

**Village Board Meeting Minutes**  
**VILLAGE OF ISLAND LAKE**  
**3720 Greenleaf Avenue, Island Lake, IL 60042**  
**May 26, 2016, 7:30 p.m.**

1. **Call to Order** 7:30 p.m.
2. **Roll Call** Present: Trustees Becker, Beeson, Burke, Hartogh, Jenkins and Johns  
Also present: Building Commissioner Wayne Schnell, Public Works Director Brian Bartnick, Police Chief Anthony Sciarrone, Treasurer Ed McGinty, Lake Management Committee Chair Ken Wick, Attorney Jennifer Gibson  
Honorees present: David Walz, Ron Fugle and Chuck Cermak
3. **Pledge of Allegiance** led by Mayor Amrich
4. **Ceremony Honoring David Walz** Chief Sciarrone called forth Deputy Chief David Walz and presented him with a plaque; Mayor Amrich thanked him for his excellent service to the Village of Island Lake. David Walz thanked the Village for the opportunity to serve and be in the community and gratefully acknowledged Mayor Amrich and the chiefs under which he served, especially Chief Sciarrone.
5. **Presentation of Certificate of Merit to Ron Fugle the rescue of two people who capsized their kayaks on Island Lake on April 3, 2016** Mayor Amrich recounted the story of Mr. Fugle's answer to cries for help on a cold and windy day and read the Certificate of Merit.
6. **Reading of certificates honoring retiring Creative Playtime Teachers Jan Oswald and Amy Grimm** by Clerk Cooper
7. **Proclamation to honor Chuck Cermak of Any Kut for 51 Years in Business in the Village of Island Lake and cake break** Mayor Amrich read the proclamation praising Mr. Cermak for enhancing the business community with a successful business and for his commitment to the community.

Motion by Trustee Beeson; second by Trustee Burke to break for refreshments.  
All in favor.           **Motion carried.**

8. **Public Comments** included: Dr. Peter Nelson, South Shore: Victory Garden up and running, all plots sold, thanks to Brian; Charles Cermak Tulip Circle, thanked everyone; Brian mentioned families with kids teaching them about gardening; Mark Beeson, we'd like to expand it.
9. **Motion to approve application by Emmylou Grimm for use of Village gymnasium and parking lot for a Vintage & Reusables Sale on Sunday, September 18, 2016, from 8:00 a.m. – 4:00 p.m.**

Motion by Trustee Jenkins; second by Trustee Burke  
Ayes: Trustees Becker, Beeson, Burke, Hartogh and Jenkins; Nays: none;  
Abstain: Trustee Johns   **Motion carried.**

10. **True Homes Presentation on updated proposal for Beech Street to Roberts Road development** Christopher P. Shaxted and Brian Harris  
Chris Shaxted stated the he is the contract purchaser of 5 acre abandoned site and adjacent property; of 70 applications to IHDA [Illinois Housing Development Authority], True Homes

was one of the 25 finalists. Final application with full detail is due July 11, 2016; awards for projects will be September 16, 2016. Deadline for applying for special funds is have a June 15, 2016.

Brian Harris stated: We are working with many behind-the-scenes details. We met with Mayor and Village attorney for steps to final approval—including annexation—and have filled out application. We want to vacate R-2 on part of property and seek R-4 zoning for a PUD [Planned Unit Development].

Stipulation of contingencies: Approval of Village and acquisition of funding; mid-July public hearing projected. Agreements: approval of preliminary plat, engineering, and landscape plan. Changes from prior proposal: No TIF [Tax Incremental Financing] as project passed without it, reduced unit count from 84 to 78 per IHDA request and because the detention was of too small. The rest is the same as past proposals.

Mr. Shaxted stated that he will request a letter from Mayor for submittal that outlines concept acceptance and terms of the project. True Homes drafted a letter for our consideration. Plan is for 6 unit building: five 1- bedroom and one 2-bedrooms, a uniform exterior look with siding and masonry combination with varied color packages.

