

**VILLAGE OF LINCOLNWOOD
PRESIDENT AND BOARD OF TRUSTEES
COMMITTEE OF THE WHOLE MEETING
VILLAGE HALL COUNCIL CHAMBERS
JUNE 19, 2018**

Call to Order

President Bass called the Committee of the Whole meeting of the Lincolnwood Board of Trustees to order at 6:02P.M., Tuesday, June 19, 2018, in the Council Chambers of the Municipal Complex, 6900 North Lincoln Avenue, Village of Lincolnwood, County of Cook and State of Illinois.

On roll call by Village Clerk Beryl Herman the following were:

PRESENT: President Bass, Trustees Ikezoe-Halevi, Spino, Hlepas Nickell, Cope (6:15), Patel (6:28), Sugarman (6:30)

ABSENT: None

A quorum was present.

Also present: Village Manager Tim Wiberg, Assistant Village Manager Ashley Engelmann, Assistant to the Village Manager, Village Attorney Steven Elrod; Police Chief Jay Parrot; Director of Community Development Steve McNellis; Public Works Director Andrew Letson; Community Development Manager Doug Hammel; Assistant to the Public Works Director Nadim Badran; Jim Amelio, Village Engineer

Approval of Minutes

Minutes of the June 5, 2018 Committee of the Whole were distributed in advance of the meeting and were examined.

Trustee Ikezoe-Halevi moved to approve the minutes as presented, Trustee Hlepas Nickell seconded the motion. The motion passed with a Voice Vote.

**1. Discussion Concerning the Proposed Infrastructure Improvement Program
And Ad-Hoc Infrastructure Committee Report and Recommendation**

This item was presented by Mr. Letson and Mr. Amelio using PowerPoint in addition Ms. O'Brien, Chair of AD-Hoc Infrastructure Committee provided information on that Committee's work.

Outline

*Transmission Main Route Study Update

*AD-Hoc Infrastructure Committee

- Findings
- Recommendation

*Overall Infrastructure Improvements

*Next Steps

Mr. Wiberg reminded the Board that that they would need to approve a contract for this work.

Transmission Main Project Scope

*Includes construction of a new water transmission main from the connection point at Oakton Street to the Lincolnwood Pump Station

*Does not include:

- Removal of any existing wholesale water supplier connections
- Changes to the existing standpipe or reservoir

A Jurisdictional Map was exhibited.

Route Analysis

CBBEL has coordinated with:

- Village of Skokie
- MWRD
- IDOT
- Cook County
- City of Evanston

Route Selection

*From City of Evanston standpipe on Hartrey Avenue to Village Reservoir on Schreiber Avenue

*City of Evanston to design and construct 3,260' within city limits

*Remaining route (13,000' +) to be designed and constructed by Village

*Many route options contemplated, three routes were evaluated

*All routes must

- Cross North Shore Channel via directional bore
- Cross CTA Yellow Line tracks
- Pass through Village of Skokie
- Pass through MWRD property
- Pass through IDOT roadways
-

Three possibilities were introduced:

- East Prairie Road
- Hamlin Avenue
- McCormick Blvd

Cost Analysis

*Preliminary cost estimate developed using per linear foot costs for construction methods. Costs based on bids from other comparable projects, MG- N bid pricing and discussions with contractors.

*Cost and type combinations examined:

- Open Cut Trench / Directional Bore
- Street / Parkway
- Arterial / Collector Streets
- Resurfacing / Minor Patching
- Sewer Lining
- Special Waste
- River Crossing
- Utility Easements
- Existing Watermain Upgrade Options
- Existing Resurfacing Savings Options

MWRD Easement Fee

*MWRD requires an annual fee for utility easements within their property

- Required at Northshore Channel Crossing and along McCormick Blvd
- 10% of Fair Market Value
\$2.00 per square foot for easement

- 15' wide easement along running line
- Route #1 (East Prairie) \$20,000 per year+
- Route #2 (Hamlin) \$20,000 per year+
- Route #3 (McCormick) \$170,000 per year

+Annual fee for year, for each subsequent year the fee will be adjusted by a CPI factor

Potential water main replacements were presented.

Cost summary was exhibited.

President Bass questioned the number of mains which need to be replaced. Mr. Letson clarified where they now stand in number depending on condition.

Trustee Cope questioned the use of the word savings.

