

City of Virginia

Special Meeting

November 24th, 2025

- I. Pledge of Allegiance
- II. Call to Order
 - a. Roll Call: Andrews, Stanbridge, Shaner all answered present. Martin, Behrends, and Werner were not present.
- III. Public Comment
- IV. Consent Agenda
- V. Items Removed from Consent Agenda for Further Discussion
- VI. New Business
 - a. Discuss and Take Action on Infrastructure Improvements
 - i. Ronnie Paul: handed out information on the water project. Minutes from preliminary meeting are included in the information given to council. Construction: \$8.75 million, Total: \$11.75 million (construction plus soft costs) for the whole town. There are few items that are outstanding, Tanner plan to get that for us. Replacing water mains for the whole town. Estimated financial projection: labeled T-3 it shows current rates, \$44 for first 1000 and 9.5 for each 1000 after that, average bill \$65.00. With the project, \$112 average water bill. The City is eligible for grant dollars for rural development. When submitted we have to submit as loan only. This cost estimate is worst case scenario. Grants take about \$5.50 off each million. Annual expenses: don't have many expenses to date. Operating costs are about \$430k, water purchase \$146k to date. The payment to VRWS is included in operating costs. Debt services are the top two lines. If the audit numbers are correct, today you should be making money so that is a positive. If you only did half or a quarter of the town, it's not going to cut evenly because there are still admin costs that don't change much.
 - Stanbridge asks about usage average; Paul confirms that it is 3100 gallons. If you want to adjust anything we can do that, you can scrap it or move forward. Paul stated no matter what you decide, I think you are 1 balance sheet away from getting the SEARCH grant. It's a \$30k grant. Recommend still submit a new balance sheet to rural development no matter what the council decides. Clark states submitting balance sheet is about as far as he wants to go for now, can't vote tonight. Box in with that kind of water rates with no wiggle room for maintenance expansion. Andrews added that we have a new public works

director that is fixing infrastructure from within and bring it back up. We are starting to see improvements with the PWD. Clark states we would have distribution system made of gold but we would have a plant that still needs our attention. Stanbridge states it is moving in the right direction. Andrews asks what happens if we say will hold off does it start over again? Paul states he is not pushing the project but what it does do if you decide in like 3 years that you want to do it, that project cost will increase substantially. Stanbridge states need to start at water treatment plant and work our way out. Andrews at some point push will come to shove but from what was presented, seems like we have some options. Clark states we need to do a rate survey, we have the ability now to plug in rates and it will tell you where you should be on the water rate. That will have impact on us because our rate will need to go up in order to cover. Andrews states in a couple of years we will have a class A water operator. Things can change and think need to hold off for now. Clark states need to add this to Dec 8th council agenda.

- b. Reconsider and Take Action on Tax Levy Ordinance No. 25-10
 - i. Clark states the county clerk thought we were over 5%, spoke to lawyer she thinks at or below 5% but she will speak to county clerk tomorrow. We will take care of it appropriately.
- c. Discuss and take action on Surplus Property – 2nd reading
 - i. Clark added 1983 John Deere 850 and 2001 GMC Sonoma that is at the cemetery, will be added
- d. Discuss and Take action on GFL Bill
 - i. Bill \$13823.59 that was not what was negotiated, they dropped it down to \$9275.10. Shaner asked if GFL was asked on the recycling, Clark states will look into that.
- e. Discuss and Take action on EPA Bill
 - i. Clark states received invoice from IEPA for testing, doubled from last year. On the back page they listed methods, this year 9 methods, 24 chemicals, hardness testing, solid testing this year. We might be on a scheduled anniversary testing. \$2898.66 last year to \$4492.41 next year. Have until Dec 15th to submit invoice.
- f. Discuss and Take Action on Wilson Septic Tank Pumping Service Bill
 - i. Wilson Septic has been pumping all kinds of good water out, take it up and dump it, bill is \$2000.00. Gilcrest went down at the lift station, 3 holes that were full of brown water. He got them down from 3 ft to about 20 ft below the surface.

VII. Executive Session – Personnel

VIII. Action to be Taken Following Executive Session

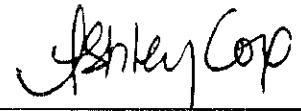
IX. Adjournment

No action taken during this meeting due to no quorum.

At 457pm, Alderman Shaner made a motion to adjourn the special meeting, Alderwoman Stanbridge seconded. Motion carried unanimously.



Steve Clark, Mayor



Ashley Cox, City Clerk