

MINUTES OF THE PUBLIC WORKS COMMITTEE OF THE VILLAGE OF METTAWA, ILLINOIS, HELD AT THE HOUR OF 6:00 P.M. ON WEDNESDAY, APRIL 10, 2019 IN THE MAPLE ROOM OF THE HILTON GARDEN INN HOTEL, 26225 N. RIVERWOODS BOULEVARD, METTAWA, ILLINOIS

A. CALL TO ORDER

Chairman Towne called the meeting to order at 6:00 pm.

B. ROLL CALL

Upon a call of the roll, the following persons were:

Present: Chairman Towne and Member Pink

Absent: Member Sheldon

Chairman Towne declared a quorum present.

Also, in attendance: Village Administrator, Bob Irvin; Village Clerk, Sandy Gallo; Village Engineer, Scott Anderson

C. APPROVAL OF MINUTES OF THE MARCH MEETING

Meeting minutes from March 13, 2019 were reviewed. Village Clerk made one correction on resident's last name. It was moved by Member Pink and seconded by Chairman Towne that the meeting minutes be approved and be placed on file. The motion was carried.

D. DISCUSS THE PETER BAKER INVOICE FOR DEERPATH FARM'S ENTRANCE

Chairman Towne recommended that the Village and Deerpath HOA split the outstanding invoice for Peter Baker in the amount of \$2,867. Chairman Towne added the work performed by Peter Baker did not resolve the problem. The Village should consider paying any additional expenses incurred resolving the subdivision entrance bump. Village Engineer Jamie Anderson is currently obtaining a second contractor to grind, patch and smooth out the area in the amount of \$1,200. Village Administrator Irvin commented the 2018 outstanding invoice would be charged to the HOA's SSA#9 account.

Member Pink asked why the invoice was even being paid if the Peter Baker is at fault for not completing the job. Village Engineer Scott Anderson said Peter Baker accomplished the work that they had set out to complete and it wasn't enough milling of the asphalt behind the curb. Chairman Towne said Peter Baker did grind down the area but the bump still needs additional work. Village Engineer Scott Anderson added the Peter Baker invoice amount includes the traffic control cost which created a higher bill.

Member Pink suggested we wait to pay the Peter Baker invoice. Chairman Towne said the Village can disagree with Peter Baker regarding the charged amount. In the meantime, Village Engineer Jamie Anderson will proceed with obtaining the second contractor to complete this

job. Village Administrator Irvin asked if Peter Baker could complete the job. Village Engineer Scott Anderson said no. The new contractor is going to use a horizontal saw to address the bump.

E. REVIEW THE 2019 ROW PROGRAM

Chairman Towne said the Village Board rejected the ROW bids received. The Committee reached out to another contractor Dunlap Tree Experts and they submitted a proposal. Chairman Towne said he would like to add a line item to the Dunlap proposal, the Oasis Park trail to be mowed. The Dunlap proposal was for \$37,900. Village Engineer Scott Anderson said this year's mowing should be easier given the prior 2-years have included major trimming.

A recommendation was made to wave the sealed bids and approve the proposal from Dunlap Tree Experts in the amount not to exceed \$40,000. The motion was moved by Chairman Towne and seconded by Member Pink. The motion carried.

F. UPDATE ON THE POTENTIAL WATER MAIN EXTENSION SOUTH

Residents in attendance: Josephine Viglione, Ninnette Viglione, Robert Spiglanin

Chairman Towne suggested to the Viglione's to consider consolidating their 6 parcels into 2 to reduce the number of water main connections required for their subdivision. The reduction of parcels would result in considerable savings. The Viglione's would have the option to subdivide their lots at a later time and recalculate the remaining years of the SSA.

Mr. Spiglanin inquired if all of the impacted residents had submitted their response regarding the connection. Village Administrator Irvin said the current results show 9 in favor and 9 against the connection. Two of the 20 residents have not replied. Village Administrator Irvin said by removing the east-west main by the Viglione's lots this creates a significant savings. Village Administrator Irvin said the maximum tax cost per year is currently estimated to be \$4,500 for 20 years. The yearly amount excluding the east-west main would be a \$400 savings resulting in \$4,100 from \$4,500. The estimated tax payment would either be divided by 16 or 18 lots. The 2 lots difference are located at the southern end area that have 560 foot main to connect two properties. This area goes along empty Forest Preserve property.

Village Administrator Irvin recommends the tax amount to remain at \$4,500 due to the lapse time of when an intergovernmental agreement would be approved with Lake County, to when the SSA is formed and the design project map will need to be completed. This project would be estimated for completion in 2020. The received bid amounts cannot exceed the Village's establishing ordinance maximum amounts or interest rate for the SSA, if so, the project would fail.

