



**VILLAGE OF BARTLETT**  
**BOARD MINUTES**  
**July 5, 2016**

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1. CALL TO ORDER

President Wallace called the regular meeting of July 5, 2016 of the President and Board of Trustees of the Village of Bartlett to order on the above date at 7:00 p.m. in the Council Chambers.

2. ROLL CALL

PRESENT: Trustee Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke, and President Wallace

ABSENT: None

ALSO PRESENT: Village Administrator Valerie Salmons, Assistant Administrator Paula Schumacher, Assistant to the Village Administrator Scott Skrycki, Finance Director Jeff Martynowicz, Director of Public Works Dan Dinges, Public Works Engineer Bob Allen, Community Development Director Jim Plonczynski, Building Director Brian Goralski, Food & Beverage Manager Paul Petersen, Police Chief Kent Williams, Deputy Chief Joe Leonas, Deputy Chief Patrick Ullrich, Village Attorney Bryan Mraz and Village Clerk Lorna Giles.

3. INVOCATION

Pastor Tim Chinn from the Village Church of Bartlett did the invocation.

4. PLEDGE OF ALLEGIANCE

5. CONSENT AGENDA

President Wallace stated that all items marked with an asterisk on the Agenda are considered to be routine and will be enacted by one motion. He further stated that there will be no separate discussion of these items unless a Board member so requests, in which event, that item will be removed from the Consent Agenda and considered at the appropriate point on the Agenda. He asked if there were any items a Board member wished to remove from the Consent Agenda, or any items a Board member wished to add to the Consent Agenda.

Trustee Reinke stated that he would like to add item 2 under the Planning & Zoning Committee (Ordinance 2016-52, An Ordinance Granting Site Plan Approval on Lot 9B1 in the Brewster Creek Business Park) to the Consent Agenda.

Trustee Deyne stated that he would like to add item 1 under Finance & Golf Committee (125<sup>th</sup> Anniversary Bartlett Park Donation) to the Consent Agenda.



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Trustee Hopkins moved to amend the Consent Agenda by adding item 2 under the Planning & Zoning Committee (Ordinance 2016-52, An Ordinance Granting Site Plan Approval on Lot 9B1 in the Brewster Creek Business Park) and the 125<sup>th</sup> Anniversary Bartlett Park Donation in addition to the items already shown on the Consent Agenda, and that motion was seconded by Trustee Camerer.

**ROLL CALL VOTE TO AMEND THE CONSENT AGENDA**

**AYES:** Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke

**NAYS:** None

**ABSENT:** None

**MOTION CARRIED**

Trustee Arends moved to approve the Amended Consent Agenda and that motion was seconded by Trustee Hopkins.

**ROLL CALL VOTE TO APPROVE THE AMENDED CONSENT AGENDA**

**AYES:** Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke

**NAYS:** None

**ABSENT:** None

**MOTION CARRIED**

6. MINUTES – Covered and approved under the Consent Agenda.
7. BILL LIST – Covered and approved under the Consent Agenda.
8. TREASURER’S REPORT - None
9. PRESIDENT’S REPORT

President Wallace stated that there is an opening on the Police Pension Board and John Sias sent him an e-mail requesting to serve this community. He works for A. G. Edwards and is a qualified financial planner. He was happy to announce his appointment of John Sias to the Police Pension Board and appreciated his services. He stated that there is still an opening on the Police Pension Board so he welcomed suggestions.

Trustee Arends moved to confirm and consent to the appointment of John Sias to the Police Pension Board for a two year term as stated by the Village President and that motion was seconded by Trustee Deyne.



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ROLL CALL VOTE TO CONFIRM AND CONSENT TO THE APPOINTMENT OF JOHN SIAS TO THE POLICE PENSON BOARD

AYES: Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke  
NAYS: None  
ABSENT: None  
MOTION CARRIED

President Wallace stated that Bartlett Heritage Days requested a Class D Liquor License to sell alcohol at their Heritage Days Festival located at 211 W. Railroad Avenue on September 9-11, 2016. He stated that he intended to issue that license.

Trustee Camerer moved to approve the Class D Liquor License for the Bartlett Heritage Days Festival and that motion was seconded by Trustee Deyne.

