

These minutes were corrected by the Board of Trustees at its Regular Village Board Meeting of April 14, 2008 as follows: Page 3, last sentence should read “Trustee Saltiel said CBK can either agree to ~~the extension or they will have to start all over.~~ **incorporate the elements or start over**”. **2.1**

**MINUTES
REGULAR VILLAGE BOARD MEETING
March 10, 2008**

Present:

Trustee Brandt <i>(arrived 7:12 p.m)</i>	Trustee McDonough
Trustee Saltiel	Trustee Servi
Trustee Walder, Jr.	Trustee Gary Walrath
Mayor Blomberg	Village Clerk Mastandrea
Village Manager Irvin	Deputy Village Clerk Marshall
Director of Public Works Tripicchio	Director of Community Development McNellis
Chief of Police Melvin	Director of Financial Systems Roelker
Village Engineer Hughes	Village Attorney Simon
Village Treasurer Curtis	

Location: Village Hall, Public Meeting Room, One Olde Half Day Road, Lincolnshire, Illinois 60069.

CALL TO ORDER

ROLL CALL

Mayor Blomberg called the meeting to order at 7:00 p.m. and Village Clerk Mastandrea called the Roll.

APPROVAL OF MINUTES

2.1 Approval of the minutes of the Regular Village Board Meeting of February 25, 2008

Trustee Saltiel moved and Trustee Walder seconded the motion to approve the minutes of the Regular Village Board Meeting of February 25, 2008 as presented. The roll call vote was as follows: AYES: Trustees McDonough, Saltiel, Servi, Walder, Walrath. NAYS: None. ABSENT: Trustee Brandt. ABSTAIN: None. The Mayor declared the motion carried.

Village Treasurer’s Report

Director of Financial Systems Roelker presented the Revenues and Expenditures for the month of January, 2008, and found them to be in proper order.

Village Manager's Report

Village Manager Irvin had nothing to report but commented that Spring was getting closer!

BILL PRELIST

Director of Financial Systems Roelker presented the Bills Prelist for the month of February, 2008 totaling \$756,302.91. Trustee Servi moved and Trustee McDonough seconded the motion to approve the Bills Prelist as presented. The roll call vote was as follows: AYES: Trustees McDonough, Saltiel, Servi, Walder, Walrath. NAYS: None. ABSENT: Trustee Brandt. ABSTAIN: None. The Mayor declared the motion carried.

CONSENT AGENDA

Trustee Walder moved and Trustee Walrath seconded the motion to approve the Consent Agenda as presented. The roll call vote was as follows: AYES: Trustees McDonough, Saltiel, Servi, Walder, Walrath. NAYS: None. ABSENT: Trustee Brandt. ABSTAIN: None. The Mayor declared the motion carried.

The Consent Agenda is as follows:

- 7.1 Approval of the lowest responsible bid, in an amount not to exceed \$14,496, from The Fisher Burton Company of Wauconda, IL, for comprehensive landscape maintenance of the Village Hall and South Village Green (Village of Lincolnshire)
- 7.2 Approval of Ordinance ____ Making Appropriations to Defray All Necessary Expenses and Liabilities of the Village of Lincolnshire, Lake County, Illinois, for the Fiscal Year Beginning the First day of January, 2008 and Ending the 31st day of December, 2008 (Village of Lincolnshire)
- 7.3 Approval of changes to the Financial Policies (Village of Lincolnshire)
- 7.4 Approval of the lowest responsible bid from Pederson GMC Truck of Antioch, Illinois, in an amount not to exceed \$33,529, for a one ton pickup truck (247) - (Village of Lincolnshire)
- 7.5 Approval of the lowest responsible bid from Maneval Construction of Grayslake, Illinois, in an amount not to exceed \$28,768.15, for the 2008 Hydrant Replacement Program (Village of Lincolnshire)
- 7.6 Approval of the lowest responsible bid from ODB Co. of Richmond, Virginia, in an amount not to exceed \$49,845, for a Leaf Loading machine (Village of Lincolnshire)

