

1. 2. 3. The December 9, 2025 Board meeting was called to order by Supervisor Kubar at 6:30 p.m. at the Community Center. The Pledge of Allegiance was recited. Director Flakus called the roll with Supervisor Kubar and Trustees Varsho, Miller and Murphy present.

4. New Business:

a. *Swearing in new Cemetery Board President, John Apida* - Supervisor Kubar mentioned the Township Clerk, Johansen isn't in attendance, so he thought that Apida couldn't be sworn in. Joe Garbarski, from Campton Township Open Space Foundation (CTOSF) mentioned that the Supervisor oversees the Cemetery Association and Kubar can actually swear him in.

Supervisor Kubar swears in new Campton Township Cemetery Association President, Mr. John Apida.

b. *Update from CTOSF* – Joe Garbarski

- i. Garbarski talks about Anderson Road Grant project. 12/4/25 Bid for construction. Upland design is consultant working on results of bid.
- ii. Wasco Baseball pledged \$175,000.00 and Joe received a check for \$87,500.00 for the 1st installment. Director Flakus will be depositing the check once proper guidance on which account is provided.
- iii. \$25,000.00 CTOSF is pledging towards the project as well for a total of \$200,000.00 in donations and pledges for the Anderson Road Grant Project.
- iv. Supervisor Kubar looked at the bids and need a meeting to approve who gets the bid. Varsho asked how it works. Garbarski mentioned upland has that responsibility as part of their \$122k contract to save the Township some of the hardships.
- v. Garbarski wants a timeline for when the Board will review and discuss to determine who wins the Bid as the work needs to start in early 2026. Upland has experience working with the 3 lowest bidders. All bids were within 15% of each other.
- vi. Trustee Varsho asked if we are required to take lowest bidder. And will upland take other things into factor like experience etc. Garbarski said Upland has started reviewing to ensure first all documentation required was provided by the bids. Township is required to take the lowest qualified bidder. So not necessarily the lowest cost bid.
- vii. Trustee Murphy asked if bids included references or projects they have completed.
- viii. Trustee Varsho wanted to know when the bid needs to be picked by? Supervisor Kubar said about meeting Early January. Garbarski stated with need to award bid

within 60 days of 12/4. Trustee Varsho recommended the Board meet prior to January 13th Board Meeting. The consensus was to meet 1/6/2026 as a special meeting.

- ix. Garbarski brought up years ago the Township had a Budget & Finance Committee. With all the work and things coming down the pipeline it is recommended. Trustee Murphy mentioned as long as we do long term planning. Supervisor Kubar asked the goal of committee – Garbarski said to aid and support the Finances. Another set of eyes & accountability – Flakus stated. Kubar wants to make sure the budget is accurate and not spending all the bond \$ in 3-5 years. We will need to make it last and be fiscally responsible. Garbarski has the experience and committee with it in the past. Kubar requested that he wants an outline of what the committee goals etc. Director Flakus emailed the former committee’s goal and mission statement, but Garbarski will update that and provide it to the Board.

c. Presentation by Mr. Lavin – Sawyer Falduto – also known as Schwab Investments. Mr. Lavin – Sawyer Falduto – overview of the 7 accounts (really 14) for the Township. Most of these accounts were opened in July of 2022. Contact Director Flakus for a copy of the Financial Report from Sawyer Falduto for additional questions.

5. Reports:

Highway Commissioner – Sam Gallucci:

- The Highway District Performed the following tasks in Campton Township & the Village of Campton Hills:
 - Completed Fall Brush Pickup
 - Deceased animal removed from Walt Whitman Road
 - Cold patching, Dura-patching, Gravel Clean up and tree trimming were completed on all roadways throughout Campton Township and the Village of Campton Hills.
 - Completed inspections and repairs of all plow trucks in preparation of this upcoming winter plowing.
 - Highway District completed fall brush pick-up and tree trimming for Plato Township portion of Campton Hills
 - Highway District completed cold patching and dura-patching on Welter Road in Virgil Township.
 - Assessed roadways for potential drainage and pothole issues, checked for damaged or missing signs, checked stop signs throughout the Township, performed maintenance in-house on Township vehicles and equipment.
 - Crewman completed a woodchipper and chainsaw training on 10/1/2025.
 - Crewman completed a Brush Pick-up review prior to starting on 10/1/2025.

Assessor - Alan D. Rottmann: Assessor Rottmann was not present. No report attached.