ROLL CALL VOTE TO APPROVE CLASS D LICENSE FOR BARTLETT HERITAGE DAYS ON SEPTEMBER 9-11, 2016

AYES: Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke  
NAYS: None  
ABSENT: None  
ABSTAIN: None  
MOTION CARRIED

10. QUESTION/ANSWER: PRESIDENT & TRUSTEES

Trustee Hopkins referred to a monthly report he receives and inquired about jetting the Berteau restrictor. He asked him to elaborate on this.

Public Works Director Dan Dinges stated that the MWRD lift station that discharges to the MWRD treatment plant has a grinder and bar screen. The bar screen gets plugged so we have to go through and jet that because the restrictor gets plugged and causes water to go toward the Devon plant. They do it regularly to try to avoid it from getting plugged.

Trustee Hopkins asked if it was their responsibility or MWRD.

Mr. Dinges stated that it is their responsibility to clean the bar screen and the grinder but if they don't do it, we have an impact. We call them but sometimes they don't get here right away so we get in the habit of clearing our line and remind them to keep the screen clean.

Trustee Hopkins asked if it was time consuming?



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Mr. Dinges stated that it may take 2 hours.

Trustee Arends stated that if not for the Bartlett Police Department, the Fourth of July celebration in this Village would be much different. She congratulated Chief Williams and his entire staff. She stated that their fest is unencumbered with the problems of the day and is kept quiet, under control and the police are fabulous. They are relied on for transferring of money and they have never been anything but most helpful, most courteous and a delight to work with.

President Wallace asked for an update on the water condition in Elgin.

Mr. Dinges stated that they talked to Kyla Jacobsen from the City of Elgin Water Department and the report is that the water that is leaving their treatment plant no longer has any taste or odor. Now it is just a matter of clearing the system. They expect in the next day or two, this issue will go away.

President Wallace asked if it was a factor of it just running its course?

Mr. Dinges stated that they increased their treatment process to try to counter it. They added more well water versus Fox River water and all these adjustments have helped. Unfortunately, from time to time during these seasonal changes, the conditions such as not a lot of rain and hot weather causes the algae to bloom. It has been a few years since we have had this issue in the past.

President Wallace stated that since these types of things only affect a certain part of the Village, he would like to see something sent out from staff to inform residents when the phone call complaints become frequent.

11. TOWN HALL

**Judy Mills, 701 Holly Drive**

Ms. Mills stated that this is her fourth time here for the same issue. She stated that she lives next to the pond on Holly and Devon and it is not being maintained for weeds. She quoted the Village ordinance and the height restrictions of the weeds as well as mowing. She would like the Village to address this issues as soon as possible.

Mr. Dinges stated that he will address the weed cutting immediately.

**Pat Bollman, 259 S. Park Place Drive**

Ms. Bollman stated that she has lived here for ten years and never experienced anything like this with the water situation. She has been in touch with Tom Ruzicka many times and he has been very kind with offering information. She has also talked with the EPA



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out of Elgin. She didn't understand why she was not notified about this meeting where the Board took a vote and decided without any meeting or feedback to switch over to 100% Fox River water. She talked to ten people on her block and they are all horrified. She referenced the situation in Flint, Michigan. She stated that she buys nothing but bottled water, uses baby wipes and has not had a shower in two weeks. She felt that the water affects the skin. She has had many calls with the EPA and they can't supply any information. She didn't understand how she missed out on the conversations regarding the water supplier. She talked to the Senior Center and they are very upset because they serve lunches and the water is an issue. She felt that there should be a meeting with the Senior Center as well as Clare Oaks. She asked if this was the blue-green algae.

Water Supervisor Tom Ruzicka stated that he believed it is the blue-green algae. He stated that what she is tasting and smelling is a by-product of the algae. The algae itself is easily removed through the normal treatment. It emits a by-product that is noticeable in such minute amounts that it passes through the treatment barriers. Elgin has dealt with this for a long time. This year is very extreme and widespread. They deal with this pretty regularly and usually does not get to us. They are cautiously optimistic that they are on it at the plant and it is through adding more activated carbon and blending more well water that it will be eliminated.

