

VILLAGE OF LINDENHURST
2301 E Sand Lake Road

Regular Village Board Meeting Minutes
November 13, 2023
7:00pm

I. Call to Order

- A. Mayor Marturano called the Regular Village Board Meeting to order at 7:00pm.

II. Roll Call

- A. Present were Mayor Dominic Marturano, Trustees Pat Dickson, Pat Dunham, Patty Chybowski, Dawn Suchy, Heath Rosten, and Ron Grace.
- B. Also in attendance were Village Administrator Clay Johnson, Village Attorney Julie Tappendorf, Police Chief Tom Jones, Operations Director Kevin Klahs, Utility Systems Manager Charles Hernandez, Assistant to the Village Administrator Karleen Gernady, and Village Clerk Melissa Forsberg.

III. Pledge of Allegiance

IV. Approval of Minutes

- A. Minutes from the Regular Village Board Meeting of October 23, 2023 and Special Meeting of October 30, 2023 were presented for approval.
- B. Trustee Suchy made a motion, seconded by Trustee Chybowski, to approve the minutes from the Regular Village Board Meeting of October 23, 2023 and Special Meeting of October 30, 2023 as presented.
1. Voice Vote
Aye - 6
Nay - 0
Motion carried.

V. Bills Presented for Payment

- A. Trustee Dunham made a motion, seconded by Trustee Grace, to approve the first set of bills for the month of November presented for payment in the amount of \$691,925.28 for invoices due on or before November 13, 2023.
1. Roll Call
Aye – 6 Trustees Dickson, Dunham, Chybowski, Suchy, Rosten, Grace
Nay – 0
Motion carried.

VI. Treasurer's Report

- A. Trustee Dunham read the Treasurer's Report for October 2023. The total for all accounts on October 31, 2023 was \$16,232,436.46.
- B. Trustee Dunham made a motion, seconded by Trustee Dickson, to approve the Treasurer's Report for October 2023 as read.
 - 1. Roll Call
 - Aye – 6 Trustees Dickson, Dunham, Chybowski, Suchy, Rosten, Grace
 - Nay – 0Motion carried.

VII. Board & Staff Reports

- A. Trustee Dickson reported the following:
 - 1. Attended the Veterans Day Ceremony at Antioch Upper Grade School where they unveiled a new Wall of Honor.
 - 2. Appreciated all the effort put forth for the Strategic Planning Meeting. Welcomes the opportunity to continue some of the discussions started within the meeting.
- B. Trustee Dunham reported the following:
 - 1. Apologized for missing the October 30, 2023 Special Meeting. There was an unavoidable work conflict.
 - 2. Escorted a few Veterans from the Lake Villa VFW Post to the Spectrum Center on November 9, 2023 for their Veterans Day celebration.
 - 3. Attended the Lakes High School Veterans Day Ceremony on November 10, 2023 with the Mayor.
 - 4. Expressed a heartfelt thank you to the Veterans Memorial Commission, guests, and everyone in attendance at the Veteran's Day Ceremony. He wished to reiterate a special thank you to our Veterans and their families for all they have done for our country.
- C. Mayor Marturano reported the following:
 - 1. Conveyed his sincere appreciation to Lakes High School and the Veterans Memorial Commission for their Veterans Day Ceremony.
 - 2. Thank you to Clay Johnson for acting as the sound engineer at the Veterans Memorial Ceremony at Village Hall.
 - 3. Attended the Lake Zurich Board Meeting on November 6, 2023. They discussed Lake Michigan water and their long term strategies. Mayor Marturano was able to answer questions as a CLCJAWA Board Member and as the Mayor of Lindenhurst.
- D. Village Administrator Clay Johnson announced the following:
 - 1. Village Santa Parade and Park District Tree Lighting is scheduled on December 2, 2023.
 - 2. The Citizens Academy ended. Received positive feedback from participants.

