

**VILLAGE OF HINSDALE  
ENVIRONMENT AND PUBLIC SERVICES COMMITTEE MINUTES  
MONDAY, SEPTEMBER 9, 2013**

Chairman Laura LaPlaca called the meeting of the Environment and Public Services Committee to order at 7:35 P.M., Monday September 9, 2013, in Memorial Hall of the Memorial Building, 19 East Chicago Avenue, Hinsdale, IL.

**PRESENT:** Chairman Laura LaPlaca, Trustee William Haarlow, Trustee Gerald Hughes, Trustee Bob Saigh

**ABSENT:** None

**ALSO PRESENT:** Kathleen Gargano, Village Manager; George Franco, Director of Public Services; Tom Bueser, Deputy Director of Public Services; John Finnell, Village Arborist; and Dan Deeter, Village Engineer.

**Approval of Minutes – June 10, 2013**

The EPS Committee reviewed the minutes from the June 10, 2013 meeting. Trustee Saigh motioned for approval of the June 10, 2013 minutes. Trustee Hughes seconded. The motion passed unanimously.

**Hinsdale Junior Women's Club (HJWC) Resale Event.** Chairman LaPlaca introduced this agenda item and Mr. Franco provided his comments. Ms. Tracy Zoberis and Ms. Kim Bird represented the HJWC's to request to rent the Public Services building for an annual, charity, re-sale event. Chairman LaPlaca stated that in recent years the Village policy was to avoid supporting charitable organizations monetarily or through the use of public building space (other than renting KLM) in order to not show favoritism nor set a precedent that would require the Village to offer these same facilities to all organizations. Committee members asked questions of the HJWC representatives and discussed the issues. The committee attempted to identify alternate locations where this event could be held including KLM, the Community House, and church properties. The committee did not approve the use of Public Services building by the HJWC.

**Graue Mill Flood Protection Update.** Chairman LaPlaca introduced this agenda item and discussed the Village's activities during the flooding events, participation in the flood protection investigations and grant applications, and the Village's willingness to provide future support once FEMA grants have been secured. Mr. Peter Schroth and John Donaker addressed the committee as representatives of the Graue Mill Home Owners Association (HOA). Mr. Thomas Burke, Graue Mills' consulting engineer, addressed the committee concerning the status of the engineering and update to the grant application. The committee had numerous questions for Mr. Burke concerning the

progress of the grant applications and methods to expedite that process. The committee also asked the Graue Mill HOA to periodically update staff concerning the status of the grant applications. At Chairman LaPlaca's request, Mr. John Donaker provided an update concerning the plan to improve ComEd support throughout the area.

Chairman LaPlaca then asked for any public comments. Comments were made by Mr. Joe Tye, Mr. Norman Resnik, Ms. Nancy Wichter, Ms. Cynthia Nielson, Mr. Dan Nagle, and others. Mr. Larry Klinger provided closing comments as a representative of the Graue Mill HOA.

### **Public Services Monthly Report**

Mr. Franco updated the committee on the Public Services activities. He and Mr. Finnell discuss the need for additional funds for stump removal due to increased tree losses from the Emerald Ash Borer (EAM). The Committee approved the allocation of additional funds for tree stump removal. Mr. Franco highlighted the 2013 Leaf Pick-Up program. The Committee approved Mr. Franco's request to seek quotes for sidewalk snow shoveling services.

### **Engineering Monthly Report**

Mr. Deeter updated the committee on the Engineering Projects. He also highlighted the results of the first year of the Flagg Creek water quality monitoring up and downstream of the Veeck Park CSO. The Committee discussed the broken sanitary service at 414 W. Fourth Street.

**To Recommend Adoption of an Ordinance Vacating Half of a Public Right-of-Way Situated East and Adjoining 544 W. Seventh Street at a Purchase Price of \$7,800.** Chairman LaPlaca introduced this agenda item. Mr. Deeter provided additional comments. Trustee Saigh moved to approve as amended. Trustee Hughes seconded. The motion passed unanimously.

### **Adjournment**

With no further issues to be brought before the Committee, Chairman LaPlaca adjourned the meeting at 9:46 P.M.

Respectfully submitted,

Dan Deeter  
Village Engineer

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## MEMORANDUM

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**DATE:** 10/3/13  
**TO:** CHAIRMAN LA PLACA AND THE EPS COMMITTEE  
**FROM:** GEORGE FRANCO  
**SUBJECT: PUBLIC SERVICES MONTHLY REPORT-SEPTEMBER  
2013**

The Public Services Department has been preparing for fall and winter concentrating on completing the asphalt grinding and resurfacing list, completing concrete and asphalt repairs from water main breaks and sewer repairs, and preparing winter snow removal equipment.

Public Service crews have continued to assist with special events which have included: the weekly Farmers Market, the annual Chamber of Commerce Garage Sale held at the Public Services building on September 21<sup>st</sup>, and the Madison School PTO run which was held on September 15<sup>th</sup>.

Upcoming events include the Hinsdale Bank's annual October-fest scheduled for October 5<sup>th</sup>, the Police/Fire Department open house on October 12<sup>th</sup>, Fall Festival held on October 19<sup>th</sup>, and the Rotary Run on October 26<sup>th</sup>.

