

**MINUTES OF THE SPECIAL MEETING OF THE MAYOR AND BOARD OF TRUSTEES OF THE VILLAGE OF METTAWA, ILLINOIS, HELD AT THE HOUR OF 7:30 P.M. ON TUESDAY, JUNE 4, 2013, IN THE COTTONWOOD ROOM OF THE HILTON GARDEN INN HOTEL, 26225 N. RIVERWOODS BOULEVARD, METTAWA, ILLINOIS**

**A. CALL TO ORDER**

Mayor Urlacher called the meeting to order at 7:32 p.m.

**B. ROLL CALL**

Upon a call of the roll, the following were:

Present: Trustees, Armstrong, Brennan, Clark, Lane, Maier, Towne and Mayor Urlacher

Absent: None

Mayor Ray declared a quorum present.

Also present: Attorney James V. Ferolo and Village Clerk Cathy Nelson, Dan Forbes of Speer Financial, Chicago, Illinois and Patrick Glen of Gewalt Hamilton Engineering of Vernon Hills, Illinois

**C. PUBLIC HEARING REGARDING THE ESTABLISHMENT OF SSA #15, ST. MARYS ROAD**

At 7:35 PM, Mayor Urlacher re-opened the Public Hearing regarding the establishment of SSA # 15.

Mayor Urlacher asked Attorney Ferolo to make opening remarks as to the purpose, background, estimated costs, funding and timing for establishment of the Special Service Area.

Mr. Ferolo stated that the current estimated cost is \$500,000.00 for supplying water to the eight properties in the Special Service Area. This does not include the private costs for lines to the homes and hook ups. The Village proposes that a Bond be issued and each property would be assessed according to its evaluation. All residents of the proposed Special Service Area have been given schedules. Another option would be to charge each property equally, but if chosen, the process will have to start over. Residents have 60 days to object. He requested that any objections be heard so that they can be addressed immediately.

Patrick Glen of the engineering firm Gewalt Hamilton of Vernon Hills, Illinois then gave an overview of the engineering, costs and scheduling. Not included in the engineering and construction costs are: private improvements on properties to bring the water from the street to the house, inside plumbing and well abandonment.

Mr. Glen supplied estimated private costs at \$3,000.00 and well abandonment cost at \$1,500.00 depending upon the property. He stated that there could be savings if several

homeowners banded together on this part of the project and offered to help facilitate. He also stated that construction would take approximately two months that permits have been applied for but that the residents will need to obtain permits for their own house connection.

Mr. Ferolo felt that the bond could be sized to cover the connection fees but that this would need to be investigated.

Dan Forbes of Speer Financial then explained the Bond financing process. He gave background on the bond market and special service area history. The General Obligation Bond proposed will be back by the Village. Rates now are low. The pros and cons of 20 vs. 25-year terms were discussed. Resident Morry Matias of 391 S. St. Marys Road asked if the term can be decided by the residents and Mr. Ferolo stated that there is a maximum of 25 years set and that the majority of the special service area residents can ask the board for a certain term. Also that 20 years seems to make a lot more sense.

Each resident's obligation will appear on their tax bill.

Resident Roy Strid of 451 St. Marys Road asked if the individual cost could be paid up front. Discussion ensued and Mr. Spear and Mr. Ferolo stated that up front, or early pay-off is doable.

Discussion ensued regarding how the Village, as co-signer on the bond gets its money back if a resident defaults. Mr. Ferolo stated that it would be recouped via a tax sale.

Trustee Towne asked how many of the eight property owners were present. Three out of the total of eight properties were represented at this meeting. Mr. Ferolo detailed that procedure followed for notification, and now it is up to the homeowners to agree or not to the proposed special service area. Mr. Ferolo again stated that the homeowners have 60 days to object, and if there are no objections, the Village will proceed. He explained the procedure from here forward. There are 16 owners in the proposed area. He explained the waiver form supplied to residents, waiving their right to object to the special service area thus allowing the ordinance to be passed sooner than the 60-day period. The next step for the Board is to pass an ordinance establishing the Special Service Area.

Mr. Ferolo stated that other properties not in the Special Service Area can tap in but not at a reduced cost.

Discussion ensued regarding the directional drilling process not affecting the existing creek or driveways.

Resident Roy Strid asked if there is a time limit on connection of the water line to the house and it was stated that there is a 6- month limit.

Discussion ensued regarding the effect of Lake Michigan water on property values.

Tom Glusic, former resident and real estate broker discussed the impact of water on property values and though he felt it was hard to put a number on it, water would have a positive impact, and the tax increase would not significantly deter potential buyers.

Other, not included charges were discussed such as county permit fees, plumbing permits not being necessary and backflow inspection.