- 7.7 Approval of the lowest responsible bid from Pederson GMC Truck of Antioch, Illinois, in an amount not to exceed \$63,597, for a one ton truck (242) (Village of Lincolnshire)
- 7.8 Approval of awarding North Park Field Usage Permits - Classification F, to the Deerfield Dynamites (Village of Lincolnshire)
- 7.9 Approval of awarding North Park Field Usage Permits - Classification F, to the Cardinals Youth League subject to receipt of proof of insurance (Village of Lincolnshire)
- 7.10 Approval of the lowest responsible bid from Commercial Turf & Tractor, Chillicothe, MO, in an amount not to exceed \$28,616, for a Hydraulic Core Aerator (Village of Lincolnshire)
- 7.11 Approval of Ordinance _____ amending Title 8-1B to allow for picnics at Memorial Park and to more clearly define Florsheim Nature Preserve (Village of Lincolnshire)
- 7.12 Approval of the purchase of a police vehicle through the State of Illinois Joint Purchasing Program in an amount not to exceed \$19,500 (Village of Lincolnshire)

ITEMS OF GENERAL BUSINESS

Planning, Zoning & Land Use

8.11 **Consideration and discussion of a request for approval of an extension to the Downtown Redevelopment Agreement (CFRI/CBK Lincolnshire LLC)**

Director of Community Development McNellis updated the Board on this matter. The petitioner is requesting an extension to the redevelopment agreement to June 30, 2008, and asked the Board's permission to pursue two restaurant concepts.

Trustee Brandt arrived at 7:12 p.m.

There was a lengthy discussion regarding the extension to the redevelopment agreement with some Trustees unwilling to grant the extension, and a discussion regarding the possible need to rewrite the redevelopment agreement. It was determined that the Board would grant an extension to May 31, 2008. Director of Community Development McNellis suggested that as a stipulation of any extension there be a Joint Meeting of the Board and the Architectural Review Board held sometime in April. The Board concurred. Trustee Saltiel asked Mr. Richwine if the restaurateur understands that architecturally these buildings have to be "something different" and not "run of the mill". Mr. Richwine said the owner of the restaurants understands and said he is excited about it. Trustee Servi is not a big fan of the two-restaurant concept, and he is disappointed. Mayor Blomberg feels that the Board needs to extend the agreement, give it a chance, and see where it goes. Village Manager Irvin suggested going back to what they have already approved. The fastest way to get approval will be to use elements that are already approved. Trustee Saltiel said CBK can either agree to the extension or they will have to start all

~~over.~~ **incorporate the elements or start over.** He said he is reluctant but willing to go two more months to see if this can get it done with

the idea it will have to be extended again. Trustee Saltiel moved that the Board extend the agreement for the sixth amendment to May 31, 2008 with the requirement that a Joint Village Board/Architectural Review Board Workshop be held in April, 2008. Trustee Brandt seconded the motion. The roll call vote was as follows: AYES: Trustees Brandt, Saltiel, Walder, Walrath. NAYS: Trustees McDonough, Servi. ABSENT: None. ABSTAIN: None. The Mayor declared the motion carried.

Public Works

8.31 **Consideration and discussion of a Professional Services Agreement with Bollinger Lach & Associates, Inc., Oak Brook, Illinois, for the Design of Engineering Documents for Schelter Road Rehabilitation in an amount not to exceed \$234,600 (Village of Lincolnshire)**

Village Engineer Hughes updated the Board on this matter per her memo dated March 6, 2008 to the Mayor and Board of Trustees (attached). Requests for Qualifications were requested from four professional engineering firms and they were reviewed by the Village Manager, Director of Public Works, and Village Engineer. Staff is proposing to do the design work this summer and construction will be scheduled for next spring, 2009. The Village budgeted \$100,000 in the General Fund to do this project. However, the total project will reduce the reserve funds to approximately 97.5% or 11.7 months of General Fund operating expenses and debt service, still well above the policy of a minimum of 75%.