Crews are nearly completed with the 2013-14 grinding and asphalt repair program. Since June, crews have removed and resurfaced approximately 708 tons of asphalt for these repairs for an approximate material cost of \$38,232.00. In comparison, at this time last year crews had removed and replaced 626 tons of asphalt for an approximate material cost of \$31,926.00. The repaired roadways are listed below:

- North Street from Vine to Madison
- Oak Street from Chicago to Woodside
- Orchard Place
- 6<sup>th</sup> Street Dalewood to Princeton\*\*

- Chicago Avenue Stough to Rte. 83 bridge
- Elm Street Chicago to 6th
- Harding Road from Woodland to 55<sup>th</sup>\*\*
- Hinsdale Junior High lot exit road\*\*
- Grant Street from 57<sup>th</sup> to 59<sup>th</sup>
- Hickory Street from Vine to Elm
- Walnut Street from Monroe to Bruner
- Chestnut Street from Lincoln to Vine
- Canterbury Court
- Briargate Terrace
- Washington Street from 2<sup>nd</sup> to 3<sup>rd</sup>
- Oak Street Hickory to Walnut
- Woodside Avenue dead end off Columbia
- Rosalie Court
- Garfield between 8<sup>th</sup> and 9<sup>th</sup>
- Jackson Street from Hinsdale Ave. to 8<sup>th</sup>
- Jefferson Street from Minneola to cul de sac

\*\*denotes locations added to the grinding/patching list

Public service crews also responded to and repaired 4 water main breaks during September. The date, type of material and size of the main breaks are as follows:

- |           |                                   |              |
|-----------|-----------------------------------|--------------|
| • 9/1/13  | 5615 S. Garfield Street           | 6" cast iron |
| • 9/18/13 | Third Street and Hillcrest Avenue | 6" cast iron |
| • 9/30/13 | 522 Pamela Circle                 | 6" cast iron |
| • 9/30/13 | 500 Bob-O-Link Drive              | 6" cast iron |

The Public Services has been involved in other projects which include:

- The coordination of sewer lining at Chicago Avenue and Garfield prior to the roadway resurfacing and the 800 block of south Vine Street which included sewer repair before the lining could be completed.
- Coordination of the resurfacing of the Highland Parking lot and Historical Society parking lot in conjunction with the Well 5 driveway.
- Continued assistance with the 2013 infrastructure program, completing shut-downs on water mains and responding to resident requests for service when water services are transferred.
- The removal of 28 trees (14 were EAB positive) by Village staff, and 4 trees removed by the Village's contractual vendor.
- The stump grinding, debris removal, and restoration of 221 tree stumps, with Village crews completing 104 and contractual crews completing 117 as of September 30<sup>th</sup>.
- One parkway tree was planted per a tree replacement agreement at 237 N. County Line Road.
- Staff reviewed and commented on 11 tree preservation plans submitted for building/demolition permits.
- The completion of contractual fertilization and pesticide applications at the following locations: Memorial Building grounds, Burlington Park, Symonds Drive green space, Police/Fire Department grounds, Pierce Park, West Hinsdale station grounds, Hinsdale Avenue green space from Garfield to Stough, Highland Park, Lincoln parking lot green space, Village lot green space, and green space west of Post Circle Drive.

- The assembly of 9 decorative garbage receptacles which were placed at Burns Field, Robbins Park, and Veeck Park. Thirteen picnic tables were assembled and placed at KLM and Brook Parks.
- The KLM grounds around the Lodge and two pavilions have been maintained for weddings and rentals.
- The weekly line striping and goal maintenance for the fall athletic season which includes: 21 soccer fields, 3 football fields, and 3 lacrosse fields.
- The mowing of one residence in town which were in violation of Village ordinance for long grass.
- The routine cleaning of parkland facility bathrooms, cleaning and maintenance of the Burlington Park Fountain, and emptying of garbage receptacles in the Business District and parklands.
- The removal of the summer annuals and roto-tilling of Business District planting beds. Spring flowering bulbs will be planted in October.
- The repair of 3 decorative light poles in the Business District which included bulb and ballast replacements.
- Placement of traffic counters as designated areas throughout the Village to assist the Police and Engineering Departments with traffic studies.
- The removal and replacement of 2 sets of banners in the Central Business District.
- The removal and storage of the existing granite top caps on the Burlington wall before the start of construction.
- Three crew members attended a wood chipper safety class presented by the Tree Care Industry Association, and three crew members also attended a training by IRMA on the new GHS hazard communication system.

Cc: Kathleen Gargano, President Cauley, and Board of Trustees

## PUBLIC SERVICE MONTHLY REPORT FOR

SEPT

2013.00

## ROADWAY

6.00	SIGNS
1.00	POSTS
2.00	SIGNS REPAIRED
	TONS OF COLD MIX USED FOR
2.00	POTHLES
101.00	TONS OF HOT MIX
	TONS OF GRAVEL FOR
4.00	ALLEYS
0.00	WHITE PAINT
0.00	YELLOW PAINT
15.00	MAN HOURS BASIN TOP CLEANING
4.00	MAN HOURS ALLEY GRADING
0.00	MAN HOURS ALLEY TRIMMING
	YARD OF
0.00	CONCRETE

## SNOW / ICE

0.00	Times crews where called out for snow and ice.
	Tons of road salt
0.00	used
0.00	Tons of sand used
0.00	Tons of salt + calcium for walks, ramps, stairs and train platforms.

