



**Village of Algonquin
Minutes of the Committee of the Whole Meeting
Held in Village Board Room
September 11, 2018**

AGENDA ITEM 1: Roll Call to Establish a Quorum

Present: Trustees Debby Sosine, John Spella, Jerry Glogowski, Laura Brehmer, Jim Steigert, and President Schmitt. A quorum was established.

Absent: Janis Jasper

Staff Present: Village Manager, Tim Schloneger; Assistant Village Manager, Mike Kumbera; Recreation Superintendent, Katie Gock; Public Works Director, Bob Mitchard. Village Clerk, Jerry Kautz, Village Attorney, Kelly Cahill.

Chairman John Spella, Chairman, called the Committee of the Whole meeting to order at 7:30 p.m.

AGENDA ITEM 2: Proclamation

Clerk Kautz read a proclamation stating The Village of Algonquin Proclaims September 17 through 23, 2018 Constitution Week

AGENDA ITEM 3: Public Comment

None

AGENDA ITEM 4: Community Development

None

AGENDA ITEM 5: General Administration

A. Consider an Agreement with Pecover decorating Services for the Lions Memorial Pool Painting Project

Ms. Katie Gock:

Staff recently completed a competitive bidding process for the Lions Armstrong Memorial Pool Painting project. Each bid was reviewed to ensure conformance with the bid specifications (certification, security, cost, etc.).

Bid Summary

In total, two (2) companies submitted a bid by the deadline of September 5 at 10AM for this project (one bid submitted after 10AM was refused): The bid specifications call for surface preparation, repair, and painting of pool basin at the Lions Armstrong Memorial Pool. Both of the firms submitting bids are qualified to perform the work as outlined in the specification and provided all necessary bid documentation. References were checked for the low bidder, Pecover Decorating Services, and were found to be in good standing with municipal and park district aquatic facilities.

The allocated amount for this project is \$40,300, which was increased due to third party assessments at the facility completed earlier this year. Complete sandblasting and repainting of the facility has not been performed in approximately 15 years. Spot repairs and additional paint applications have left the basin with several layers of paint that flakes into the water causing additional operating costs (chemicals, reduced life expectancy of mechanicals, etc.) to maintain water quality at the facility. With a properly prepared basin and regular maintenance intervals, costs for this type of work are expected to significantly decrease in the future.

Due to the aforementioned conditions, a more intensive process is necessary for this project in addition, are reflected in the bid amounts. Approximately \$15,000 will need to be transferred to the Outsourced Maintenance line-item (44445) to complete the project as specified. There is ample capacity in the Salaries line-item (41110) available to fully fund this project within the overall FY

18/19 budget. The availability of funds is due to weather closings and effective staffing level management during the pool season.

Staff recommends accepting the low bidder's, Pecover Decorating Service, proposal for \$54,800 to perform this work at the Lions Armstrong Memorial Pool this fall.

Consensus of the Committee of the Whole was to forward to the Board for approval.

B. Consider Ordinances Abating a Portion of Taxes Heretofore Levied to Pay Principal of and Interest on Certain General Obligation Refunding Bonds

Mr. Mike Kumbera:

The Village ordinances that were approved in relation to Bond Series 2013 (Wastewater Treatment Facility expansion) and 2014A (Public Works Facility construction) require that Kane and McHenry County Clerks to annually levy taxes to provide funds for payment of the principal and interest coming due for each referenced bond series. The 2018 tax levy for these bond series are \$834,476.00 and \$630,376.00 respectively, or a total of \$1,464,852.00.

The Village has historically abated property taxes for our General Obligation Bond Series. As a condition to abate the debt service in the tax levy, the Village is required to have funds on deposit sufficient to pay the principal and interest on the bonds when due.

Consensus of the Committee of the Whole was to forward to the Board for approval.