Ms. Bollman asked what is going to happen to the property values? This is something that has to be disclosed. People will not be buying our homes. The idea that maybe we could save some money using Lake Michigan water was appealing and she would like to see those figures.

President Wallace stated that they have had many conversations about this and have had dozens of public meetings about the water choices. He stated that she can read the minutes or and listen to the recordings of previous meetings from the website. He stated that the water decision is not final yet. He also indicated that they will be having more conversations about this. He informed her that this same situation does happen with Lake Michigan water as well.

Ms. Bollman stated that she had Lake Michigan water for 25 years and never had it once.

Trustee Carbonaro stated that in the last 25 years they have had 11 cases. He lived in Des Plaines for 27 years and it is in the front page of the newspaper – it is not unusual. It is just a very high levels this year because of the warm Spring we had.

Ms. Bollman stated that this is going to continue with the climate change.



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Trustee Carbonaro stated that it may be but will not affect her home sale.

President Wallace stated that he will see that she gets the information about the previous water discussions even though they don't have anything to do with this latest event. They are just about decisions and a lot of information about the options they were provided.

Ms. Bollman asked if he was familiar with the alga bacteria. The alga can develop from this and is extremely harmful to human organs. She had a conversation with Geneva and asked if they were testing for this bacteria. They responded that it is not required.

President Wallace stated that she brought up some great points and the Board will note her concerns.

Ms. Bollman asked who she can talk to in order to set up some educational meetings with the Senior Center.

Assistant Village Administrator Paula Schumacher stated that she could give her a call to set that up.

**James Persenaire, 488 Knoll Crest Drive**

Mr. Persenaire stated that this was his first Board meeting and he found it fascinating. He stated that both of his concerns were addressed in the first fifteen minutes so he wanted to express his thanks and stated that they are obviously in good hands with the Board.

**12. STANDING COMMITTEE REPORTS**

**A. PLANNING & ZONING COMMITTEE, CHAIRMAN REINKE**

Trustee Reinke presented Ordinance 2016-51, An Ordinance establishing Special Service Area Number One for the Bartlett Ridge Subdivision of the Village of Bartlett, DuPage, Cook and Kane Counties, Illinois, and authorizing the levy of an annual maintenance tax and the issuance of bonds to an amount not to exceed \$976,044 for the purpose of paying the cost of providing special services in and for such Area.

Community Development Director Jim Plonczynski stated that the Bartlett Ridge subdivision area also encompasses the Special Service Area. This Special Service Area has been proposed to be established and has gone through the process. After the proposed ordinance and Public Hearing, they were in the 60 day period (expired July 3) and now the Board has the ability to vote on establishing the Special Service Area. It is



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\$976,044 for the bond amount and includes 49 total lots of which 45 are single family homes on 13.5 acres.

Trustee Hopkins asked if this was for the detention area for Bartlett Ridge subdivision? Mr. Plonczynski stated that it is for the storm water system, both the detention as well as the storm water system. It is a backup Special Service Area. The developer installs and maintains, creates a homeowners association, and part of the covenants of the homeowners association is to maintain the storm water detention system as part of their development obligations. In the event that the homeowners association fails to maintain the storm water system then the Village has backup responsibility to enact a tax levy on that subdivision to pay for the maintenance of that storm water system. They have been doing these for a long time and have never enacted one.

Attorney Mraz stated that truth be told from a practical standpoint, it is not worth the levy of it to pay for maintenance. If retention ponds fill up with debris over time, it can be quite an expense to correct. It is really for those types of big ticket items. It is not just retention basins and ponds, it is also for the storm sewers themselves. The Village does not expect the homeowners association or its contractors to be climbing in storm sewers to maintain them. Once the Village accepts the public improvements, the Village will maintain the sewers but it is really a source for the big expense like dredging up a pond, etc.

Trustee Hopkins asked how this detention pond compare to Heron's Landing?

Mr. Plonczynski stated that from a size standpoint, this one is a lot smaller. It is built under the current storm water system and they are using best management practices. He did not think there was any liner.

Mr. Dinges stated that the developer will have to follow the storm water ordinance and meet the requirements. Although the subdivisions are different sizes and therefore the ponds are different sizes, it will have to meet the storm water requirements.