## TREE MAINT

2.00	TREES TRIMMED BY VILLAGE STAFF	
28.00	TREES REMOVED BY VILLAGE STAFF	
	ELM TREES DETECTED BY	
52.00	STAFF	20 Pub. 32 Private
	ELM TREES REMOVED BY	
0.00	STAFF	
0.00	ELM TREES THAT HAVE HAD AMPUTATED LIMBS	
104.00	TREE STUMPS REMOVED BY STAFF	
1.00	TREES PLANTED	
0.00	TREES TRIMMED BY CONTRACTOR	
3.00	NON ELMS REMOVED BY CONTRACTOR	
1.00	ELMS REMOVED BY CONTRACTOR	
14.00	ASH TREES REMOVED DUE TO EAB	249 since Feb. 2011

## EQUIP MAINT

	SCHEDULED
12.00	MAINT
36.00	UNSCHEDULED REPAIRS

## WATER OPERATIONS

	GALLONS OF WATER PUMPED TO DISTRIBUTION
91266.00	SYSTEM
78793.00	PUMPED IN SEPTEMBER 2012
0.00	FEET OF SEWER LINES CLEANED

0.00	SEWER BACKUP INVESTIGATIONS
0.00	BASINS REPAIRED
0.00	BASINS REBUILT
1.00	BASINS CLEAN FROM DEBRIS INSIDE
149.00	METER READINGS
1.00	WATER METERS REPAIRED
10.00	WATER METERS INSTALLED
0.00	HYDRANTS REPAIRED
4.00	HYDRANTS FLUSHED
4.00	WATER MAINS REPAIRED
1.00	SEWER SERVICE LOCATED
529.00	J U L I E LOCATE REQUEST
2.00	WATER CONNECT OR DISCONNECT INSPECTIONS
	VALVES
8.00	EXERCISED
	VALVES
0.00	REPAIRED
8.00	WATER METERS REMOVED
	SEWER CONNECT
0.00	INSPECTIONS
0.00	FOUNTAINS SERVICED

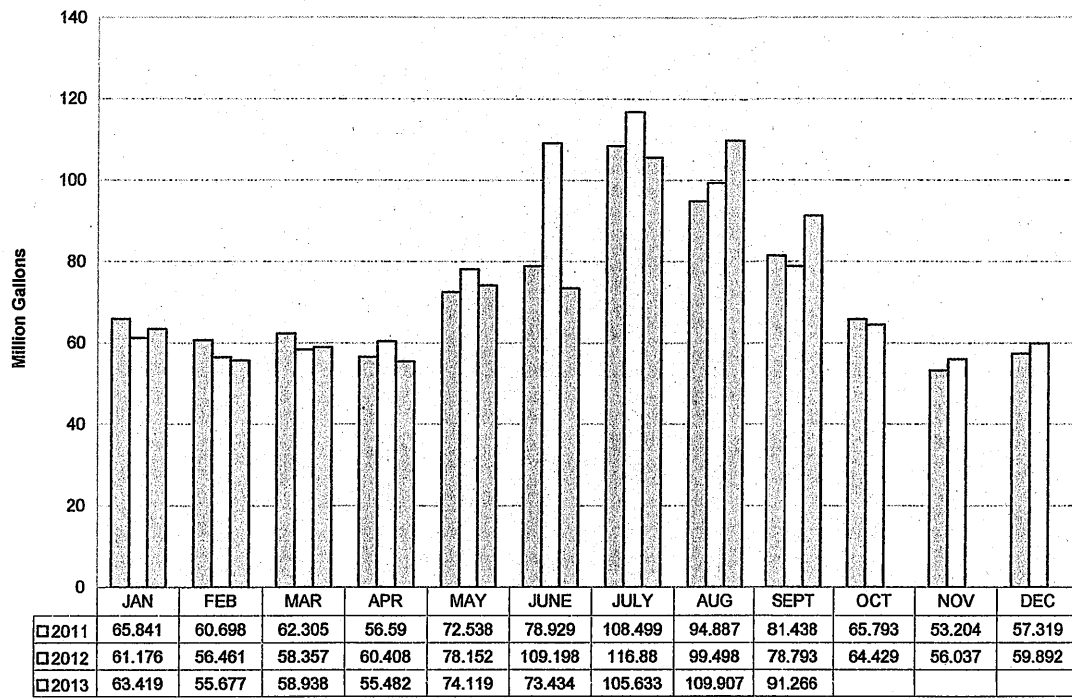
#### **PARKS MAINTENANCE**

Contractual landscape maintenance and mowing has continued during the month. Contractual fall fertilization and pesticide application were performed during the month. Routine maintenance of park facility bathrooms, refuse removal in the Business District and parklands, linestriping, and goal repairs were completed. The planting beds in the Business District are in the process of being prepared for the fall/winter seasons and the planting of spring flowering bulbs which will be completed in October. New garbage receptacles were assembled and delivered to Burns, Robbins, and Veeck parklands. During construction of the Burlington Park wall, staff was utilized to seal an abandoned storm drain in the construction area.

#### **BUILDING MAINTENANCE**

Building maintenance crews have been monitoring and servicing air systems in Village owned buildings, making repairs as needed. Service calls for the month of September include: cleaning of grease traps at KLM Lodge, Community Pool, and the Pierce Park concession stand. All Village building fire systems were inspected and serviced as needed. KLM Lodge required door lock repair, table leaf repair, and installation of a new water line at the north side of the building. PD/FD required electrical outlet repairs, wall repairs after locker removal, and cleaning of condensate lines. Public Services/Water Plant building required air conditioning repairs, drain rodding of mop sink, and shelving installation. Village Hall steam boilers are being prepared for the upcoming season and a new air conditioning unit was installed in the server room.