Kathy O'Brien, Ad Hoc Infrastructure Committee Chair, responded. "Savings" would result from not doing double work. When streets are open, more than one action can be taken at one time. This was similar to what took place when Crawford was open.

Long Term Costs and Funding options were presented.

President Bass asked about soil contamination.

Mr. Amelio replied that samples will be taken at regular intervals, but there is no guarantee of what may be between the samples.

Mr. Letson identified issues of funding. Cost savings when we use water from Evanston will cover bond payments.

Risks of IEPA Loan

*Six month delay reduces Village Savings by approximately \$600,000

*The IEPA Loan Program is well programmed so it is not guaranteed that funds would be made available for construction in 2020.

- Any delay greater than 4 months would make the IEPA loan a more expensive option

Estimated Schedule – GO Bond was presented

Estimated Schedule – IEPA Loan was presented.

Recommendations

*CBBEL Recommends Hamlin Avenue Route

- Lowest Cost Over Long Term
- Savings on Infrastructure Program
- Routine Construction
- Fewer Utility Service Crossings
- Lower Resident Disruption

*Will Need

- IEPA, MWRD, IDOT, CTA, Skokie Approval
- Easement agreement with MWRD

*Next Steps

- Phase 2 Engineering Design Agreement

Extensive discussion:

The savings by buying from Evanston would pay for costs over the length of the loan(s).
Completion should be in 2020.

Staff and CBBEL recommend Hamlin route -ultimate savings and less resident disturbance.

The next step would be for CBEL to come to the Board with design work. CBEL costs are already included in the plan.

- Water costs to residents would be frozen until 2023

Board Consensus was to endorse use of Hamlin Avenue.

Ad Hoc Infrastructure Committee Findings and Recommendation

Background

*On November 30, 2017 Staff presented a proposed infrastructure improvement program

- Roadway Resurfacing
- Water Main Replacement
- Sidewalk Infill
- Commercial Alley Paving

*The proposed program was to be financed through the issuance of bonds with debt service lasting 20 years

- Debt service to be paid for using various revenue enhancements (roads, sidewalks and alleys) and through wholesale water cost savings (water mains)
- Following the meeting, the Mayor established the Ad-Hoc Infrastructure Committee to evaluate and provide a recommendation regarding the proposed program

Infrastructure Assessment–Roadways

*Village-owned streets were last resurfaced/reconstructed in 1997-2002

*Village Engineer performed a visual analysis of all Village owned streets

- Rideability
- Pavement Condition
- Drainage

Photos of good, fair, average and poor pavement were exhibited

Infrastructure Assessment –Water Mains

*Village Engineer updated the Village's water model and using the modeling software, was able to create a matrix for evaluating water mains based on:

Number of Breaks, Pavement Condition, Age, Fire Flow, Size, Material
Ratings were identified.

Infrastructure Assessments –Water Main Age

Decade of construction (from 1920s to 2010) length in miles and length % were exhibited

Ad-Hoc Infrastructure Committee

*Committee met on four occasions to discuss the following topics:

- Issues facing the Village's infrastructure
- Proposed improvement program
- Financing of the program
- Development of a comprehensive report

*On May 14, 2018 the Committee finalized its recommendation and report to the Village Board

Findings

*Over the course of their meetings, the Committee made several findings that were the basis of their recommendation:

1. The Village is responsible for maintaining, and when necessary, replacing the roadways under its ownership and control
2. Per IDOT and the civil engineering community, asphalt roadways typically have a lifecycle of 20 years before requiring significant maintenance
3. Resurfacing prolongs the useful life of an asphalt roadway
4. The Village is responsible for the maintenance, and when necessary, replacement of existing water mains to ensure the delivery of safe and accessible potable water

5. Funding of any proposed improvements should not solely be born upon the residents of the Village, but also businesses and visitors who enjoy the use of the roadways and water mains
6. It is the responsibility of the Village to create a long-term, cyclical strategic plan to finance large scale infrastructure projects, such as roadways and water mains
7. When making improvements to roadways, carriage walks, (1–2 foot wide walkways directly behind the curb) should not be treated the same as sidewalks
8. Existing gravel alleys should not be converted to pavement to avoid potential flooding impacts and reduce long term maintenance obligations

Recommendation

*The Ad-Hoc Infrastructure Committee recommends the Village complete a ten-year infrastructure improvement program that includes the following components:

- Resurface all Village-owned streets with the ultimate goal of reaching a 20 year resurfacing cycle
- Replace all water mains rated as “Poor” and 15% of water mains identified as being installed in the 1920s and rated as “Fair”
- Prior to any revenue enhancements, the Village Board will evaluate the Village’s economic position to determine if the enhancements continue to be necessary or if future revenue is needed
- Staff shall provide an annual report on the status of the program including the percentage of the program completed, project costs and actual revenue received

Program Costs Over Ten Years

Roadway Resurfing - \$36,000,000
 Water Main Replacement - \$9,500,000
Total Cost - \$45,500,000

Financing Summary

*Program funded through GO bonds and low interest IEPA loans

- Water main debt paid with savings from new water supply contract
- Roadways debt paid through a variety of phased revenue enhancements

*After potentially connecting to a new water supplier:

- Freeze customer water rates until 2013; thereafter match further rate increases to those charged by water supplier
- A one-time 10 cent extra adjustment applied in 2027

*Roadway Resurfacing phased adjustments:

- \$0.01/gallon adjustment to gas sales tax
- 1% adjustment to food/beverage tax
- 0.25% adjustment to Home Rule sales tax
- Implement a refuse service fee for residents of \$75 per quarter

A chart indicating Debt Service vs. Revenue Enhancement Options was presented

Recommended Scope – Water Mains and Roadways

Charts were exhibited indicating the following elements:

Program, Length of Program, Estimated Cost, Financing Method, Debt Service Funding

Comparison of Ten Year Program Costs

Charts were presented for the following:

Water Main Replacement, Roadway Resurfacing, Sidewalk Installation. Commercial Alley Paving,

Overall Infrastructure Improvements

The following information was presented:

Summary of Major Infrastructure Investment for:

- Water Transmission Main – Cost \$10,330,000, Fiscal Year 19/20 -2021
Funding Source- Water/Sewer Fund
- Water Main Replacements – Cost \$9,140,000, Fiscal Year FY 20/21 – 28/29
Funding Source – Water /Sewer Fund

- Roadway Resurfacing – Cost \$34,680,000 , Fiscal Year 19/20 – 28/29
Funding Source – MTF/Trans. Imp. Funds

Total (All Funds) **\$54,150,000**

Revenue Strategy

Programs and Revenue Options were presented:

- Water Transmission Main – Wholesale water cost savings – stabilize rates through 2023 and then match percent increases from Evanston
- Water Main Replacements – Wholesale water cost savings – stabilize rates through 2023 and then match percent increases from Evanston, plus one- time \$0.10 increase in 2027
- Roadway Resurfacing – Existing motor fuel an local gas tax, increases in food and beverage tax, home rule sales tax and local gas tax and implementation of a refuse service fee

Prior to implementing any new revenue, the Village will evaluate economic conditions and current revenue positions to determine if the proposed increases are still necessary or sufficient.

Next Steps

***Water Transmission Main**

- Begin detailed engineering design of the transmission main project
- Bring design contract for consideration at the July Village Board meeting
- Approve water supply agreement with City of Evanston

***Roadway Resurfacing and Water Main Replacement**

- Develop and present a detailed schedule prior to the Budget Workshop
- Roadway Resurfacing - Include funds for design/construction of Year 1 and design of Year 2 in the FY2019/20 Budget

***Water Main Replacement**

- Include funds for Year 1 design in the FY2020/2021 Budget

Questions were asked regarding all repairs (water main replacement, trenching of streets and street surface repairs.

Mrs. O'Brien, Mr. Letson and Mr. Amelio responded.

Money for main replacement and street repairs must come out of separate funds, however they may occur at the same time.

It was the opinion of the Committee that the old mains are going to fail, thus they need to be addressed now.

Additional discussion regarding allocation of funds ensued.

President Bass and Trustees commended the Committee on their work and their final plans.

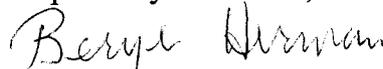
2. Discussion Concerning Potential Modifications to the subdivision Ordinance

Due to time constraints, this item will be reviewed at a later date.

Adjournment

At 7:40 P.M. Trustee Cope moved to adjourn Committee of the Whole, seconded by Trustee Patel.
The motion passed with a Voice Vote.

Respectfully Submitted,



Beryl Herman
Village Clerk