

VILLAGE OF LIBERTYVILLE
BOARD OF TRUSTEES
Committee of the Whole
November 3, 2017

President Wepler called to order a Committee of the Whole at 2:00 p.m. in the Village Hall, 118 West Cook Avenue. Those present were: President Terry Wepler, Trustees Donna Johnson, Rich Moras, Jay Justice, Scott Adams, Peter Garrity, and Patrick Carey.

UPDATE SWIMMING POOL MANAGEMENT REQUEST FOR PROPOSALS

Administrator Clark gave an overview of the Request for Proposal (RFP) for pool management. As part of the process, staff spent significant time determining in detail Libertyville's existing swimming pool service level and cost of service. Connie Kowal reached out to pool management companies and determined that outside management would give the Village the consistency that it does not have now. Trustee Johnson asked what other municipalities have outsourced pool services. Kowal noted that Rolling Meadows, Waukegan and Grayslake are examples. Trustee Moras stated that investigating the option is important and asked about cost compared to the current service model. Trustee Johnson asked if Libertyville would still manage the concessions and if not can the management company provide that service. Director Kowal stated Libertyville employees would continue to manage the concessions. Trustee Garrity suggested a phased approach and possibly adding services later such as pool maintenance. President Wepler wants to see who is going to be in charge and how is that different than what is in place.

DISCUSSION: TAX LEVY/FINANCIAL FORECAST

Finance Director Sutton presented three scenarios for tax levy alternatives in the context of a multi-year financial plan. After briefly explaining the assumptions in the multi-year plan for revenues and expenses, Director Sutton showed how the three tax levy scenarios (1 - the full CPI (inflationary) growth allowed by PTELL, 2 - a scenario where only approximately half of the allowed CPI growth is taken, and 3 - a scenario where only new property growth is included with no inflationary growth) impacted the upcoming fiscal year budgets. Due to decreases in other revenue streams, specifically state-shared revenues and utility taxes, the Committee agreed that the scenario which takes the full inflationary growth, approximately \$162,000 more than the tax year 2016 extension, was the most prudent option. This option results in an approximate \$16 increase to the tax bill on a \$500,000 home over the prior year.

The Committee then discussed the Special Service Area (SSA) levies. Current reserves are insufficient to fund future potential repair and replacement of detention areas in the SSA's, and therefore, the Committee agreed that it is necessary to increase taxes now to begin building the reserves to sufficient amounts and avoid large increases in the future when the repairs are needed. Two increase amounts were discussed, 50% and 33%, and it was agreed that 33% is sufficient for Tax Year 2017 until a study is completed to determine the appropriate amount of reserves and the timing of necessary expenditures. Director Sutton stated that Public Hearings would be required because of the increase

amount and that notices would be sent to each homeowner in those areas, notifying them of the Public Hearing and the proposed increase.

CLCJAWA MASTER PLAN GROWTH STRATEGY

President Wepler stated that JAWA is considering expanding into McHenry County. JAWA rates are going to be going down and President Wepler feels the agency does not need to sell water to other communities at this time. Most members of the JAWA Board want to further expand sales. The Board members concurred with Mayor Wepler that future expansion of sales should be focused on central Lake County communities that may have more demand as economic development projects continue to occur within existing member communities.

955 W. WINCHESTER BASIN REPAIR

Public Works Director Kendzior gave an overview to correct deficiencies at the Wilshire Court Detention Basin. Due to the unforeseen flooding impacts of the July/August storms, the basin will need to be re-surveyed with a new grading plan and bid specifications. This project was not budgeted in the 2017-2018 Village Budget. Repair work at the Interlaken Ridge Pond Spillway will be deferred until the pond is analyzed as part of the Village-wide Master Stormwater Management Plan.

SALT DOME CONSTRUCTION PROJECT

Public Works Director Kendzior stated that a salt dome needs to be constructed at the Public Works Streets and Utilities Facility. Currently the Village can store 900 tons of salt in three existing partially covered bins. The average annual salt usage is approximately 2,400 tons. The total cost for the project is anticipated to be \$399,100. Separate proposals for the aggregate geo-grid reinforced sub-base and asphalt pad in the amount of \$69,900 and the electrical work in the amount of \$6,500. The salt dome vendor, Dome Corporation of North America, is considered a sole source provider and therefore in order to accept the proposal in the amount of \$322,700, the Village Board will need to waive competitive bidding.

Trustee Garrity wants to wait on building the salt dome. Trustee Moras views this as a critical need. He stated that weather patterns have changed and the Village needs to go ahead with the project. Staff will refine the cost estimates and bring the contract awards to the Village Board meeting for a vote.

INTERGOVERNMENTAL AGREEMENT FOR LADDER TRUCK WITH MUNDELEIN

Fire Chief Carani gave an overview regarding the Intergovernmental Agreement that outlines the shared use of Libertyville's Ladder Tower truck with the Village of Mundelein. Mundelein will pay the Village of Libertyville \$14,000.00 a year with a 3% increase in subsequent years. The agreement provides for a two (2) year termination clause on behalf of either Village. President Wepler and the Board agreed that it is a good idea to share the Ladder Tower truck with Mundelein.

IMPERVIOUS SURFACE UPDATE:

Director of Community Development John Spoden updated the Committee on the status of the Impervious Surface Moratorium. Staff will present certain changes to the Municipal Code at the November 28, 2017 Board meeting including statements of no alteration of existing grades, fence clearances, downspout discharge direction, window well regulations, and sanitary service line replacement requirements. Public hearings will be held over the winter at the Plan Commission to discuss any possible changes to lot and building coverage requirements. Staff will not recommend an extension of the moratorium beyond its expiration on November 27, 2017.

EXECUTIVE SESSION –

- A. Litigation: Pending or Imminent [5 ILCS 120/2(c)(11)]
- B. Personnel: Collective Bargaining [5 ILCS 120/2(c)(2)]
- C. Real Estate: Setting Price for Sale/Lease [5 ILCS 120/2(c)(6)]

President Weppler expressed the need for the Village Board to meet in Executive Session to discuss Litigation, Personnel and Real Estate. Trustee Carey moved to go into Executive Session at 3:25 p.m. Trustee Adams seconded, and the motion carried on a unanimous voice vote.

ADJOURNMENT

The Board returned to the regular meeting at 3:47 p.m. Trustee Adams moved to adjourn, Trustee Garrity seconded, and the motion carried on a unanimous voice vote.

Sincerely,

Christopher D. Clark
Village Administrator