Trustee Walrath asked what the other three possible vendors came back with as a quote and why the staff prefers "Bollinger". Village Engineer Hughes said staff requested qualifications rather than actual contract prices. That is in accordance with the state's requirements for selecting professional services. She said that Bollinger Lach presented the most complete proposal to the Village with a better understanding of the project. Of the four, three were reasonably close; one did not have a decent scope so they were ruled out. The other three all had worked with IDOT with this type of project. Bollinger Lach designed the pavement patching, and their proposal dealt with some of the issues we will have to deal with on the project such as keeping the access open for the fire department and post office. There was a discussion regarding concrete pavement versus bituminous pavement. Concrete lasts much longer, and the maintenance is much less. But when you look at the life cycle costs, they tend to balance out.

Trustee Walder moved and Trustee Brandt seconded the motion to approve a Professional Services Agreement with Bollinger Lach & Associates, Inc., Oak Brook, Illinois, for the Design of Engineering Documents for Schelter Road Rehabilitation in an amount not to exceed \$234,600. The roll call vote was as follows: AYES: Trustees Brandt, McDonough, Saltiel, Servi, Walder, Walrath. NAYS: None. ABSENT: None. ABSTAIN: None. The Mayor declared the motion carried.

8.32 **Consideration, discussion and approval of the awarding of a contract for the construction of the Village's 2008 Street Resurface Project to Peter Baker and Sons Contractors in the**

amount of \$351,134.08 (Village of Lincolnshire)

Village Engineer Hughes updated the Board on this matter. She commented that the Village got a very good price from Peter Baker. The contractor is responsive to Village requests and it is nice working with them. Trustee McDonough moved and Trustee Walder seconded the motion to approve the awarding of a contract for the construction of the Village's 2008 Street Resurface Project to Peter Baker and Sons Contractors in the amount of \$351,134.08. The roll call vote was as follows: AYES: Trustees Brandt, McDonough, Saltiel, Servi, Walder, Walrath. NAYS: None. ABSENT: None. ABSTAIN: None. The Mayor declared the motion carried.

ADJOURNMENT

Trustee Brandt moved and Trustee McDonough seconded the motion to adjourn. The voice vote was unanimous and the Mayor declared the meeting adjourned at 7:44 p.m.

Respectfully submitted,

VILLAGE OF LINCOLNSHIRE

Barbara Mastandrea
Village Clerk

Village of
Lincolnshire

Memorandum

To: Mayor and Board of Trustees
Robert L. Irvin, Village Manager

Date: March 6, 2008

From: Jennifer M. Hughes, P.E., CFM, Village Engineer

Subject: Consideration and Discussion of a Professional Services Agreement with Bollinger Lach & Associates, Inc., Oak Brook, Illinois, for the Design of Engineering Documents for Schelter Road Rehabilitation in an Amount Not to Exceed \$234,600 (Village of Lincolnshire)

Attached is a proposal from Bollinger Lach & Associates, Inc., of Oak Brook, IL, to design a reconstruction project for Schelter Road. The scope of work includes preparing plans, specifications, contract documents, and establishing quantities to reconstruct Schelter Road. The amount of the contract is \$234,600.

Schelter Road History

Schelter Road is constructed in two unique sections. The older section, constructed approximately 40 years ago, provided access to the airplane hangers on the west side of the Chicagoland Airport. This section is a jointed concrete pavement. It is approximately 2,700 feet long and averages 34 feet in width to the back of the curbs. In 2004, the Village patched areas of the concrete pavement to extend the service life of the road.

The southern section was constructed of a bituminous pavement in approximately 1986. The section is approximately 860 feet long by 34 feet wide. The Village has performed very little maintenance on this section over the years.