Village Attorney Mraz stated that Herons Landing is very unique. It was a situation with a leaking detention pond. The developer went bankrupt and the Village drew on the performance bond that was issued by a surety company on the Developer's behalf. It is a much different situation. There actually turned out to be a connection between the Herons Landing pond with the underground mining in the area. When underground mines were pumped it actually had a negative impact on the pond. The developer tried several things to stop the leak but was unsuccessful. That pond is unique as compared to any other retention ponds.

Trustee Carbonaro referenced the DuPage County Storm Water Ordinance and questioned if this subdivision was in Cook County.



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Mr. Plonczynski stated that they use the DuPage County Storm Water Ordinance requirements Village wide. When there is a subdivision development in Cook County, they have to design the storm water system in accordance with the DuPage Storm Water Ordinance. It allows the Village to maintain partial waiver community status where the Village does their own engineering review and analysis.

Trustee Reinke moved to approve Ordinance 2016-51, An Ordinance establishing Special Service Area Number One for the Bartlett Ridge Subdivision of the Village of Bartlett, DuPage, Cook and Kane Counties, Illinois, and authorizing the levy of an annual maintenance tax and the issuance of bonds to an amount not to exceed \$976,044 for the purpose of paying the cost of providing special services in and for such Area, and that motion was seconded by Trustee Camerer.

**ROLL CALL VOTE TO APPROVE ORDINANCE 2016-51, ESTABLISHING A SPECIAL SERVICE AREA FOR BARTLETT RIDGE SUBDIVISION**

**AYES:** Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke  
**NAYS:** None  
**ABSENT:** None  
**MOTION CARRIED**

Trustee Reinke stated that Ordinance 2016-52, An Ordinance Granting Site Plan Approval on Lot 9B1 in the Brewster Creek Business Park was covered and approved under the Consent Agenda.

**B. BUILDING COMMITTEE, CHAIRMAN HOPKINS**

Trustee Hopkins stated that there was no report.

**C. FINANCE & GOLF COMMITTEE, CHAIRMAN DEYNE**

Trustee Deyne stated that the 125<sup>th</sup> Anniversary Bartlett Park Donation was covered and approved under the Consent Agenda

**D. LICENSE & ORDINANCE COMMITTEE, CHAIRMAN ARENDS**

Trustee Arends stated that the National Night Out Tailgate Party Amplifier Permit; Zomaya Amplifier Permit; Parikh Amplifier Permit; Persenaire Amplifier Permit; Regency Oaks Amplifier Permit request were covered and approved under the Consent Agenda.

**E. POLICE & HEALTH COMMITTEE, CHAIRMAN CARBONARO**

Trustee Carbonaro stated that Resolution 2016-56-R, U-46 School Resource Officer Agreement was covered and approved under the Consent Agenda.

Trustee Carbonaro stated that the next item is a reconsideration of the approval by the Board of the architectural services contract at the last meeting.





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Attorney Mraz stated that procedurally, the first issue is the motion to reconsider if someone wishes to do that.

Trustee Reinke moved to Reconsider Resolution 2016-48-R, a Resolution Approving of the Owner Architect Agreement Between the Village of Bartlett and Williams Associates Architects, Ltd. for the New Bartlett Police Facility approved on June 21, 2016 and was seconded by Trustee Hopkins.

**ROLL CALL VOTE TO RECONSIDER RESOLUTION 2016-48-R, APPROVING OWNER ARCHITECT AGREEMENT WITH WILLIAMS ASSOCIATES ARCHITECTS**

AYES: Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke

NAYS: None

ABSENT: None

**MOTION CARRIED**

Ms. Schumacher stated that the Board has before them an amended contract from Williams Architects. One of the concerns raised was the percentage charged for Basic Services which was based on a percentage of the total construction cost at 7.25%. In the amended contract that has been reduced to 7% and the minimum fee has also been removed.

Trustee Deyne asked when the amended contract was negotiated.

Ms. Schumacher stated that the amended contract was negotiated about two days after the Board meeting.

Trustee Deyne asked if they were confident that even though there was a reduction in the fees, the contract will be fulfilled to its maximum.

Ms. Schumacher stated "yes".