Questions: Trustee Becker: Are dormers living space? Brian Harris: No; Trustee Burke: Have you figured out more parking? Brian Harris: Yes. Previous was 110 with 84 units; current is 136 stalls for 78 units; 11 handicapped. Size of units: 690 for single bedroom; 850 square feet for two bedrooms. Attorney Jennifer Gibson: Where are exits and entrances: Brian Harris: 2 entrances on Beech, none on Roberts; Mayor Amrich: Increase pond size? Brian Harris: Won't increase existing one; will defer to engineers. One may not always be wet.

Trustee Hartogh: Age restrictions? Brian Harris: Will key marketing to 55+ but younger may qualify. Mayor Amrich: Part of approval process not to restrict? Brian Harris: Yes. Mr. Shaxted: Most of cuts from consideration were projects exclusively for elderly. IHDA wants projects to be successful and opening up age allows that; Trustee Becker: It probably keeps it from being discriminatory.

Wayne Schnell: Occupancy? Brian Harris: 2 person maximum occupancy in single bedroom and 3 person in two bedroom. No homeowners association because there aren't homeowners. Wayne Schnell: We have a rental registration now. Trustee Hartogh: Onsite management? Mr. Shaxted: Onsite during regular business hours, but on call. Brian Harris: 3200 square foot clubhouse;

Audience questions: Ted Kipp: Who will police occupancy limits? Brian Harris: Onsite management company will police and will evict those who don't comply.

**11. Motion to authorize Mayor to execute a contract with Berger Excavation Contractors, Inc. in the amount of \$317,310.75 for water main replacement on Burnett Road from Midway Drive to Spruce Terrace**

Discussion: Mayor: Revised number from Berger is \$275,245.75. Trustee Beeson: Will this be enough, or will it go up? Ed McGinty: They won't know until they tear up street to know final amount. Trustee Beeson: We are over on the last work and it isn't finished. This could go up, too. Trustee Hartogh: Did we sign a contract? Ed McGinty: Yes, a year ago; we split it into two bids.

Trustee Jenkins: Hydro-seeding of Hillside was not acceptable; they hydro-seeded signs, cars, etc. Trustee Hartogh: I'm not comfortable giving them more work. Brian Bartnick: Mark Rooney said he wasn't going to pay them for the shoddy job. It will wash off. Trustee Burke: Who was the hydro-seeder? Brian Bartnick: A subcontractor. Trustee Beeson: They [Berger] did good work in another area. Trustee Hartogh: Are we bound by contract? Mayor Amrich and Attorney McArdle: Yes.

Ed McGinty: Alternative is to put it out for bid again but contractor could sue us for breach. Trustee Becker: They didn't do the work correctly that we paid for. Go back and do the work correctly and we'll consider the next. I'd like to see it tabled until the other problems are fixed. Trustee Beeson: We have a retainer on the other project (\$21,000); is there another \$21,000 that we are withholding. Brian Bartnick: Another \$17,000 was taken out of the contract for pavement.

Trustee Beeson: I have to listen to neighbor questions. Are we getting any closer to getting out of trenches? Brian Bartnick: It will be done June 2016; it's in Village's hands. Mayor: What else to they have to do there? Trustee Beeson: Trenches are cut. Residents have complained that they are barbecuing in back yard and dust from the road gets in their food. Trustee Hartogh: With hydro-seeding, if Mark Rooney doesn't pay contractor, does the money come out of that? Brian Bartnick: He sent pictures to Berger. Trustee Hartogh: Would not want to approve another job until they do it to Village's and taxpayer satisfaction. Are we going to get a refund? Mayor Amrich: Brian said they won't be paid until it's done right. Trustee Burke: I don't want to give them more work.

Motion to table execution of contract until work is completed on previous contract by: Trustee Jenkins; second by Trustee Hartogh  
Ayes: Trustees Becker, Beeson, Burke, Hartogh, Jenkins and Johns; Nays: none  
**Motion carried.**

**12. Motion to approve National Night Out Proclamation for National Night out on August 2, 2016**

Motion by: Trustee Jenkins; second by Trustee Becker  
Ayes: Trustees Becker, Beeson, Burke, Hartogh, Jenkins and Johns; Nays: none  
**Motion carried.**

**13. Motion to approve IDOT Resolution for Maintenance of Streets and Highway by Municipality Under the Illinois Highway Code \_\_**