Mr. Spiglanin asked what actions would be taken if the votes resulted to be even. Village Administrator Irvin said an ordinance would be proposed to the Board including maximum cost and interest rate. The process includes a 60-day holding period followed by a public

hearing. If the Village does not receive more than 50% of the registered voters and homeowners opposing the SSA, the ordinance will be approved. If a petition is formed and over 51% of registered voters and homeowners oppose the SSA, the Board can not approve the ordinance.

Mr. Spiglanin asked if the opposing residents would be forced into an SSA if the majority approved the connection. Village Administrator Irvin confirmed yes. The Board can establish a higher threshold of registered voter's required to approve the state statue condition. The Village revoked one SSA due to residents being unable to sustain the higher tax amount resulting from the water main project. Chairman Towne said the Village is looking for a unanimous vote. Ms. Josephine Viglione commented the final outcome could result in forcing residents into an SSA that they do not desire or can afford. Ms. Josephine Viglione added the Village supports parks, horse trails among other maintenance programs, they should instead consider paying for the expense to help the residents connect to the water extension.

Mr. Spiglanin asked why the Village did not pay the expense for the water main to allow the residents to tap into that line and reduce some cost. Trustee Towne replied other residents have already paid for their connection through an SSA or when they purchased their home.

Village Administrator Irvin stated if the Village owned the water main system, they would be held responsible to repair and maintain it. This connection is a resident's property enhancement not the Village's. Built subdivisions have already paid a significant amount of money to connect when their lot was developed. As a result, some residents have already paid or are paying their water main connection.

Mrs. Ninnette Viglione said thank you to the Committee for exploring the various ways to receive a water connection in her area. However, Mrs. Viglione stated her concern is the increased property tax amount of \$4,500 per year. Mrs. Viglione commented a concern she has is when she decides to sell her home the property tax bill will be a deterrent for future buyers.

Village Administrator Irvin mentioned a home connected to Lake Michigan water instead of a well water system enhances the value of a home. Village Administrative Irvin also mentioned to the Viglione's; they would also need to file for a special use permit to have two homes on one lot if they considered completing a plat of consolidation.

Mr. Spiglanin asked if they considered rezoning their lots what would be the process and related costs to the consolidation. Village Administrator Irvin said they would need a plat of consolidation, a special use permit (if the building is over 2,000 square feet), a zoning public hearing and the engineering cost for the surveyance. Village Engineer Scott Anderson said some expenses could be eliminated by using the existing subdivision plat of survey. Obtaining the engineer who completed the existing survey and by indicating which lots would be consolidated or grouped as one can result in some savings. Some additional expenses to consider include engineering surveillance, legal and zoning cost of an estimated amount of

\$3,000-\$4,000. Village Administrator Irvin said your property tax bill could be impacted with your lot consolidation.

Mrs. Ninnette Viglione said the Village should assess the cost of maintaining 5 acres or larger lots has reduced the ability for Mettawa's real estate on the market to be sold. Chairman Towne commented the Village has inquired if funding was available for residents to connect to the water main through Lake County.

Village Administrator Irvin said in 2011, the Village studied various areas throughout the town to help support resident's connection to the water main. The results showed areas with low density of population created higher cost in connecting.

Chairman Towne thanked and asked the Viglione's to consider their options and let the Committee know their final decision.

G. TREE REMOVAL ALONG BRADLEY ROAD BY OASIS PARK INTERFERENCE WITH POWER LINES

Chairman Towne said a few trees located at Oasis Park continue to grow into the power lines. Village Administrator Irvin said he spoke to ComEd representative regarding these trees and asked if they were interested in permanently removing them. Village Administrator Irvin suggested to ComEd removing the trees by the power lines would eliminate continuous maintenance. If the trees were removed, the Village would only be held responsible to ground the stumps. ComEd is scheduled to visit the site to determine if they can remove the trees.

Chairman Towne said if ComEd decides to not remove these trees, Dunlap will be approached for a cost estimate for this work.

H. ANY OTHER ITEMS THAT MAY APPEAR TO THE COMMITTEE FOR CONSIDERATION, AND IF APPROVED, BE RECOMMENDED FOR APPROVAL TO THE BOARD OF TRUSTEES

Chairman Towne asked Village Engineer Scott Anderson for an update on the Mettawa Lane culvert replacement. Village Engineer Scott Anderson said the culvert replacements will be completed in June after the rainy season. Village Engineer Scott Anderson mentioned the Liphardt trail repairs will be discussed at the next Around the Town meeting.

Village Administrator Irvin mentioned he would like the trail maintenance to be completed earlier in the season to help support the trails to dry up quicker from the heavy rains. Village Engineer Scott Anderson said he agreed and added the widening of the trails with dirt should be considered for next year.

Chairman Towne reminded Village Engineer Scott Anderson of the fence installation needed on Old School Road. Village Engineer Scott Anderson said thank you for the reminder.

I. ADJOURNMENT

It was moved by Chairman Towne and seconded by Member Pink to adjourn the meeting at 7:11 pm. The motion was carried. Sandy Gallo, Village Clerk