

Village of Creston Minutes Tuesday April 7, 2026

President Byro called the meeting to order at 7:00 pm. Trustees Elliot, M. Hibshman, Kerns, Hopkins, J. Hibshman and Ward were present. Attorney Wilt was also present.

President Byro introduced the minutes from March 3, 2026. Trustee M. Hibshman made a motion to approve the minutes. Trustee Ward seconded the motion. Trustee Elliott asked if the address for the property mentioned under Village Attorney should be 209 E Depot or 209 W Depot. It should have been 209 W Depot. Clerk Payton stated she would correct that and thanked Trustee Elliot for bringing the error to her attention. President Byro called for a vote to approve the minutes. All present voted yea. There were no opposing votes. Minutes were approved.

Visitors & Communications - President Byro introduced the Statements of Economic Interest that needed to be filled out and submitted by 5/1/26. He also stated that anyone who was interested in changing their withholding for their taxes could submit a new W-4 to Treasurer Payton. President Byro stated that anyone who wanted to fill out their SEI and return it to Clerk Payton could do so as she would send any she receives in together as she has in years past.

Village Attorney - President Byro stated that one of Attorney Wilt's items would be discussed in Executive Session. Attorney Wilt stated that the court date for 209 W Depot St would be on Thursday 4/9/26, so he would know more after that. President Byro asked Attorney Wilt if he had anything else and Attorney Wilt said nothing other than what would be discussed in Executive Session.

Building Inspector - President Byro announced that Aaron Moore could not attend the meeting, but he did talk to Aaron on the phone. President Byro said that he drove by the house at 224 E Depot St and it did not look like much work had been done. He said that he asked Aaron to give the owner a call. The owner stated that he had been having some financial difficulties, but he would resume work on the property the following week. President Byro also said that there has been more construction going on at the subdivision and that everything had been going well and everything was up to code.

Village Engineer - Matt Hansen from Willett Hofmann stated that he handed out a status report, and he said he plans to do that monthly. He first discussed the West Street Water Project. He stated that the construction contract was awarded to Martin in the amount of \$218,850.50. With additional costs of \$1100 paid to Willett Hofmann for the submission of the application for the IEPA construction permit which was received on 3/26/26 and Board-approved construction engineering fees in the amount of \$15,000, the total cost of the project to date was \$244,850.50. He stated that the scope of the project included the installation of valves and hydrants at four intersections. He estimated a completion date sometime in July. Mr. Hansen said that they had their pre-construction meeting the previous Friday and the intention was to have Martin start on the water main project once work was completed on the water tower.

Mr. Hansen stated that the water tower would need to be drained so the work inside could be done, and then the tower would need to be filled and the water tested. That work was scheduled to start on 4/28/26. He estimated it would take a couple of weeks to complete the work and that Martin was fine with starting on the water main project immediately after the water tower project was complete. He stated that their contract time is 20 working days, so if the weather is good, they should be able to complete the project sometime in July.

Mr. Hansen moved on to the sidewalk replacement project. He said that Jeff Smith in their Transportation office worked up cost estimates and Mr. Hansen broke it into three segments. One segment was E South St on the south side of the street from S Grove St to Woodlawn Rd, and the estimate for that segment was \$51,100. The cost estimates include the construction, contingency, and all the engineering design and construction work that would be associated with it. Another segment was from the south side of E Depot St from Prairie St to Woodlawn Rd and that estimate is \$105,400. The final segment is the east side of N Main St from just south of IL Route 38 to Cederholm St. The estimate for that segment is \$187,300 for a total cost of \$342,800. He stated that when Mr. Smith did the estimates, they included the sidewalk and the driveway aprons from the sidewalk to the street. He estimated the completion date of the sidewalk project as 9/26/26 if it is something that the Board wants to complete this year.

Mr. Hansen said that Trustee Ward had given him a budget of \$150,000 and since the estimate was well above that amount, the Board would need to decide what areas to complete first. He said that once that decision was made, it wouldn't take them long to get an engineering group for the work, get it designed and help with bids.