- E. Police Chief Tom Jones announced the following:
 - 1. Shop with a Cop is scheduled for December 13, 2023 at 5:00pm. If any Trustees wish to participate please reach out. Twenty-four families are being sponsored.
- F. Utility Systems Manager Charles Hernandez announced the following:
 - 1. Public Works has been active the last couple weeks with concrete work, asphalt crews were able to knock out five cul-du-sacs in Heritage Trails and two in Farmington Green, and trees have been planted. All the work has been completed and now Public Works is preparing for winter.

VIII. Public Comment on Agenda Items

- A. None.

IX. New Business

- A. Bid Award: Lift Station Controls and Equipment Upgrades - Connelly Electric Company
 - 1. Bids were opened for work related to the upgrades for Lift Stations #2, 3, 4, 9, and 10 pumps and controls. In 2021 the project was identified once the Village learned of American Rescue Plan Act Funds (ARPA). Replacement of pumps and enhancements to controls in which to allow stations to connect to the Village's SCADA system were proposed. The project and engineering were included in FY 2024 budget. The lowest bidder was Connelly Electric Company from Addison, IL. Replacement pumps, upgrades, and all related work for Lift Stations #9 and 10 were included in the base bids. There was a significant difference in the bids between Connelly Electric Company and Integrated Process Solutions. We believe the cost differences are attributed to:
 - a. Connelly Electric Company uses Wunderlich-Malec equipment, who is familiar with the Village's systems.
 - b. Connelly Electric Company is more local, which saves some mobilization and travel costs.
 - 2. More has been expensed from the Water/Sewer Capital Fund due to timing of design engineering invoices. There is little that can be scaled back as the remainder of the work is technical in nature and requires a significant amount of programming in which to tie the improvements into our SCADA system.
 - 3. Proposed Options:
 - a. Reject the Bid and Alternates
 - b. Approve the Bid
 - (1) Proceed with the Base Bid and Alternates
 - (2) Proceed with the Base Bid Only
 - (3) Proceed with the Base Bid, but defer other Water/Sewer Capital projects.

4. Trustee Dunham made a motion, seconded by Trustee Suchy to award the base bid and all alternates to Connelly Electric Company in an amount not to exceed of \$414,000 for the upgrades to controls and equipment at Village Lift Stations #9 and 10. Funds for the project to be paid from the Water/Sewer Capital Fund.
 - a. Roll Call
 - Aye – 6 Trustees Dickson, Dunham, Chybowski, Suchy, Rosten, Grace
 - Nay – 0Motion carried.
- B. Approval: Hawthorn/Sprucewood/Lake Shore Drive Road Reconstruction Project Temporary Easement Acquisition (Easements #002, 003, 005, 007, 0008)
1. Before bidding and construction can begin for the Hawthorn/Sprucewood/Lake Shore Drive Road Reconstruction Project, approximately ten temporary and one permanent easement must be acquired by the Village. The temporary easements extend into residents driveways. These easements are primarily necessary for regrading. Obtaining these temporary easements would allow the regrading of driveways as a means of meeting slopes that adjoin the new roadway. This would also allow the Village to comply with ADA standards related to sidewalk installation. Once approval of agreements and recording of the easement documents through the end of construction are completed, temporary easements are established. It is the goal of the Village to restore any disrupted driveways/walkways. Per bidding documents, contractors are to repair items such as brick walkways or planters that have been disturbed.
 2. Acquiring the one permanent easement would allow the Village to run new storm sewers to Lake Linden. The permanent easement is located within Linden's Landing. This property needs to be turned over to the Village by the Lindenhurst Park District. The Park District is donating the easement. The Park District benefits from this donation, as old storm sewer outfalls will be abandoned. Additionally, portions of Linden's Landing shoreline will be cleaned up in conjunction with the storm sewer construction.
 3. Easements are appraised by Hampton, Lenzini, and Renwick (HLR) prior to negotiations with residents. Factors such as size of the easement and the duration the Village intends on holding the easement are considered. This figure along with a complete appraisal are presented to the residents. This process was also done for the Park District, but they chose to offer the easement as a donation. The four presented easements are as follows, and have agreed to offer the easements at the original amount calculated within the appraisal:
 - a. 2105 Sprucewood
 - b. 113 Lake Shore Drive
 - c. 202 Lake Shore Drive
 - d. 205 Lake Shore Drive
 4. Trustee Dickson made a motion, seconded by Trustee Chybowski to authorize the Village Administrator to execute agreements for temporary easements #0002, 0003, 0005, 0007, and 0008 for the Hawthorne/Sprucewood/Lake Shore Drive Road Reconstruction project. Funds for the purchase of the temporary easements are to be paid from the Community Capital Fund.

