

APPROVED MINUTES

**Village of Gilberts
87 Galligan Road
Gilberts, IL 60136
Village Board of Trustees
Meeting Minutes
March 17, 2015**

Call to Order/ Pledge of Allegiance

President Zirk called the meeting to order at 7:00 p.m. He proceeded to lead those present in the Pledge of Allegiance.

Roll Call/Establish Quorum

Village Clerk Meadows called the roll. Roll call: Members present: Trustees Corbett, Mierisch, Zambetti, Farrell, Hacker and President Zirk. 1-absent: Trustee LeClercq. Others present: Administrator Keller, Assistant Administrator Beith, Finance Director Blocker, Utility Superintendant Castillo and Village Clerk Meadows. For members of the audience please see the attached sign-in sheet.

Recognition

Barium/Radium Removal Pretreatment System Awards

Utilities Superintendent Castillo along with Engineer Harman presented the Board Members with the recent awards received for the newly constructed Village's Barium/Radium Removal System. Engineer Harman reported that the Village along with Baxter and Woodman were awarded the 2015 "Technical Innovation Award" from the American Public Works Association (APWA) Fox Valley Branch, the "Project of the Year-Environmental Under \$5 Million" award from the APWA Chicago Metropolitan Chapter and the "Honor Award for Engineering Excellence" from the American Council of Engineering Companies.

Engineer Harman commented on the fact that the Village and Baxter & Woodman are also under consideration for a National award which at the time is confidential information, and he can't convey the information in a public meeting. The Board Members thanked Engineer Harman and Utilities Superintendent Castillo for all of their hard work.

Public Comment

President Zirk asked if anyone from the audience wished to address the Board. There were no comments from the audience.

Consent Agenda

- A. A Motion to approve Minutes from the March 3, 2015 Village Board Meeting**
- B. A Motion to approve Minutes from the March 10, 2015 Committee of the Whole Meeting**
- C. A Motion to approve February 2015 Treasurer's Report**
- D. A Motion to approve Bills & Salaries dated March 17, 2015 as follows: General Fund \$100,243.86, Performance Bonds and Escrows \$204.25, Water Fund \$42,467.09**
- E. A Motion to approve Resolution 13-2015, a Resolution authorizing the approval of the CY-2015 Recreational Programming Agreement with the Golden Corridor Family YMCA**
- F. A Motion to approve Resolution 14-2015, a Resolution authorizing the approval of the CY-2015 Recreational Programming Agreement with the Gilberts Pirates 10U Travel Baseball Team**

President Zirk asked if any of the Trustees wished to remove any consent agenda items for separate consideration. The Board Members offered no comments. **A Motion was made by Trustee Zambetti and seconded by Trustee Farrell to approve the consent agenda items A-F as presented.** Roll call: Vote: 5-ayes: Trustee Corbett, Mierisch, Zambetti, Farrell and Hacker. 0-nays, 0-abstained. Motion carried.

Items for Approval

A Motion to approve Ordinance 06-2015, an Ordinance amending the Village Code Chapter 2-4 "Fee Schedule"

Administrator Keller reported that approval of this Ordinance would amend the plumbing fee schedule to eliminate the "per fixture" add-on cost of \$9.00 and the water heater replacement fee of \$77.00. The proposed code amendment authorizes the Village to pass-through the actual cost of a consultant plumbing inspector, who currently charges \$50.00 per inspection. The ordinance leaves in place the refundable bond requirement to ensure that the project is properly closed out with an inspection.

Items for Discussion

Wastewater Connection Fees

President Zirk reported that he along with Administrator Keller had worked closely with Engineer Fisher to develop a mechanism which mirrors the Board's philosophy in which new developments cover the cost of a water treatment plant expansion.

Engineer Fisher provided the Board Members with an overview of his approach in covering the cost of the water treatment plant expansion over time. He noted that in past meetings the Board Members had identified two goals. The first goal was to collect enough connection fees to cover future costs, and the second goal was to ensure new development pays for new development.

Engineer Fisher reported that he is proposing a 10 tier approach. He discussed his assumptions. Engineer Fisher's assumptions are based on 200 homes per Tier with an allocation of 640 PE per Tier which carries a 2% increase per Tier. The philosophy driving the 2% increase per Tier is as development consumes capacity, cost increases. In addition, Engineer Fisher also recommends a 2.5% inflation rate adjustment on the user rates from year-to-year.

Engineer Fisher discussed his key assumptions. He noted that the assumptions were based on growth. He conservatively projected in 2015-2016 fifty new homes with the following 20 years he estimated a 100 new homes per year. Engineer Fisher commented on the fact that the projections predict a shortfall in the first ten years and then are offset by the tenth year. President Zirk commented on Engineer Fisher's assumptions. He noted that Engineer Fisher's assumptions were very conservative.

