stated that there are several issues on Reed and she is reaching out to the residents to take advantage of the Large Item Drop off and hopefully can get it all cleaned up.

Trustee Christofilakos was absent. President Lopez stated that Public Works is working on clean up, checking water meters and that there will be interviews being conducted for Foreman next week. President Lopez stated that Trustee Christofilakos has been cleaning up the basement in the Library.

Trustee Lael stated there are alot of junk on the streets and that the Board needs to have serious discussions on how to clean up the Village as it is looking like a dump.

Trustee Leigh Irons was absent. Chief Houston reported that they have 4 full time officers and 3 part time officers and that Officer Braner will be out on his own soon. The Police Department has adjusted their schedules to allow monitoring of the kids in the am. President Lopez stated that it is nice that the Police Department is having a positive view on the City, County and other Villages.

Trustee Ralph Irons stated that Dave is replacing water pits and he had discovered one pit that had a siphon line without it going through the meter. He informed the residents that they would have a big change to their water bill in the future. President Lopez stated that the water meter maintenance needs to be looked at as the batteries for the new meters only last for 8 – 10 years, the Village may want to think about purchasing them soon.

Treasurer Snow was absent and President Lopez stated that the Audit has been completed.

Clerk Cave had nothing to report.

Attorney Brokaw had nothing to report.

OLD BUSINESS: President Lopez asked for Ordinance 26-04 Approving and Authorizing the Execution and Delivery of an Intergovernmental Agreement Between County of Sangamon and the Village of Jerome. Attorney Brokaw stated that Trustee DeHart needs to send addresses to them to see how it works, Attorney Brokaw also reminded the Board this agreement will not cover dead trees and hoarders, it will be for exterior only.

Motion to Approve Ordinance 26-04 Approving and Authorizing the Execution and Delivery of an Intergovernmental Agreement Between County of Sangamon and the Village of Jerome as presented by: Trustee Lael and 2nd by Trustee DeHart

Upon roll call vote, all voted AYE; including President Lopez

MOTION PASSES.

President Lopez asked for discussion of Ordinance 26-08 Approving the Tax Increment Redevelopment Plan and Project for the Jerome TIF. Attorney Brokaw stated that this ordinance has included the items that District 186 raised in the Joint Review Board meetings. President Lopez asked to table until the next meeting.

President Lopez asked for discussion of Ordinance 26-09 Designating the Jerome TIF. Attorney Brokaw stated that the ordinance describes the physical location of the TIF area. President Lopez asked to table until the next meeting.

President Lopez asked for discussion of Ordinance 26-10 Adopting Tax Increment Financing for the Jerome TIF. Attorney Brokaw stated this ordinance describes the funding mechanism to finance the TIF. President Lopez asked to table until the next meeting.

NEW BUSINESS: President Lopez asked that the Appointment to Fill Trustee Vacancy be tabled for the next meeting.

President Lopez asked for discussion and approval of Ordinance 26-12 Approving a Zoning Petition Related to 1636 Jerome Avenue in the Village of Jerome. The property is 3 parcels and the owner had asked for a zero foot setback and to be rezoned to R-2 instead of R-1. The Zoning Board met this last week and they have approved his request.

Motion to Approve Ordinance 26-12 Approving a Zoning Petition Related to 1636 Jerome Avenue in the Village of Jerome from R-1 to R-2 as presented by: Trustee Lael and 2nd by Trustee Ralph Irons
Upon roll call vote, all voted AYE; including President Lopez
MOTION PASSES.

President Lopez asked for discussion and approval of Ordinance 26-13 Amending Section XVI of the Village Zoning Code to Authorize the Use of a Hearing Officer for all Public Hearings Required or Permitted Pursuant to the Village Zoning Code. Attorney Brokaw stated that it is an ongoing issue keeping a zoning board filled when people move so often and that the Municipal Code allows for a hearing officer. President Lopez would bring someone to the Board for approval, usually an attorney and they would prepare notices and zoning filings for the Village. Attorney Brokaw stated that everything would still come to the Board for final decisions.

Motion to Approve the Ordinance 26-13 Amending Section XVI of the Village Zoning Code to Authorize the Use of a Hearing Officer for all Public Hearings Required or Permitted Pursuant to the Village Zoning Code as presented by: Trustee Lael and 2nd by Trustee Ralph Irons
Upon roll call vote, all voted AYE; including President Lopez
MOTION PASSES.

President Lopez asked for discussion and approval of the Ordinance 26-14 Authorizing the Disposal of Surplus Property Owned by the Village of Jerome, Illinois. Trustee DeHart asked that they remove the doors from the list and the book carts. President Lopez stated to table the ordinance until the next meeting.

ADJOURNMENT: With no further business, President Lopez asked for a motion to close the meeting at 7:44 pm. Motion was made by Trustee DeHart and 2nd by Trustee Ralph Irons.

PREPARED BY: Lisa Cave, Clerk

DATE APPROVED: October 16, 2025

Village Clerk

Date