Mr. Hansen moved on to the IEPA Lead Service Line Inventory Grant. He stated that per the last meeting, the Village was still working on getting the inventory spreadsheet completed. He stated that he did confirm that there is grant money available in that program. He said he brought most of the grant application forms with him and had President Byro sign them. He still needed information from Clerk Payton and once he had that, he would be able to complete the last part and then send it for signatures. Once he had the signatures he would submit the application. He stated that they usually review the grants quickly and if the grant is approved, they will send out the grant agreement. He said that once that is executed the Village will need to get a proposal from some third parties to do the inspections. Once someone is under contract to do those inspections, a copy of the contract will be sent to the EPA along with a couple of initial forms. The Village will receive half the requested grant amount up front and once the inspections are completed and the inventory is completed, that will be sent to the EPA. The EPA will then give the Village the other half of the grant. Mr. Hansen said that depending on how many addresses were left to check, he hoped to get the inventory completed by some time in August.

President Byro asked Trustee Ward if he had any questions for Mr. Hansen about the water main project. Trustee Ward said he did not. He stated that Clerk Payton checked the inventory and the house on the corner had galvanized to the house. Trustee Kerns said his father's house was copper and Robert Garland reported that his was copper as well. Mr. Hansen said that the galvanized one is the only one that would need a full

replacement. President Byro asked if anyone else had any questions about the water main project and no one did.

President Byro then asked about the sidewalk project. Trustee M. Hibshman stated that his opinion was to address the most critical areas first. He said it would be nice to have Main Street done, but the other 2 areas were more of a safety hazard, so they should be addressed first. President Byro stated that the cost of those 2 areas was about \$5000 over budget. Trustee Elliot said he thought it was best to start there and stay close to budget and then address Main Street next year.

Trustee Hibshman stated that he agreed and made a motion to make sidewalk improvements to E South Street for \$51,100 and E Depot Street for \$105,400 and then wait on Main Street until the next year. Trustee Kerns seconded the motion. Trustee Ward said that one item that needed to be added was the sidewalk at the corner by the school that goes underwater every time it rains. Trustee Kerns said that there were 2 spots, on the east side and the west side. Trustee Elliot asked if that corner could be jacked up and Trustee Ward said no, as it was designed incorrectly. President Byro reiterated that there was a motion and a second to approve the first two segments for \$156,500. Trustee Ward stated that was just an estimated cost. President Byro asked if there were any questions. There were none. Roll call vote was taken. Trustees J. Hibshman, Ward, Elliot, M. Hibshman, Kerns and Hopkins all voted yea. There were no opposing votes. Motion passed.

President Byro moved on to Committee Reports.

Finance - Trustee Hopkins said he had nothing.

Streets/Alleys/Sidewalks - Trustee Ward said he had nothing.

Water/Sewer - Trustee Kerns said the only thing he had was regarding the work that was done on the storm sewer project. He said that the results were awesome and there was very little water on top of the ground after all the rain. The pond was not filled up. He stated that in prior years the pond by the school would have been filled up and President Byro added that house would have been flooded too. Trustee Kerns said it was a project well done and Trustee Elliot said it was the first real test the Village had had since the project was completed. Trustee Hopkins said it definitely would have been running water over ground and Trustee Kerns added it would have been over South St.

Health/Safety - Trustee J. Hibshman asked if the Village could get someone to come out and sweep up the loose gravel off the streets. Trustee Ward said that the Village could get a quote on street sweeping. He said he spoke to someone from Civil about when they would fog-coat Woodlawn. President Byro asked if that had been done yet and Trustee Ward said no as the bids just opened. Trustee Kerns said they would open on Friday. Trustee Ward said that Civil was supposed to send him the guy they use for sweeping. Trustee Ward asked if they were just wanting Main St. President Byro also suggested sweeping the corners. He said that Transit and North Street are bad. Trustee J. Hibshman said his daughter would appreciate it as she wiped out pretty badly.

Zoning/Planning - Trustee Elliot said that he had nothing.

Subdivision - Trustee Elliot said that the subdivision looks great. President Byro said that RMU had started changing the streetlights. He said they had changed out 3 or 4 of them already. RMU said that they would get to them when they can. Trustee Elliot asked how many needed to be replaced. President Byro said that the first round was 9 and after that another 9 needed to be replaced, plus the Village needed a couple of spares. He said that he hoped that more could be ordered by fall.