Engineer Fisher discussed the key assumptions. He reported that his assumptions suggest that housing development paying the connection fees start in 2026 with the proposed Tyler Creek development. He recommends starting phases 1, 2 and 3 of the Water Reclamation Facility in 2026 with the final phase to be completed in 2036.

Engineer Fisher concluded his overview of sewer fund connection fees by noting that the Village should review the assumptions every five years to ensure the plan correctly reflects the growth and inflation rates. President Zirk thanked Engineer Fisher for all his hard and detailed work on this project. President Zirk recommended Staff draft an Ordinance to memorialize the amended connection fees sooner than later. The Board Members concurred with President Zirk's recommendation. Staff will begin drafting an Ordinance amending the code with respect to connection fees.

FY 2016 Budget Overview

Administrator Keller provided the Board Members with an overview of the FY-2016 enterprise fund budget. He reported that there was a slight increase in operating expenses due to the chemicals and testing cost of the Barium/Radium Pretreatment System. In addition, there was a slight increase in wages due to the fact that Staff had recommended an increase in staffing levels and changes to the job description. Administrator Keller commented on a sizable 25% ComEd rate increase.

Administrator Keller reported there was a slight increase in the meter replacement program line item. Staff has recommended upgrading the meter to a meter that would allow for a single point collector. President Zirk commented on Staff's recommendation. He noted if Staff is going to have this type of meter installed to be sure the contractor uses conduit. Otherwise the electrical wire connecting the meter to the reader can be hidden or cut during remodeling or finishing a basement. Staff thanked President Zirk for sharing this information. Staff decided to continue using the current meter.

Staff Reports

Administrator Keller provided the Board Members with a progress report with respect to the Copenhaver property restoration work. He commented on the fact that Copenhaver's employees did not appear to be provided clear direction on what it is they're trying to accomplish on the site. Administrator Keller has since spoken with Mr. Copenhaver and he has verified he will be complying with the consent decree.

Administrator Keller provided the Board Members with an update on the Platte River lawsuit. He reported that the Judge hearing the case dismissed Platte Rivers claim that the Village's notice exceeded the statute of limitations. Platte River has since delayed the discovery process; this may be evidence that they are interested in having a conversation with the Village.

Administrator Keller commented on Senate Bill 1815, this bill includes an arbitrary schedule of water and sewer connections fees. Administrator Keller reported that he planned on testifying during the Senate Local Government Committee meeting scheduled on March 18th. President Zirk expressed his concerns with SB1815. In his opinion, capping the connection fees creates an environment that forces mega developments and increases development densities.

Administrator Keller reported back on the season in which crack sealing is most effective. He noted that Engineer Dachsteiner had advised Staff that warmer seasons are the best time of year to crack seal. President Zirk stated that this information was contrary to what he had been told in the past. Administrator Keller recommended President Zirk contact Engineer Dachsteiner directly to discuss this matter. Engineer Dachsteiner had some other items he wanted to discuss with President Zirk.

Trustee Hacker reported that there are two large salt piles that need to be cleaned up. One on Sleeping Bear and the other is located on White Feather.

There was some discussion on the timing of the Tyrrell Bridge temporary signals. The Board Members expressed their frustration with the inconsistent timing of the signals. Administrator Keller reported that the Police Department will continue to monitor the signals.

Administrator Keller reported that the Village will be hosting two open houses. The first open house is for the Old Town road and drainage improvement project and the rezoning of Old Town. The Old Town Open House is scheduled for Monday, March 23rd from 4:00-8:00 p.m. The second open house is to address the referendum question. The Fiber Optic Open House is scheduled for Tuesday, March 31st from 4:00-8:00 p.m. Both meetings are being held at Village Hall. Staff will notice the open house meetings as Special Village Board Meetings.

Village Board
Meeting Minutes
March 17, 2015
Page 5

Board of Trustee Reports

Trustee Corbett thanked Public Works for making the road repairs to Timber Trails Blvd.

Trustee Mierisch thanked Staff for installing the stop sign by Town Center Park.

Trustee Zambetti inquired if Staff had begun recruiting for the seasonal Public Works employees. Administrator Keller replied Staff has not begun the recruitment process as of yet. Trustee Zambetti suggested Staff may want to consider starting the recruitment process earlier, many college students are already looking for employment. Administrator Keller reported that one of last year's seasonal employees has already contacted Chief Building Inspector Swedberg expressing interest in returning this summer.

President's Report

President Zirk offered no reports.

Adjournment

There being no further public business to discuss, **a Motion was made by Trustee Farrell and seconded by Trustee Zambetti to adjourn from the public meeting at 8:11 p.m.** Roll call: Vote: 5-ayes by unanimous voice vote. 0-nays, 0-abstained. Motion carried.

Respectfully submitted,

Debra Meadows