Trustee Reinke asked where is the incentive for the architect to save money? He understood that there is a floor and a ceiling but if we are bumping up against the ceiling, where is the incentive for them to look for cost cutting measures?

Ms. Schumacher stated that this is why we have all the stop gap measures that we do have. We have the construction manager that is doing some value engineering right at the very beginning. We have our owner's rep that is also looking for those cost saving measures to act as a buffer to that. She did not believe that we have an adversarial system set up but they do have one that watches for that and do expect this project to come in on budget. That is something that we have made very clear from the start.



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Attorney Mraz stated that he has done a number of architect's contracts over the years, some with Williams, many with others. There is always a percentage of basic services. Maybe that's a flaw in the system, but that is typical in every AIA (American Institute of Architects) contract and even non-AIA contracts such as the Illinois Development Board form of Owner-Architect Contracts. There is a percentage of basic services. You still have control of the budget so as the cost is down, the fee is down. Particularly, where the minimum has been removed. The memo in the Board's packet has a listing of the percentages that other towns have paid for their police stations as well as the Bartlett Fire Protection District. That is a little bit of apples and oranges but it is the same type of public safety building where it is a niche and a specialty that not every architectural firm can handle. The amended quote at 7% is below most other towns. He stated that Trustee Reinke raised a private project that had a significantly lesser fee, but in the area of police buildings, this is the range.

Trustee Reinke asked if this is something that could be done on an hourly basis?

Attorney Mraz stated "no". He has not seen any architect contracts other than very small ones on an hourly basis and certainly there are no police stations done on an hourly basis.

Trustee Hopkins asked if there was any way to send this out to bid?

Attorney Mraz stated that he did not believe bidding works on architectural contracts. That statute that he raised last time applies to all non-home rule municipalities and as a guide for home rule municipalities which sets out a process by which you first rate the architectural firms. You do not even get to talk about what the percentage of fees will be. They are rated first and then you can try to negotiate a contract with the highest ranked firm wherein you get to the fee percentage and other terms. If you can't reach agreement you go to the next highest ranked architect in this RFP/RFQ process. There is not a building you are bidding on to construct. It's their professional abilities based on what they have shown you on other projects. What happens is once you have ranked them and established a relationship with an architectural firm or an engineering firm, then you don't have to go through the process again. It is not really an option to shop for fees. If you are not a home rule municipality, it is not even allowed. As a home rule municipality, we can argue that the statute does not apply, but it doesn't really work to bid. There are a lot of special elements when designing a police station where you want the architect to have experience and expertise.

Trustee Hopkins asked if they looked at their past facilities and if they stayed on budget.

Ms. Schumacher stated "yes" and that they have a reputation for coming in under budget. They have toured their sites and talked to the departments that have worked with them. It was part of the early vetting process that they went through with the four companies that made the short list.



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Chief Williams stated that they were a “stand-out” when it came to credibility and building a quality project at or below bid. As compared to their peers, that is the reason they were chosen, because of their reputation in the industry and having happy cities with the budget process.

President Wallace stated that they should now move to consider the previously approved Resolution and Contract (Resolution 2016-48-R, a Resolution Approving of the Owner Architect Agreement Between the Village of Bartlett and Williams Associates Architects, Ltd. for the New Bartlett Police Facility) which had the 7.25% and a minimum fee, approved on June 21, 2016.

Trustee Deyne moved to approve Resolution 2016-48-R, a Resolution Approving of the Owner Architect Agreement Between the Village of Bartlett and Williams Associates Architects, Ltd. for the New Bartlett Police Facility, and that motion was seconded by Trustee Carbonaro.

**ROLL CALL VOTE TO APPROVE RESOLUTION 2016-48-R, APPROVING OWNER ARCHITECT AGREEMENT WITH WILLIAMS ASSOCIATES ARCHITECTS**

**AYES:** None

**NAYS:** Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke

**ABSENT:** None

**MOTION FAILED. RESOLUTION 2016-48-R IS REPEALED.**

Trustee Carbonaro moved to approve Resolution 2016-53-R, a Resolution Approving of the Amended Owner Architect Agreement Between the Village of Bartlett and Williams Associates Architects, Ltd. for the New Bartlett Police Facility.