# MONTHLY PUMPAGE



VILLAGE OF HINSDALE - IL 0434520

MONTHLY REPORT

Month: September, 2013

Day	Dist x1000	Finished Water				Air Temp Average	Total Precip
		Free $Cl_2$ Avg (mg/l)	Turbidity Avg (NTU)	Fluoride Avg (mg/l)	H <sub>2</sub> O Temp Average		
1	2556	1.00	0.03	1.05	68		0.00
2	2764				68		0.00
3	3006	0.98	0.03	1.04	68	77	0.00
4	3542	0.99	0.03	1.05	68	75	0.00
5	3297	1.00	0.03	1.10	69	68	0.00
6	3344	0.98	0.03	1.08	69	80	0.00
7	3584	1.01	0.03	1.06	69		0.00
8	3596				69		0.00
9	3575	0.97	0.03	1.04	70	90	0.00
10	3968	0.98	0.03	1.06	70	92	0.00
11	3900	0.99	0.03	1.08	70	95	0.00
12	3756	1.01	0.03	1.10	70	75	0.00
13	3510	0.96	0.03	1.06	70	68	0.00
14	3501				70		0.00
15	2800	0.99	0.03	1.08	69	65	0.00
16	2712	0.98	0.03	1.03	69	68	0.00
17	2752	0.97	0.03	1.05	69	71	0.00
18	2839	0.99	0.03	1.03	69	80	0.00
19	2503	0.99	0.03	1.04	69	70	0.00
20	2679	0.98	0.03	1.03	69	85	0.00
21	2585	0.99	0.03	1.01	68	62	0.00
22	2604				68		0.00
23	2738	0.99	0.03	1.01	68	50	0.00
24	2730	1.00	0.03	1.03	67	70	0.00
25	2834	0.98	0.03	1.03	67	65	0.00
26	2821	0.99	0.03	1.06	67	72	0.00
27	2803	0.97	0.03	1.07	67	76	0.00
28	2902	1.08	0.03	1.06	67	75	0.00
29	2484				67		0.00
30	2581	0.99	0.03	1.06	66	65	0.00

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Day	Dist x1000	Free CL <sub>2</sub> Avg (mg/l)	Turbidity Avg (NTU)	Fluoride Avg (mg/l)	H <sub>2</sub> O Temp Average	Air Temp Average	Total Precip
Sum:	91266						0.00
Avg:	3042	0.99	0.03	1.05	68	74	0.00
Max:	3968	1.08	0.03	1.10	70	95	0.00
Min:	2484	0.96	0.03	1.01	66	50	0.00

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# VILLAGE OF HINSDALE, PLANT REPORT

Month: September, 2013

Day	Flow			— $Cl_2$ Residual —			Turbidity		Fluoride		$H_2O$ Temp		Air Temp		Total Precip (in)
	Valve 1 (kgal)	Valve 2 (kgal)	Total (kgal)	Analyzer (ppm)	Lab (ppm)	Average (NTU)	Average (ppm)	Average (F)	Average (F)	Average (F)					
1	2556	0	2556	0.94	1.00	0.03	1.05	68				0.00			
2	2764	0	2764	0.95				68				0.00			
3	3006	0	3006	0.93	0.98	0.03	1.04	68				0.00			
4	3542	0	3542	0.98	0.99	0.03	1.05	68				0.00			
5	3297	0	3297	0.96	1.00	0.03	1.10	69				0.00			
6	3344	0	3344	0.99	0.98	0.03	1.08	69				0.00			
7	3584	0	3584	0.99	1.01	0.03	1.06	69				0.00			
8	3596	0	3596	1.01				69				0.00			
9	3575	0	3575	0.91	0.97	0.03	1.04	70				0.00			
10	3968	0	3968	0.96	0.98	0.03	1.06	70				0.00			
11	3900	0	3900	0.97	0.99	0.03	1.08	70				0.00			
12	3756	0	3756	0.99	1.01	0.03	1.10	70				0.00			
13	3510	0	3510	0.99	0.96	0.03	1.06	70				0.00			
14	3501	0	3501	0.96				70				0.00			
15	2800	0	2800	1.04	0.99	0.03	1.08	69				0.00			
16	2712	0	2712	0.98	0.98	0.03	1.03	69				0.00			
17	2752	0	2752	0.90	0.97	0.03	1.05	69				0.00			
18	2839	0	2839	0.90	0.99	0.03	1.03	69				0.00			
19	2503	0	2503	0.88	0.99	0.03	1.04	69				0.00			
20	1515	1164	2679	0.95	0.98	0.03	1.03	69				0.00			
21	0	2585	2585	0.95	0.99	0.03	1.01	68				0.00			
22	0	2604	2604	0.95				68				0.00			
23	0	2738	2738	0.98	0.99	0.03	1.01	68				0.00			
24	0	2730	2730	0.98	1.00	0.03	1.03	67				0.00			
25	0	2834	2834	0.97	0.98	0.03	1.03	67				0.00			
26	0	2821	2821	0.94	0.99	0.03	1.06	67				0.00			
27	0	2803	2803	1.11	0.97	0.03	1.07	67				0.00			
28	0	2902	2902	1.05	1.08	0.03	1.06	67				0.00			
29	0	2484	2484	0.99				67				0.00			
30	0	2581	2581	0.90	0.99	0.03	1.06	66				0.00			
Sum:	63020	28246	91266									0.00			
Avg:	2101	942	3042	0.97	0.99	0.03	1.05	68				0.00			
Max:	3968	2902	3968	1.11	1.08	0.03	1.10	70				0.00			
Min:	0	0	2484	0.88	0.96	0.03	1.01	66				0.00			

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# VILLAGE OF HINSDALE, PLANT REPORT