Motion by: Trustee Hartogh; second by Trustee Jenkins  
Discussion: Ask IDOT to fix typographical error from 2015 to 2016 in the "to:" date.  
Ayes: Trustees Becker, Beeson, Burke, Hartogh, Jenkins and Johns; Nays: none  
**Motion carried.**

**14. Motion to approve contract for Ghost Ryder band for August 12, 2016 Concert in the Park \_\_**Country Rock band; a member lives here in town; has all of his own good sound and lights; he offered to help out with bands that don't their own lights and sound; a classic rock band (also Village resident is interested in September 9 if we want to have another band

Motion by: Trustee Beeson; second by Trustee Jenkins  
Discussion: Nicholas Cage will not be there.  
Ayes: Trustees Becker, Beeson, Burke, Hartogh, Jenkins and Johns; Nays: none  
**Motion carried.**

**15. Mayor Comments** included: None tonight

**16. Trustee Comments** included Trustee Hartogh: Golf outing McHenry County Council of Governments coming; let her know if we want a team; put together template to promote Village properties for sale (help from Mike); wanted to use building blocks and eye-catching colors; blessing?

Trustee Burke and Mayor Amrich: Yes. Trustee Hartogh: Shop Island Lake. Trustee Jenkins: Veterans Park Memorial Day Ceremony, Brass from the Past first concert. Trustee Becker: Portable toilet increased use of Eastway Park. Brian Bartnick: It's in our plans to enclose it.

Trustee Burke: none. Trustee Beeson: Chamber is making \$500 donation to special events; \$1,500 donation to come in June; Connie Mascillino is talking to businesses about parade participation; car show on fireworks day proposed by Dominick of State Rd (assistance from Sideouts). Trustee Jenkins contacted Trustee Beeson about Live for Lolly (in memory of a Stevenson High School student who died of an overdose). His family would like to set up an informational tent at Lakefest for awareness. Mayor: Good community awareness. Chief Sciarrone: Could be near National Night Out informational tent. Trustee Becker: Will Fire Department be there? Battalion Chief Mark Dierker: If you invite us, we'll come. We'll get off duty crew. Have Connie call me. Trustee Beeson: July 23 is the date.

Trustee Burke played a YouTube "ad" by Wayne Ewing for Lakefest 2016; Trustee Beeson: We are growing every year. Clerk Cooper: It was great to honor folks at the beginning of the meeting. We have a lot to be grateful for in the community. Mayor Amrich: New transformer hooked up. Thanks to Brian for Victory Garden work. Ken Wick: Weeds treated in lake last week. First week in June will be seawall work. Midwest Organics donated compost to Victory Garden.

Wayne Schell: Aggressive citation program in progress for overgrown grass. Contractor for new Immediate Care has been signed and reimbursement fee has been paid. Thanks to Brian for storm water help. Brian Bartnick: Electric is complete for transformer. 135 stump removal done including on island. Beaver update: Under control. Chief Sciarrone: National Night Out, inkless fingerprint and Identi-Kits information for July 23 at Lakefest; new Chevy Tahoe delivered on Wednesday; will take apart the old one.

**17. Public Comments** included Bob Carpenter: Apology for being late; hopes Marcie Night will be well enough to do bugling form Memorial Day Ceremony; "Taps" will be played at 3:00 p.m. He thanked the Village office staff for promotion efforts, requested use of the podium for the ceremony and requested permission to park on the grass at Veterans Park; said to be ready to learn something about numbers 15 and 150. You'll learn something about these numbers.

Ted Kipp: Suggested adding contract language about 10% overruns or language about "not-to-exceed"; stated that if you don't like work a contractor's done, you don't have to let him bid the next time; suggested adding language for a penalty and having contractors submit reports to Public Works. Mayor Amrich: That's done by engineers. I don't agree with all the comments made against contractor Berger. He's done a lot of work in the Village. Trustee Burke: Language allows us to accept lowest responsible bid.

**18. Executive Session for the purpose of discussing personnel pursuant to 5ILCS 120/2(c)(2)** None needed.

### **19. Adjournment**

Motion to adjourn by Trustee Hartogh; second by Trustee Jenkins  
Ayes: 6; Nays: 0 **Motion carried. Meeting adjourned at 9:15 p.m.**