Solid Waste District – Bryan Kerwin, President: Treasurer Miller gave report. Gave report on:

- I. Current Trustees
- II. Treasury
- III. Operations
- IV. Accomplishments
 - a. New 5-year contract with LRS this past year, complaints down significantly. One complaint turned into person running for their board.

Supervisor Kubar asked for an additional copy of the report and thanked them for doing an amazing job. Trustee Murphy also thanked them.

Financial Report – Rebekah Flakus, Finance Director:

Director Flakus went over November, 2025 Financials. 66.67% of Fiscal Year has been completed and that % is used as the benchmark. Township received the last installment & interest incurred during 2025 for the 2024 property tax levy revenues for Town, Road & Open Space Funds this month. Flakus also mentioned the final billing for the Road & Bridge funds was billed out and should be received next month.

Flakus mentioned she's continuing to work on spreadsheets to track transfers and receipts of funding and 'follow' the money. Also working to create a master list of Grant & reimbursed expenditures. It is getting way too much work and happening way more often than she anticipated and it is hard to keep up and remembering it all. Also began working on a Revenue & expenditure report in Abila by fund, not just by department. That way each fund will show total revenues and total expenditures and a net surplus/deficit can be seen by fund. Currently, the reports do not have that. She'd like to utilize this during the budget process coming up.

Corron Farm Preservation Society update – Rhonda: Absent. No report.

Operations Manager – Tom Serewicz: Operations Manager Serewicz stated:

At Anderson Park Snowplow, install plow markers, parking lot barricades & Assist contractor with dirt removal and layout.

Backup project for the Anderson Park Improvements Grant is nearly finished.

At Whitney Park snowplow & turned heat on.

At the Community Center Snowplow, ice control sidewalks, install plow markers and refurbished sign was reinstalled.

At Gray Willows Snowplow, install plow markers, turned heat on in main building & Mowed leaves.

At Harley Woods Snowplow & install plow marker

At Corron Farm Mow leaves, assist with Christmas show including parking, signs and banners. Added outside outlet to Big tool shed.

At Town Hall Snowplow & ice control sidewalks,

At Brown Road Gardens Park closed 11/1 and dumpster removed.

At Lily Lake Ice control to all sidewalks requested.

At the Headwaters Conservation Area Mow leaves, install plow markers, snowplow and spread dirt at Motz from Anderson.

At Poynor Park closed Park 12/1/25.

At Goldenstein Snowplowed

In General - see attached report.

Open Space Ecologist – Carter Dell: Open Space Ecologist Dell's report stated:

Natural Resources:

- Completed fall prescribed burn season with 3 high priority burns.

- 135 acres at headwaters
- 89 acres at Corron farm
- 8 acres at gray willows farm.
- Winter forestry work started, including surveyed burn pile and thinned locations and cut-stump herbicide of invasive callery pear and other woody invaders.

Professional Development:

- Carter attended Fox river Ecosystem Partnership meeting on watershed surveying and grant funding.
- Carter attended University of Illinois extension Forestry webinar on forest management plans for bird species of concern.
- Other networking includes assisting with land swap IGA, drafting future budget recommendations for spring budget meetings, met with prospective Eagle Scout to start project planning and updates to uniforms and business cards for better volunteer/outreach coordination.

Miscellaneous:

- Items listed in Natural Resources Monthly Report.

Outreach Program Report– Kaitlyn Ruffino: Ruffino Absent, No Report

Planning Commission Report: – Jesse Varsho, Chairman: Chairman Varsho stated:

- Looking into buildings on whether they are worth fixing or if creating a new building would be more cost effective. There is so much uncertainty without any realistic costs for renovations to building to bring them up to usability and able to access safely (handicap accessibility, bathrooms, etc.).

Supervisor Report: – John Kubar: Supervisor Kubar stated:

- November 22nd Township hosted Christmas at Corron event at Corron Farm. Event was huge success and biggest it has ever been. 930 people attended.
 - Santa was there, carolers, crafters, hot chocolate, donuts, etc.
 - Received donations over \$1,100.00
 - Special thanks to staff, resident volunteers, Corron preservation society and Joni Kubar for making this event such a success.
- Past few weeks Township has been working with Kane County Forest Preserve District to complete the Inter-Governmental Agreement for a land swap. On 12/4/25 the Township on behalf of its electors, held a special town meeting to vote to approve the inter-governmental agreement (IGA) with Kane County Forest Preserve District for the purpose of the land swap of the townships 65 acres for the Forest Preserve Districts 97 acres. 54 voters present at meeting and approval was unanimous.
- Supervisor Kubar wanted to thank all the staff and volunteers for making this year very successful. Everything the township has done this year has been amazing.
 - We passed a \$17.2 million referendum
 - received a \$1.3 million LAWCON grant for Anderson Park
 - closed on a piece of land Goldenstein East
 - negotiated an IGA with Kane County Forest Preserve District for a strategic piece of land in middle of township
 - Done amazing events including Prairie fest, All wheels show, Christmas at Corron, Summer Camp Programs – was the best yet