Month: September, 2013

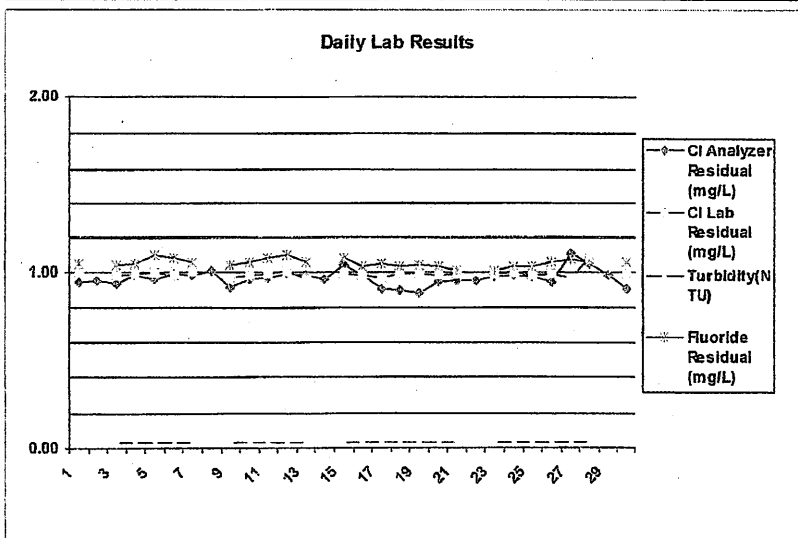
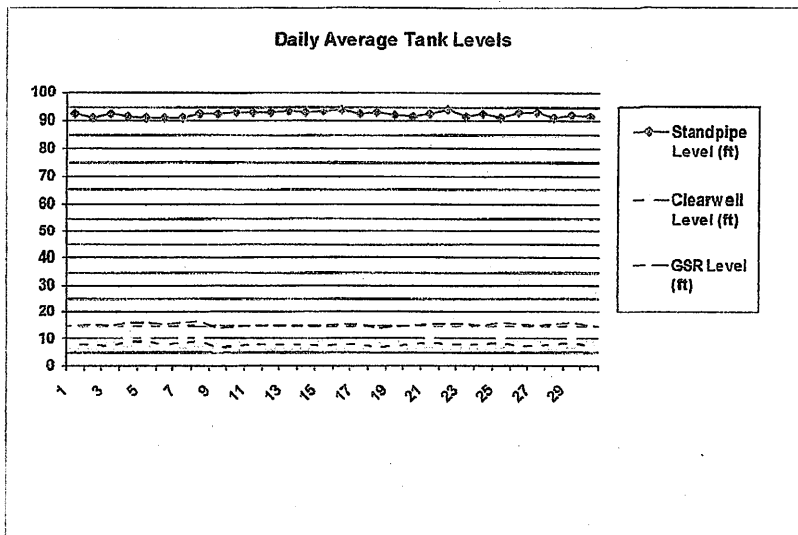
Day	Flow		Tank Levels			Pressures			Pump Run Times		
	Total (gpd)	Standpipe (ft)	Cleanwell (ft)	GSR (ft)	Upstream (psi)	System (psi)	HSP1 (hr)	HSP2 (hr)	HSP3 (hr)		
1	2556	90.7	8.3	15.5	92.8	64.3	0.0	0.0	4.9		
2	2764	90.5	7.9	15.2	94.3	64.4	0.0	0.0	4.4		
3	3006	90.0	7.7	15.1	92.1	64.7	0.0	0.0	6.4		
4	3542	90.0	7.8	15.3	91.9	65.1	0.0	0.0	6.3		
5	3297	90.2	8.3	15.7	91.2	65.1	0.0	0.0	6.2		
6	3344	89.0	7.9	15.2	91.9	64.6	0.0	0.0	6.4		
7	3584	89.7	8.1	15.5	91.3	65.2	0.0	0.0	5.4		
8	3596	90.4	8.4	15.8	90.6	65.6	0.0	0.0	4.5		
9	3575	87.7	7.5	14.9	91.8	64.9	0.0	0.0	8.4		
10	3968	88.3	7.3	14.6	92.0	65.1	0.0	0.0	6.4		
11	3900	87.6	7.6	14.9	91.0	64.6	0.0	0.0	8.8		
12	3756	87.9	7.7	15.0	89.6	64.7	0.0	0.0	8.9		
13	3510	88.6	7.9	15.4	89.7	64.5	0.0	0.0	6.2		
14	3501	89.5	7.8	15.3	90.7	65.0	0.0	0.0	3.5		
15	2800	90.8	7.9	15.4	92.6	64.6	0.0	0.0	5.4		
16	2712	91.3	7.9	15.7	92.8	64.7	0.0	0.0	4.5		
17	2752	90.5	7.8	15.6	92.4	64.3	0.0	0.0	5.2		
18	2839	90.2	7.3	14.8	94.4	64.5	0.0	0.0	5.9		
19	2503	90.6	7.4	14.7	93.8	63.9	0.0	0.0	2.5		
20	2679	91.2	7.7	15.0	91.4	64.4	0.0	0.0	3.0		
21	2585	91.3	8.0	15.5	93.3	64.6	0.0	0.0	4.1		
22	2604	91.2	8.0	15.7	92.6	64.8	0.0	0.0	4.9		
23	2738	90.6	7.7	15.4	93.2	64.6	0.0	0.0	5.6		
24	2730	90.0	7.7	15.4	90.7	64.5	0.0	0.0	5.5		
25	2834	90.8	7.9	15.7	92.0	64.8	0.0	0.0	4.2		
26	2821	90.6	7.6	15.5	92.6	65.0	0.0	0.0	6.2		
27	2803	90.7	7.4	15.3	92.5	64.8	0.0	0.0	6.6		
28	2902	90.8	7.5	15.4	91.7	65.0	0.0	0.0	6.1		
29	2484	91.5	7.8	15.8	95.1	64.6	0.0	0.0	4.2		
30	2581	90.5	7.4	15.3	93.8	64.5	0.0	0.0	6.5		
Sum:	91266						0.0	0.0	167.1		
Avg:	3042	90.1	7.8	15.3	92.2	64.7	0.0	0.0	5.6		
Max:	3968	91.5	8.4	15.8	95.1	65.6	0.0	0.0	8.9		
Min:	2484	87.6	7.3	14.6	89.6	63.9	0.0	0.0	2.5		

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# VILLAGE OF HINSDALE, SYSTEM TRENDS