Trustee Deyne thanked the staff for going back to the architect and working with them for this reduction of cost. They did an outstanding job and he was very impressed with this new contract.

**ROLL CALL VOTE TO APPROVE RESOLUTION 2016-53-R, APPROVING AMENDED AGREEMENT WITH WILLIAMS ARCHITECTS FOR NEW POLICE FACILITY**

**AYES:** Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins

**NAYS:** Trustee Reinke

**ABSENT:** None

**MOTION CARRIED**

**F. PUBLIC WORKS COMMITTEE, CHAIRMAN CAMERER**

Trustee Camerer presented Resolution 2016-54-R, A Resolution Approving of the Agreement to Abrogate Permanent Easements and Temporary Easements; Grant



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Replacement Permanent Easement and Agreement to Construct Access Drive; and Purchase and Sale Agreement with Regard to Adjoining Parcel among the Village of Bartlett, Eagle Z Properties, LLC and Global Recycling & Repair Corp.

Trustee Camerer stated that staff has prepared a replacement easement for alternate access and sale agreement with Eagle Z Properties, LLC and Global Recycling & Repair Corp that relocates their driveway from Spaulding Road to Lambert Road. This driveway relocation is required per the ICC and FRA in order to qualify for the Quiet Zone. We currently have the Quiet Zone work out to bid so that we can coordinate with the scheduled Metra crossing.

Trustee Camerer moved to approve Resolution 2016-54-R, A Resolution Approving of the Agreement to Abrogate Permanent Easements and Temporary Easements; Grant Replacement Permanent Easement and Agreement to Construct Access Drive; and Purchase and Sale Agreement with Regard to Adjoining Parcel among the Village of Bartlett, Eagle Z Properties, LLC and Global Recycling & Repair Corp. and that motion was seconded by Trustee Deyne.

Trustee Hopkins asked how many residents will this help.

Ms. Schumacher stated over 2,000 and they expect completion by 2017.

**ROLL CALL VOTE TO APPROVE RESOLUTION 2016-54-R, APPROVING EASEMENTS, CONSTRUCT ACCESS DRIVE, PURCHASE AND SALE OF AGREEMENT WITH EAGLE Z AND GLOBAL RECYCLING**

**AYES:** Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke

**NAYS:** None

**ABSENT:** None

**MOTION CARRIED**

Trustee Camerer presented Resolution 2016-55-R, A Resolution Awarding the Bid for the North Detention Pond Improvements (Herons Landing Subdivision) Project; and Approving the Agreement Between the Village of Bartlett and Tri-County Excavation and Construction, Inc.; and Change Order No. 1 for said Project.

Public Works Engineer Bob Allen stated that this project has been going on for a number of years. The pond developed a leak that was not apparent right away. There was not a lot that could be done about it. The original developer went out of business and at the last minute, the Village was able to secure some funds to take care of this leaking pond. They felt that they would like to pursue something because people bought homes near the water and the level had dropped. After an attempt to line the pond with a plastic liner, there was one bidder and it was way over bid. Due to the de-watering issues that had



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come about when they discovered there was a link to the IDNR property and the mining in the area. They were stuck with a pool of money and had to come up with the next best alternative and used the original engineers to do that. They still had to pay them but got a lot of work done for free because they were the original designers of the pond (Mackie). The Village went out to bid on the redesigned plans and had five bidders, 10-12 picked up bid packets so they had good representation. They put a lot of alternates in there with regard to the plantings and such. The bid came in a little bit high but they were able to remove some of the items that were not aesthetic items. It will look nice for the residents and function perfectly.

Trustee Camerer asked what a Coir Log is?

Mr. Allen stated that it is a cylindrical matting made up of coconut shell or husk fibers and it serves to stabilize in the area between a bank and a water surface.

Trustee Camerer asked if it will be detrimental to not have this.

Mr. Allen stated that the plants may take a little longer. It is nice to have as a safeguard but not absolutely imperative.

Trustee Hopkins stated that when he looked at the bid tabulations, Tri-County really came in extremely high on the items that were excluded. He was curious if they look at any of that.

Mr. Allen stated that they make sure that the low bidder is still the low bidder when the alternates have been removed from the equation. The whole process was vetted and done according to the standards.