Schelter Road serves three critical public facilities: the Lincolnshire-Riverwoods Fire Protection District Fire Station, the Post Office, and the Public Works Facility. In addition, Schelter Road experiences the

heaviest truck traffic in the Village as it serves Nicholls Aluminum and Quill.

Current Condition

The concrete pavement is showing signs of accelerating joint failure, particularly in light of the number of snow/rain events this winter. The water from these events is getting into the joints and causing the pavement to break as the water freezes. There are two areas where the subgrade has failed over culverts. The road needs to be completely replaced in these small areas. The patching done a few years ago extended the service life, but the number of patches currently required makes pavement replacement cost-effective.

The bituminous section is showing signs of base failure. This pavement is not experiencing the same amount of deterioration due to the freeze-thaw effect as the concrete pavement, but it is seeing above normal damage.

Request of Proposals

Staff sent out a Request for Qualifications (RFQ) to four consulting firms: Bollinger Lach and Associates; Gewalt Hamilton Associates, Inc.; Hampton, Lenzini & Renwick, Inc.; and Christopher Burke Engineering Ltd. The Village Manager, Director of Public Works, Village Engineer, and Building and Engineering Inspector independently reviewed the qualifications and unanimously selected Bollinger Lach.

Alternative Rehabilitation Methods

As part of the RFQ, Staff requested that the firms explore alternatives for improving Schelter Road. In general, the consultants recommended replacing the road with either bituminous pavement or concrete pavement. Although other alternatives, including "doing nothing," were evaluated, they were discarded as they will only serve to extend the pavement life approximately 10 years at which time significant repairs may still be required.

Recommended Rehabilitation Method

In the past, concrete pavement has had an initial capital cost much higher than a bituminous pavement. In life cycle analysis, however, a concrete pavement is competitive. The increase in petroleum prices has eaten into a bituminous pavement's advantage in initial cost. We asked Bollinger Lach to prepare preliminary cost estimates for reconstructing all of Schelter Road under both alternatives. The concrete alternative is approximately \$1.3 Million while the bituminous alternative is approximately \$1.2 Million. Staff believes that all other considerations being equal, the Village should opt to install a concrete pavement on Schelter Road due to the amount of heavy truck traffic on the road. However, in acknowledgment that concrete pavement could cost significantly more than a bituminous pavement, Staff recommends bidding both as alternatives. Staff will make a final recommendation to the Board as to the material upon receipt of the bids. The determination of which material to award will be based upon the best value to the Village, established based upon cost differential between the materials, available budget, and material performance.

Consideration and Discussion of a Professional Services Agreement with Bollinger Lach & Associates, Inc.

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Project Costs and Budget

Estimated Project Costs			
Phase II - Design	\$92,600		
Phase III - Construction Inspection	\$142,000		
Subtotal - Engineering Services		\$234,600	
Construction		\$1,300,000	
Total Project			\$1,534,600

The estimated construction cost for the bituminous pavement option is \$1,300,000.

The Village has budgeted \$100,000 in General Funds for the design of the project in FY08. The estimated expenditure in FY08 is \$92,600 for Phase II design services. Staff had projected \$1,000,000 for construction in the FY09 Capital Improvement Program. The FY09 budget is based upon reconstructing the concrete section of the road, while resurfacing the bituminous section. Village Manager Irvin will present a separate memorandum regarding the impact on the Village budget of the additional projected capital cost of \$442,000 above what is budgeted for this project.

Request

Staff recommends awarding the professional services contract to Bollinger Lach & Associates in the amount of \$234,600 for the design and inspection of the reconstruction of Schelter Road. Although Staff is requesting approval of the entire professional services contract, Staff recommends withholding authorization of Construction Engineering services until bids are opened and the Village elects to move forward with construction. It should be noted that construction inspection service fees are highly dependent upon the contractor's construction schedule. Construction pace, weather, and other factors affect the construction schedule and impact the ultimate cost of the inspection services.

Staff will be available at Monday night's meeting to answer any questions you may have about this matter.