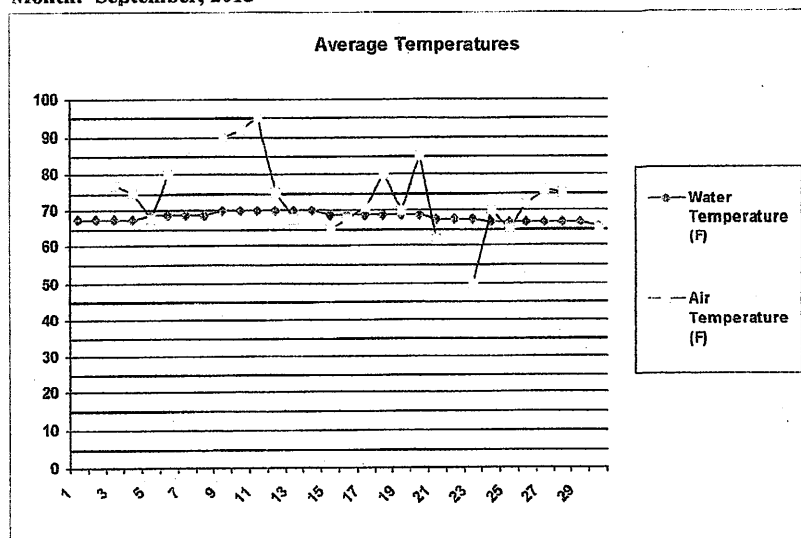
Month: September, 2013



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# VILLAGE OF HINSDALE, SYSTEM TRENDS

Month: September, 2013



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## MONTHLY REPORT FOR September, 2013

# of Bacteria samples	<u>25</u>
# of field chlorine	<u>21</u>
# of field turbidities	<u>21</u>
# of lab chlorine	<u>25</u>
# of lab turbidities	<u>25</u>
# of lab pH	<u>25</u>
# of lab fluoride	<u>25</u>
# of precipitation readings	<u>0</u>
# of temperature readings(air)	<u>23</u>
# of temperature readings(water)	<u>30</u>
# of DBP samples	<u>0</u>
# of Pumps serviced	<u>8</u>
# of Sprinkling Violations	<u>0</u>
# of UCMR3 Samples	<u>0</u>

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**MEMORANDUM**

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**DATE:** 10/3/13  
**TO:** CHAIRMAN LA PLACA AND THE EPS COMMITTEE  
**FROM:** GEORGE FRANCO  
**SUBJECT:** COM ED STREET LIGHT RELOCATION

The resident at 130 E. Third St. has requested to have the Com Ed wooden pole street light relocated from in front of their residence at their own expense. After the September EPS meeting, staff was instructed to pass out letters to the neighbors on this block to gain feedback on any possible concerns with the proposed relocation of the pole. These letters were hand delivered to all residences on the block and the Union Church stating the request and the proposed area for the pole to be relocated which is between the Union Church's entrance drive and the driveway at 127 E. Third St. Public Services staff has received no negative feedback from residents on this block regarding the pole relocation. The costs for this project will be borne by the requestor and completed by Com Ed include:

- Approximately \$1,000 for pole and light removal with **no** relocation.
- Approximately \$3,600 for pole and light removal and relocation.

Staff respectfully requests the Committee's direction to proceed with this request.

Cc: Kathleen Gargano, President Cauley, and Board of Trustees

## MEMORANDUM

**TO:** Chairman LaPlaca and EPS Committee  
**FROM:** Dan Deeter  
**DATE:** October 15, 2013  
**RE:** Engineering Monthly Report

The Engineering Division has continued to work with the Building Division in order to complete site inspections, as well as responding to drainage complaint calls. In total, three Engineering employees performed 165 site inspections for the month of September. The following capital improvement projects and engineering studies are underway.

### **Oak Street Bridge Replacement Engineering Phase I/Environmental Assessment**

- |   |                   |
|---|-------------------|
| ✓ Final Public Meeting                                    | 03/12/13          |
| ✓ Public comment period                                   | 03/13/13-04/05/13 |
| ✓ Summarize public meeting and comments into final report | 04/08/13-05/17/13 |
| ✓ Submit final project report into IDOT District 1        | 05/30/13          |
| ✓ IDOT District 1 final review                            | 05/30/13-09/30/13 |
| ➤ Phase 1 Design approval. (IDOT/ICC/FHWA sign-offs)      |                   |

### **Oak Street Bridge Replacement Engineering Phase II/Design Engineering**

- |  |                     |
|--|---------------------|
| ✓ Issued Request for Qualifications letters to four consultants        | 01/11/13            |
| ✓ Received two statements of qualifications-HR Green & Rempe-Sharpe    | 01/31/13            |
| ✓ Staff evaluates qualifications of engineering consultants            | 02/01/13-02/25/13   |
| ✓ EPS discussion of staff recommendation for best qualified consultant | 03/11/13            |
| ✓ HR Green develops design contract for Village review                 | 3/12/13-05/01/13    |
| ✓ IDOT District 1 reviews & approves consultant's proposal             | 05/01/13-05/16/13   |
| ✓ Board of Trustees approves design engineering contract               | 06/04/13            |
| ✓ IDOT HQ (Springfield) reviews & approves contract                    | 06/05/13 – 08/01/13 |
| ✓ Village was informed that FHWA approved beginning phase II           | 10/01/13            |
| ➤ Kick-off meeting with IDOT   | 10/15/13            |

### **Woodlands Green Infrastructure Improvements, Phase 1**

- |  |           |
|--|-----------|
| ➤ Final Completion (plantings, surface course)                     | June 2013 |
| ➤ The contractor will provide two years of rain garden maintenance |           |