Trustee Hopkins asked when Mackie originally did the detention pond, was there any flaw in their engineering?

Mr. Allen stated that he didn't think so. They did what people normally do if they have a pond that doesn't seal up. There are a number of chemical treatments and they went through that. The IDNR property ground water levels and what is going on in the area is tough to deal with. Today, there is a push towards wetland ponds and that is basically what we will have there now.

Trustee Hopkins asked if Mackie observed the construction when it was first built?

Mr. Allen stated "yes", but they were working for the developer and only did observation to the extent they were paid by the developer. They were on board from day one. They were also involved when the leaking started.



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Attorney Mraz stated that Mackie does much of the engineering for Bluff City, the mining operation on its property, and everything complicated in that area of the Village. This was adjacent to that. There was nothing wrong with the original design. It was a fluke that you had a leaking pond and they tried a number of fixes in which the Village was not satisfied. They were very helpful in our success and drawing on the Performance bond. They stood up and called out the developer, who was their client, for being wrong. That was pretty instrumental in the Village getting the original \$323,000. Since they were familiar with it, we had them design it. The problem might have been in that original number, where the solution when the chemicals didn't work, was the liner. It was not the design that was the flaw. The fact was that we didn't have bid numbers and the engineers estimate was on the low side. They had to de-water the pond to put in the liner and that cost was a big unknown so it scared off a lot of bidders and it also resulted in a very high bid that was way over budget. The flaw was predicting the de-watering cost. They then came up with a solution where they are using some of these wetlands. They have been helpful in getting it to this point and they are familiar with the project so we kept them on board.

Trustee Camerer moved to approve 2016-55-R, A Resolution Awarding the Bid for the North Detention Pond Improvements (Herons Landing Subdivision) Project; and Approving the Agreement Between the Village of Bartlett and Tri-County Excavation and Construction, Inc.; and Change Order No. 1 for said Project and that motion was seconded by Trustee Deyne.

**ROLL CALL VOTE TO APPROVE RESOLUTION 2016-55-R, AWARDING BID FOR NORTH DETENTION POND IMPROVEMENTS AND APPROVE AGREEMENT WITH TRI-COUNTY EXCAVATION AND CONSTRUCTION**

**AYES:** Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke

**NAYS:** None

**ABSENT:** None

**MOTION CARRIED**

**13. NEW BUSINESS**

Trustee Arends commended the Public Works department for their cooperation in the Bartlett Fourth of July celebration. With them there would be no celebration. Those are the guys that barricaded streets, supplied radios, and cooperated in many ways. As a Committee member she appreciated all their help.

President Wallace stated that he had a few comments about the traffic after the fireworks. One of the suggestions for the Committee was to figure some way to shuttle people from say the Dominick's parking lot so it does not get so crowded.



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Trustee Arends stated that the Committee has considered that and it was just too costly.

Trustee Deyne stated that they estimated 35,000 people were there for the fireworks.

Trustee Reinke asked what he is going to do with the Devon basin.

Mr. Dinges stated that the pond has natural plantings. The issue she has is along her fence line. They need to keep that area mowed and apparently our guys have not done that. He will make sure that it gets done tomorrow.

Trustee Reinke stated that this is her fourth time here and he wanted to make sure that we did something about this.

Trustee Carbonaro stated that at the last meeting he brought up a question regarding the senior rebates. He understood that there was an ordinance that needed to be changed. He wondered if it was on a future agenda?

Finance Director Jeff Martynowicz stated that it will be on an agenda very soon.

14. QUESTION/ANSWER: PRESIDENT & TRUSTEES - None

15. ADJOURNMENT

President Wallace stated that the Board will be going into the Committee of the Whole meeting immediately following the close of this meeting.

There being no further business to discuss, Trustee Arends moved to adjourn the regular Board meeting and that motion was seconded by Trustee Carbonaro.

ROLL CALL VOTE TO ADJOURN

AYES: Trustees Arends, Camerer, Carbonaro, Deyne, Hopkins, Reinke

NAYS: None

ABSENT: None

MOTION CARRIED

The meeting was adjourned at 8:05 p.m.

Lorna Giless  
Village Clerk