New Business – President Byro transitioned to the Water Tower Project. He asked Curtis Loyd to discuss what would be happening with that project. Mr. Loyd stated that he spoke with Devin at KLM and they were planning to begin work to clean the tower and install the mixer on 4/28/26. He stated that he also spoke with Illinois Water Works and they were going to deliver him the pressure release valves between 4/20 and 4/22/26. He said the gentleman he spoke to initially thought that 2 pressure regulators would be sufficient, but Mr. Loyd spoke with some others, and he felt that 3 would be better. The gentleman was going to show him how to set the pressure on those valves. Mr. Loyd also spoke with the water operator at Test and he planned to be with Mr. Loyd when the pressure regulators are installed and set. Mr. Loyd said that Test would also be involved in the water testing after the work is done and the tower is filled. The Village will need to pass two back-to-back tests and then the tower can go back online. Devin from KLM also told Mr. Loyd that the iron that would be cleaned out of the tower was usually piled outside the tower and the wind and rain would wash it away. Mr. Loyd said he didn't know how much the Village would have, but he talked to President Byro and he would have them put the iron in the Village's dump truck and spread it on the lane up there where it is partly gravel and grass. That would avoid having a big pile of iron sitting there and it would also prevent the Village from having to take it to a landfill. President Byro stated that the residents would need to be notified of what would be taking place regarding shutting the tower down. The Village would also need to communicate the timeline and that there will be rusty water. There will also need to communication about what will be happening with the water main project when that starts. Trustee Hibshman asked if work was starting on 4/27. Mr. Loyd replied that KLM planned to start their work on 4/28, so Mr. Loyd planned to start lowering the water level in the tower by 5-6" per day beginning the week following the meeting so that he wouldn't be pumping 50,000 gallons of water out of the tower at once. Trustee Elliot asked if that drained off on a surface or was there tile for it. Mr. Loyd said it drained on the surface, but he spoke with Trustee Ward, who was going to try and get him some firehose so that he could drain it off to the west rather than draining it down North St. He stated that they would put one pressure regulator near Holcomb Bank and that retention pond so that hydrant can run into that pond, and they may put the other one in the subdivision, but they weren't sure where they would drain the water up there. Mr. Loyd said that he wasn't sure where they would put the third one. President Byro said that what Mr. Loyd presented is what was planned. He said that the electricity was installed and the electrician just had to come back and hook everything up once everything was installed. Trustee Elliot asked what the total shutdown time for the tower would be and Mr. Loyd said that they did not give him an estimate. President Byro said the tower must

be drained and cleaned. Mr. Loyd said that it would also need to be sanitized. President Byro said it would then need to be refilled. Mr. Hansen stated that testing would probably take the better part of a week. Once the tank can be filled, the chlorine is added and then the tank is filled to about 5% capacity. The tank will sit overnight and that will allow the chlorine gases to disinfect the walls of the tank. Then the next day the tank is filled and at that point the testing is done. That entire process could take 4 days even if the Village gets two good samples right away. President Byro stated that the Village can have the testing done in Rochelle, so that would help.

Trustee Hopkins said that he noticed something up there. He said he went up to open the valve and if there was a swale made to the west where the valve flushes out, it would not be hard to have the water go west into the field rather than run down North St. He said it was just something to consider. President Byro asked if anyone had any questions. Mr. Loyd asked if the Village needed to notify Rochelle about the water tower. Trustee Ward said he would let all 4 stations know. Mr. Loyd said he had a rough chart on how many gallons the tower holds per foot or inch, and he thought it would be good if he could drop it down to about 30,000 gallons. Trustee Ward told Mr. Loyd to let him know when he had dropped it about halfway. Mr. Loyd also stated that there would probably be complaints about rusty water and water pressure. Mr. Loyd said that right after they get the tower back online, the Village should flush the hydrants to try to clean the lines.

President Byro moved on to Village Property, and he said that he would hold off on that.

Old Business – President Byro said that the Water Tower Project and the Water Main Project had already been discussed. He stated that the Emergency Generator Grant was still in process and that he had not heard anything more about that since the last meeting.