More discussion ensued regarding placement of fire hydrants, impact on insurance, safety inspections, well abandonment and quarterly water fees.

Mayor Urlacher asked if there were any further questions and then Mr. Forbes went over the bonding processes schedule which is about 45 days.

Mayor Urlacher thanked Mr. Glen and Mr. Forbes for their attendance. With no further discussion to be held, it was moved by Trustee Armstrong, seconded by Trustee Brennan to close the Public Hearing.

The following voted:

AYE: All

NAY: None

Mayor Urlacher declared the Public Hearing closed at 8:35 PM

#### **D. PUBLIC WORKS COMMITTEE**

**Note:** *The above recommendation and the meeting agenda have been corrected to correct the property location to "North-east corner"*

1. It was moved by Trustee Towne, seconded by Trustee Armstrong to approve a Recommendation to Adopt a Resolution Approving a Proposed Letter of Amendment Dated April 25, 2013 Changing the Recorded Name of Scott's Crest Subdivision" Located at the North- East Corner of Old School Road and St. Marys Road, Mettawa to "The Crest Subdivision" With The Addition of Road Names "Penny Lane and "Black Bird Court," Subject to Final Approval by the Village Engineer, and Approving a Proposed Plat Of Easement Vacation And Easement Grant Dated May 2, 2013 For Scott's Crest Subdivision Located at the North- East Corner of Old School Road and St. Marys Road, Mettawa, Subject to Final Approval by the Village Engineer.

Trustee Towne explained to the Board that with the new ownership there is a change in name to "The Crest", an addition of two street names so a plat of correction is needed to bring it up to code; in addition to amended easements requirements for the new watermain, wetlands and taking into consideration the work the Village completed on drainage along Old School Road.

Upon a call of the roll, the following voted:

Aye: Trustees Armstrong, Brennan, Clark, Lane, Maier and Towne

Nay: None

Mayor Urlacher declared the motion carried

## **E. PUBLIC SAFETY COMMISSION**

1. Recommendation to Approve a Contract for Mosquito Abatement with Clarke Environmental Mosquito Management, Inc. of Roselle, Illinois; in an Amount Not to Exceed \$23,980.00 Pending Legal Review.

It was moved by Trustee Towne, seconded by Trustee Armstrong to approve a contract for mosquito abatement with Clarke Environmental Mosquito Management, Inc. of Roselle, Illinois in an amount no to exceed \$23,980.00 pending legal review and waiving competitive bidding.

Trustee Clark stated that there is no rate increase from 2012

Upon a call of the roll, the following voted:

Aye: Trustees Armstrong, Brennan, Clarke, Lane, Maier and Towne.

Nay: None

Mayor Urlacher declared the motion carried.

## **F. INTERVIEWS AND DISCUSSION OF CANDIDATES FOR VILLAGE ADMINISTRATOR**

Mayor Urlacher informed the Board and audience that there are three candidates for the position of Village Administrator, and that each interview will have a time limit of 30 minutes. Candidates will be asked to remain outside the room during the other interviews but their decision to do so is voluntary as this is an open meeting. No final decision will be made at this meeting.

The following candidates were introduced and given five minutes for opening remarks to address specifically why they believe they are the best person for this position. Following their comments, each board member was given a chance to ask a question and then further questions were taken. Mayor Urlacher ended the interview with his final questions.

Candidate #1: Deb Waszak  
Libertyville, Illinois

Candidate #2: Thomas P. Borchert  
Elmhurst, Illinois

Candidate #3: Robert L. Irvin  
Libertyville, Illinois

## **H. EXECUTIVE SESSION**

At 9:57 PM it was moved by Trustee Clark, seconded by Trustee Brennan to recess to a closed Executive Session for the purpose of discussion of land acquisition, and the appointment of a Village Treasurer

Upon a call of the roll, the following voted:

Aye: Trustees Armstrong, Brennan, Clark, Lane, Maier and Towne

Nay: None

Mayor Ray declared the motion carried and the Board recessed to Executive Session

## **I. CALL TO RECONVENE**

At 10:30 PM, Mayor Urlacher reconvened the public portion of the meeting

## **J. ROLL CALL**

Upon a call of the roll, the following were:

Present: Trustees Armstrong, Brennan, Clark, Lane, Maier, Towne and Mayor Urlacher

Absent: None

Mayor Urlacher declared a quorum present

Also present: Attorneys James V. Ferolo of Klein, Thorpe & Jenkins and Village Clerk, Cathy Nelson

## **K. ADJOURNMENT**

With no further business to conduct, it was moved by Trustee Brennan, seconded by Trustee Armstrong that the meeting be adjourned.

In Favor: All

Opposed: None

Mayor Ray declared the motion carried and the meeting adjourned at 10:34 PM

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Cathy Nelson, Clerk