- Campton Township Open Space Foundation has won some awesome grants and has supported the Township's efforts 100%
- Staff has done a great job maintaining and preserving out Open Space Lands.
- Thank you to ALL and Happy Holidays!

6. Approval of Minutes:

a. b. c. d. e. Board Meeting minutes from April 3, 2025, September 4, 2025, September 9, 2025, October 14, 2025 & November 12, 2025: Trustee Miller made a motion to table all five of these minutes as Clerk Johansen was not in attendance. Motion was 2nd by Trustee Varsho. In a voice vote Supervisor Kubar and Trustees Varsho, Murphy and Miller voted aye. The motion to table passed. Trustee Miller did ask if we are in any trouble for not having these minutes done from April. Kubar responded that it did hold up the Audit, but he isn't sure if there are specific legal issues.

7. Citizens' Comments (comments to be kept to a maximum of 3 minutes):

None.

8. Old Business – Presentation and Discussion for Action: None.

9. New Business – Presentation and Discussion for Action:

a. Review and Act Upon Town Levy Ordinance 25-3T - Motion made by Varsho, Second by Miller. Roll Call – Motion Carries.

b. Review and Act Upon Road Levy Ordinance 25-3R - Motion made by Varsho, Second by Miller. Roll Call – Motion Carries

c. Review and Act Upon Approval of 2026 Board Meeting Schedule - Motion made by Murphy, Second by Varsho. Roll Call – Motion Carries

10. Claims and Demands Authorized for Payment:

a. Town Fund \$4,421.43: Trustee Murphy moved the Board approve the claims and demands on the Town Fund in the amount of \$4,421.43. Trustee Miller seconded the motion. In a roll call vote Supervisor Kubar and Trustees Varsho, Murphy and Miller voted aye. The motion passed.

b. Road and Bridge Fund: \$49,651.43: Trustee Varsho moved the Board approve the claims and demands on the Road and Bridge Fund in the amount of \$49,651.43. Trustee Miller seconded the motion. In a roll call vote Supervisor Kubar and Trustees Varsho, Murphy, and Miller voted aye. The motion passed.

c. Capital Improvement Fund \$0

d. Open Space Fund \$19,879.13: Trustee Miller moved the Board approve the claims and demands on the Open Space Fund in the amount of \$19,879.13. Trustee Murphy seconded the motion. In a roll call vote Supervisor Kubar and Trustees Varsho, Murphy, and Miller voted aye. The motion passed.

10. Executive Session – Review Executive Session Minutes of September 4, 2025, September 9, 2025, October 14, 2025 and November 12, 2025; Land

Acquisition; Personnel issues; Legal Issues: Trustee Murphy moved the Board go into Executive Session for the purpose of reviewing the Executive Session minutes of September 4, 2025, September 9, 2025, October 14, 2025 and November 12, 2025, land acquisition, personnel and legal issues at 7:40 pm. Trustee Varsho seconded the motion. In a roll call vote Supervisor Kubar and Trustees Varsho, Murphy, and Miller voted aye. The motion passed and Executive Session began at 7:41 p.m.

11. New Business Continued: Supervisor Kubar reconvened the regular session at 7:58 p.m.

aa. Review and Act Upon Whether to Approve Executive Session Minutes of September 4, 2025, September 9, 2025, October 14, 2025 and November 12, 2025: Trustee Varsho moved table the Board approval the Executive Session minutes of September 4, 2025, September 9, 2025, October 14, 2025. Trustee Miller seconded the motion. In a roll call vote Supervisor Kubar and Trustees Varsho, Murphy and Miller voted aye. The motion was tabled.

12. Adjournment: Trustee Miller moved the Board adjourn the meeting. Trustee Varsho seconded the motion. In a voice vote Supervisor Kubar and Trustees Varsho, Murphy, and Miller voted aye. The motion passed, and the meeting adjourned at 7:58 p.m.

Respectfully Submitted,

Rebekah Flakus