President Byro stated that he would like to go into Executive Session to discuss some Village Property. Trustee Hopkins made a motion for the Board to go into Executive Session to discuss Village property. Motion was seconded by Trustee Elliot. Roll call vote taken. Trustees Hopkins, Kerns, M. Hibshman, Elliot, Ward, and J. Hibshman voted yes. No opposing votes. Board went into Executive Session at 7:30pm.

President Byro asked for a motion to go back into Regular Session. Trustee J. Hibshman made a motion to go back into Regular Session. Trustee M. Hibshman seconded the motion. Roll Call Vote taken. Trustees J. Hibshman, Ward, Elliot, M. Hibshman, Kerns and Hopkins all voted yes. No opposing votes. Motion passed.

Board re-entered Regular Session at 7:37 pm.

Trustee Ward made a motion to approve any additional closing costs associated with the purchase of the property at 128 E North St. Trustee M. Hibshman seconded the motion. Roll Call vote taken. Trustees Elliot, M. Hibshman, Kerns, Hopkins, J. Hibshman, and Ward all voted yes. There were no opposing votes. Motion approved.

Trustee Hopkins asked if it would be best to get the estimates for the demolition of the home at 128 E North St and then approve the demolition, or to approve the demolition

not to exceed the set amount. Attorney Wilt said he could not advise the Board on what motions to make. Trustee Hopkins said that it seemed to him that if a dollar amount is mentioned, then all the bids will be at that amount. He stated that if the Board just lets the contractors bid it, then we might get a lower amount than the limit. Trustee Ward suggested asking for proposals, otherwise the Board would be going through a formal bidding process. Trustee Elliot asked what would happen if the Village backed up and bought a clear lot. Attorney Wilt said he could ask the current owner about it. Trustee Hopkins said that the current owner could probably get it demolished cheaper than the Village could. Trustee Ward said that the Village cannot skirt the Prevailing Wage law like that because in the end, the public entity is the one paying. Trustee Kerns agreed that the Village should have it demolished. Trustee Ward asked if the Village wanted the property in grass or gravel. President Byro said he would like to see it leveled out as it slopes quite a bit. He asked if it needed to be re-seeded. Trustee Elliot asked about the cottonwood tree. President Byro said that he would hate to lose that tree as it is a beautiful tree.

Trustee M. Hibshman made a motion to send out for proposals to have the house at 128 E North St demolished once the Village has purchased the property. Trustee Kerns seconded the motion. Trustees Hopkins, Kerns, M. Hibshman, Elliot, Ward and J. Hibshman all voted yes. There were no opposing votes. Motion passed.

President Byro introduced the bills. Trustee Kerns made a motion to pay the bills. Trustee M. Hibshman seconded the motion. Roll Call vote taken. Trustees Elliot, M. Hibshman, Kerns, Hopkins, J. Hibshman and Ward all voted yes. There were no opposing votes. Bills were approved.

President Byro asked the Board if they were interested in doing some kind of program or event for the nation's 250th birthday. Trustee M. Hibshman said he tried to get the fireworks vendor, but he is booked. Trustee Elliot said that would be at a premium for this year. President Byro said he didn't know if the Village wanted to put up some banners or something. Trustee Elliot said that the Village could block off Main St and Headon's could have a steak fry. Trustee Elliot said that as far as fireworks goes, maybe add some funds to the fireworks for Booster Days. Trustee Ward asked if that would be on the 4th of July and President Byro said he assumed so. Trustee Ward said that there are so many other communities having fireworks on the 4th of July. Trustee Hibshman said he tried to get the vendor booked last year when he booked Booster Days and he was already booked. Trustee M. Hibshman said that the Village could shut the street down on the 3rd of July and have a steak fry. He would not do it on the 4th as there is too much other stuff going on in surrounding communities. Trustee Elliot suggested having a band or some other entertainment. Clerk Payton suggested having the Corn Cob Players do Hamilton. Trustee Elliot stated that if they wanted to use the park, they should get it reserved.

Trustee Elliot made a motion to adjourn. Trustee Ward seconded the motion. All present voted to adjourn. There were no opposing votes. Meeting adjourned at 7:48:40.