### **2013 Resurfacing (N. CLR) and 2013 Reconstruction (W. Fourth Street)**

- Construction May – Nov. 2013
- 2013 Resurfacing (N. County Line Road and other streets)
  - Contractor has completed paving of all streets. Working on final punch list items.
  - As of 10/01/13, total construction change orders for 2013 Resurfacing to date: \$41,006. Remaining Project Budget/Contingency: \$80,202.
- 2013 Reconstruction (W. Fourth and other streets)
  - Contractor is behind schedule due to heavy rains in June, Nicor construction of new gas main & services, and labor & equipment shortages due to contractor job conflicts.
  - Third, Park, and Oak Street resurfacing have been completed.
  - Fourth, Sixth, Monroe, and Thurlow Streets reconstruction is nearing completion.
  - We are monitoring the reconstruction of the 800-block of S. Bodin in order to complete by mid-November.
  - As of 10/01/13, total construction change orders for 2013 Reconstruction to date: \$22,421 addition. Remaining Project Budget/Contingency: \$1,600,719.

### **FY 2013-14 Water Main Project** (Garfield WM from 55<sup>th</sup> St to 57<sup>th</sup> and Fuller WM, Justina to Mills)

- |  |                   |
|--|-------------------|
| ✓ Design Engineering Request for Proposals                 | 04/02/13-04/30/13 |
| ✓ Open Design Engineering Request for Proposals            | 04/30/13          |
| ✓ EPS reviews and recommends design engineering consultant | 05/13/13          |
| ✓ BOT awards design engineering contract                   | 05/21/13          |
| ➤ Design and Permitting                                    | 05/22/13-11/14/13 |
| • Bidding Process  | 11/15/13-12/19/13 |
| • Construction bids opened                                 | 12/19/13          |
| • EPS reviews and recommends construction contractor       | 01/15/14          |
| • BOT awards construction contract                         | 01/23/14          |
| • Water main construction                                  | 03/01/14-04/30/14 |

### **2014 Resurfacing (S. Adams), 2014 Reconstruction (Walnut St.), & Woodlands Phase 2**

- |   |                     |
|---|---------------------|
| ✓ Design Engineering Proposal presented to EPS/BOT    | February 2013       |
| ➤ Design Engineering & Permitting                     | Mar 2013 – Jan 2014 |
| ○ Staff has reviewed & commented on the 60% plan sets |                     |
| • Construction bidding                                | February 2014       |
| • Construction Contract Awarded                       | March 2014          |
| • Construction Starts                                 | April 2014          |

### **State and Federal Funding Opportunities**

A summary of the Grant Funds awarded or applied for by the Village of Hinsdale is attached.

Cc: President and Board of Trustees  
Village Manager

\$	21,623.25	\$	1,047.50	\$	25,030.57	\$	4,600.00
				\$	41,006.32	Addition	

Project Budget	Girardi Bid
Change Order Requests to date	Revised Contract Amount
Remaining Project Budget/Contingency	

Highlighted change order requests are new as of this revision.

Subtotal	\$ 26,174.45	\$ 3,753.06	\$ -	\$ -
Total		\$ 22,421.39	Addition	
Construction				
Project Budget		4,423,040.00		
Chicago/land Paving Bid	2,799,900.00			
Change Order Requests to date	\$ 22,421.39			
Revised Contract Amount		2,822,321.39		
Remaining Project Budget/Contingency		1,600,718.61		

**Village of Hinsdale  
Grant Funds Awarded in 2009 - 2013**

Source	Program	Purpose	Funds Available	Amount
Illinois Commerce Commission	Crossing Safety Improvement Program	Oak Street Bridge - 60% Funding	2015 Capital Budget	\$10,200,000
Senator Dillard	State Capital Bill	Oak Street Bridge	Effective January 1, 2011	\$825,000
West Suburban Mass Transit	Car Sale Proceeds	Oak Street Bridge Eng/Construction	50/50 Reimbursement	\$395,000
Illinois Dept of Transportation	Federal Highway Bridge Program	Oak Street Bridge Phase I	July 2010 - 80/20	\$680,000
DuPage Mayors & Managers	Federal Stimulus	S. Garfield Reconstruction	Paid Through IDOT	\$1,632,000
Senator Dillard & Rep Bellock	Emergency Repair Program	Street resurfacing	Upon Project Completion	\$300,000
Representative Bellock	State Capital Bill	N. Washington Reconstruction	Upon issuance of bonds	\$340,000
New Local Transportation Projects	State Capital Bill	Road Improvements	20% released October, 2010	\$389,540
Lyons Township	Bond Proceeds	KLM Park Pavilion	Upon Project Completion	\$150,000
DuPage Mayors & Managers	STP Program	Oak Street Bridge	2015 Capital Budget	\$3,830,000
IDNR	OSLAD	Improvements to KLM	Awarded	\$150,000
IEPA	ARRA/State Revolving Loan	Garfield Sewer Separation	Loan docs received 7/05/11	\$444,160
IEPA	ARRA/State Revolving Loan	Chestnut Sewer Separation	Loan docs received 8/16/11	\$3,728,196
DuPage Mayors & Managers	Surface Transportation Projects	Hinsdale Avenue Resurfacing		\$311,627
DuPage Mayors & Managers	Surface Transportation Projects	Chicago Avenue Resurfacing	Approved by DMMC	\$203,291
DuPage Mayors & Managers	Surface Transportation Projects	York/Garfield Resurfacing	11/16/11 for FY 2017	\$293,442
DuPage Mayors & Managers	Surface Transportation Projects	N. Madison Resurfacing		\$317,765
DuPage Mayors & Managers	Surface Transportation Projects	S. Madison Resurfacing	Approved by DMMC	\$274,000
West Suburban Mass Transit	Car Sale Proceeds	Highland Parking Lot	12/04/12 for FY 2018	\$100,000
Total			2/3 reimbursement	<u>\$24,564,021</u>