AGENDA ITEM 5: Public Works & Safety

A. Consider an Agreement with True North Consultants for Phase 1 & 2 Environmental Engineering Services Downtown Streetscape Stages 2 & 3

Mr. Tim Schloneger:

Staff has reviewed the Proposal for the Phase 1 & 2 Environmental Engineering Services as indicated in the Request for Proposal (RFP) for the Downtown Streetscape Stages 2 & 3 project in the Village of Algonquin. As requested, the Village RFP was sent exclusively to True North Consultants. The proposal was reviewed with an emphasis on the firm's qualifications, expertise, work load, team makeup, and value. Criteria used in the RFP for recommendation.

1) Reviewed each proposal for conformance to the RFP requirements:

True North proposal is in full conformance to the requirements of the RFP.

2) Reviewed the cost of each proposal to meet the scope of services outlined in RFP:

The cost submitted fall well within the expected/estimated cost for this project.

3) Reviewed the technical aspects of the proposals, including any sub-consultants.

True North worked with the Village on Stage 1 and has shown they have an excellent understanding of the technical aspects of the proposal.

4) Other items:

True North took a few exceptions to the standard contract language, however these were not of any concern to the Village during the Stage 1 contract approval.

Budget

The Village did not budget any amount in the Capital Improvement fund code 04900300-42232 for this aspect of the Downtown Streetscape project. Additionally, the utility projects have been accelerated and thus the budget burden is likely to fall under the Water/Sewer Capital budget (12900400-42232). The overall budget in that fund code approved in the 2018/19 FY for the Downtown Streetscape project is \$200,000.00, when considering the fee for the Ph. 2 design of the utilities (estimated at 180K), the budget is likely to be exceed by just under 10K.

True North provided the Village with good service during our Stage 1 project. They have a thorough understanding of the project area and are now very familiar with the Village personnel and processes. Thus, Staff is recommending that the RFP of True North Consultants at an estimated consultant cost of \$29,985.00 be accepted. The project is scheduled for award by the Village Board on September 18, 2018.

A question by Trustee Brehmer as why this is not a budgeted item. Mr. Mitchard replied, even though not actually budgeted in 2018/19 fiscal year, both phases will be needed and should be both finished.

Consensus was to move this item forward to the Board for approval.

B. Consider an Agreement with Christopher Burke Engineering for the Grand Reserve Creek Analysis and Design

A Master Agreement Work Order from Christopher B. Burke Engineering for the Hydrology & Hydraulics Analysis, technical memorandum and preparation of plans, specifications and estimates for the selected alternative modifications of the Grand Reserve Creek that runs behind residential properties on the east side of Harnish Drive.

This area has been a flooding and maintenance challenge for the Public Works Department and the homeowners since the development of the subdivision and the construction of the four homes that are contiguous to the naturally existing stream and fen. Problems have ranged from basement flooding, sump pump overload conditions, backyard flooding, and invasive growth of opportunistic plants from the natural area onto private property, among other related issues.

This proposal will provide several alternative approaches to improving the situations of the contiguous property owners, while also providing relief to the ongoing difficult maintenance conditions and flooding that our crews have had to manage regularly. The engineers' analysis will also consider whether this project will allow for further development of the additional available residential lots that remain on Harnish Drive adjacent to the creek. However, our department remains steadfast that development and construction of more homes on these particular lots will just exacerbate an already bad situation, creating more adversarial relationships between the Village and the current and future property owners.

Therefore, Staff's recommendation is for the Committee of the Whole to take the necessary action to move approval of this proposal with CBBEL for \$32,698.00

Discussion: Another unbudgeted item but the drainage problem behind the four homes off Harnish Drive is causing major water problems. The hydraulic study can find a solution for the flooding situation. It is not feasible to allow any further homes in this area. They could not be walkout homes and/or with basements.

Consensus of the Committee of the Whole was to forward to the Board for approval.

AGENDA ITEM 7: Executive Session

None

AGENDA ITEM 8: Other Business

Ms. Brehmer brought up some of inconsistencies and inaccurate information on the A+ site. Mr. Schloneger indicated, he will have staff look into it.

AGENDA ITEM 9: Adjournment

There being no further business, the Committee of the Whole meeting was adjourned at 7:44 p.m.

Submitted: Jerry Kautz, Village Clerk