- a. Roll Call
Aye – 6 Trustees Dickson, Dunham, Chybowski, Suchy, Rosten, Grace
Nay – 0
Motion carried.

C. Approval: Economic Incentive Agreement with Linden Plaza Lindenhurst, LLC - \$80,000

- 1. As discussed at the October 9, 2023 Village Board Meeting, it was the consensus of the Board to move forward with an Agreement with the new Owners of the Lindenhurst Center that follow the parameters of our LEAP grant program. The funds used for this Agreement will be the collected fines for code violations from the previous Owners of the Linden Plaza. It was the decision of the Board to redirect the collected fines in which to help with improvements such as: life safety repairs, parking lot improvements, signage, etc. A portion of the money is being held to cover administration and code enforcement process costs. The new Owners agreed to the Village's economic incentive agreement, and expressed appreciation to the Village in their willingness to help in the property rehabilitation.
- 2. If approved, \$80,000 will be transferred out of the General Fund into Miscellaneous Escrow. Agreement terms reflect those of other LEAP grants. The grant will need to show proof of payment/lien waivers in which to confirm eligible work was completed.
- 3. Trustee Grace made a motion, seconded by Trustee Dunham to authorize the execution of an economic incentive agreement with Linden Plaza Lindenhurst, LLC in the amount of \$80,000 for the property located at 2042-2136 E Grand Avenue and 2144 E Sand Lake Road.

- a. Roll Call
Aye – 6 Trustees Dickson, Dunham, Chybowski, Suchy, Rosten, Grace
Nay – 0
Motion carried.

D. Approval: 2023 Property Tax Levy Determination

- 1. The Village must adopt a property tax levy each year. The levy adopted in 2023 will result in property tax receipts for the Village in the year 2024 during FY 24/25.
- 2. Funds supported by the property tax levy were reviewed and financial projections prepared. Following the discussion on November 6, 2023 the Finance Committee unanimously recommended to the Village Board, adopting a \$1,337,325 property tax levy.
- 3. The increase is due to contributions to the Police Pension Fund, new construction, and an increase in the total Equalized Assessed Valuation.
- 4. Trustee Dunham made a motion, seconded by Trustee Suchy to approve the determination for the 2023 Tax Levy in the amount of \$1,377,325, and authorize the tax levy ordinance be prepared.

- a. Roll Call
Aye – 6 Trustees Dickson, Dunham, Chybowski, Suchy, Rosten, Grace
Nay – 0
Motion carried.

X. **Public Comment**

- A. A resident expressed his appreciate to Public Works for handling the leaf removal. Also expressed an interest in utilizing a land value form of taxation.

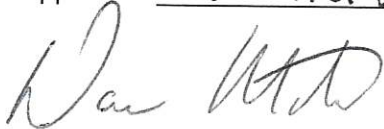
XI. **Executive Session**

- A. None.

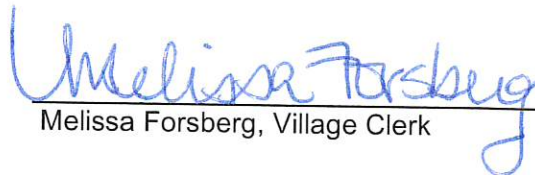
XII. **Adjournment**

- A. Trustee Chybowski made a motion, seconded by Trustee Suchy to adjourn the meeting.
1. Voice Vote
Aye - 6
Nay - 0
Motion carried.
 2. The meeting was adjourned at 7:39pm.

Date approved November 27, 2023



Dominic Marturano, Mayor



Melissa Forsberg, Village Clerk