**Village of Hinsdale  
Grant Applications Under Consideration**

Source	Program	Purpose	Status	Amount
IDOT	Federal Highway Bridge Grant	Oak Street Bridge Phases II & III	Committed to by IDOT	\$4,895,000
State of Illinois	State of Illinois Capital Bill	Woodlands Phase 2	Request submitted 05/03/13	\$750,000
State of Illinois	State of Illinois Capital Bill	Fifth & Grant Stormwater Mgmt	Request submitted 05/03/13	\$325,000
State of Illinois	State of Illinois Capital Bill	North Madison Stormwater Mgmt	Request submitted 05/03/13	\$525,000
Total				<u>\$6,495,000</u>

**Veeck Park Wet Weather Facility  
Hinsdale, Illinois**

Date	Bar Screen Channel Down Stream (feet)	Overflow Height Above Weir (feet)	Storage Tank Elevation (feet)	Precipitation (inches of water or water equivalent)	Cumulative Monthly Rainfall
09/01/13	0.01		2.82	0.14	
09/02/13	0.00		3.02		
09/03/13	0.01		3.77		
09/04/13	0.00		2.77		
09/05/13	0.00		2.69		
09/06/13	0.00		2.22		
09/07/13	0.04		1.80		
09/08/13	0.00		1.96		
09/09/13	0.00		2.33		
09/10/13	0.00		2.03		
09/11/13	0.00		5.47		
09/12/13	0.00		4.36		
09/13/13	0.00		2.31		
09/14/13	0.00		2.36		
09/15/13	0.00		2.55	0.32	
09/16/13	0.00		2.74		
09/17/13	0.00		2.12		
09/18/13	0.00		1.92	0.29	
09/19/13	0.00		2.84		
09/20/13	0.00		2.07		
09/21/13	0.05		2.09		
09/22/13	0.01		2.16		
09/23/13	0.00		2.20		
09/24/13	0.00		2.17		
09/25/13	0.00		2.78		
09/26/13	0.00		2.72		
09/27/13	0.00		2.76	0.01	
09/28/13	0.00		2.71	0.35	
09/29/13	0.00		4.07		
09/30/13	0.01		2.93		

Total Precipitation in September 1.11  
Departure from Normal: -2.16

**Notes:**

1. Minimum tank elevation is 2.0 feet to avoid running the pumps dry and damaging them.
2. Rain data from Hinsdale Middle School weather station.

DATE: October 15, 2013

4A

# REQUEST FOR BOARD ACTION

<b>AGENDA</b>	<b>ORIGINATING</b>
<b>SECTION NUMBER</b> EPS Consent Agenda	<b>DEPARTMENT</b> Community Development
<b>ITEM</b> Alley Vacation Request –722 S. Bruner St	<b>APPROVAL</b> Dan Deeter Village Engineer

Attached please find an ordinance vacating a portion of a public alley adjacent to 722 S. Bruner Street. Also included is the appraisal report establishing a fair market value for the vacated property. A plat of vacation will be prepared upon approval of this request for recording at DuPage County. The alley has previously had vacations approved and is therefore not a through alley right-of-way.

The appraisal established the value of the property at approximately \$19.50 per square foot. The property to be vacated contains an area of 455 square feet. The total appraised value of the property is \$8,900.

**MOTION: To Recommend Adoption of an Ordinance Vacating Half of a Public Alley Right-of-Way Situated West and Adjoining 722 S. Bruner Street at a Purchase Price of \$8.900.**

<b>APPROVAL</b>	<b>APPROVAL</b>	<b>APPROVAL</b>	<b>APPROVAL</b>	<b>MANAGER'S APPROVAL</b>
<b>COMMITTEE ACTION:</b>				
<b>BOARD ACTION:</b>				

## VILLAGE OF HINSDALE

### ORDINANCE NO. \_\_\_\_\_

#### **AN ORDINANCE AUTHORIZING THE VACATION OF A CERTAIN PORTION OF AN UNIMPROVED ALLEY SITUATED WEST OF AND ADJOINING 722 S. BRUNER STREET IN THE VILLAGE OF HINSDALE, DUPAGE AND COOK COUNTIES, ILLINOIS**

**WHEREAS**, the Village of Hinsdale, DuPage and Cook Counties, Illinois (the "Village") is a duly authorized and existing municipal corporation created under the provisions of the laws of the State of Illinois and under the provisions of the Illinois Municipal Code, as from time to time supplemented and amended; and

**WHEREAS**, the property owner of 722 S. Bruner Street, Hinsdale, Illinois, which property is identified by permanent index number ("P.I.N.") 09-11-410-012, has requested that a certain portion of an alley, as more fully described below, be vacated in order to be developed and maintained by said property owner; and

**WHEREAS**, Section 11-91-1 of the Illinois Municipal Code, 65 ILCS 5/11-91-1 *et seq.* (2007) (the "Code"), authorizes the Village to determine whether or not the public interest is served by vacating an alley, or part thereof, within its corporate boundaries, by an ordinance duly adopted by the affirmative vote of three-fourths of the trustees then holding office; and

**WHEREAS**, the Code further provides that upon vacation of an alley, or any part thereof, by the Village, title to the vacated property vest in the then owner or owners of land abutting thereon; and

**WHEREAS**, the Village President and Board of Trustees of the Village of Hinsdale (the "Corporate Authorities") have determined that the relief to the public from the further burden and responsibility of maintaining a certain portion of the alley, as more fully described below, and to return said portion to the tax rolls for the benefit of all taxing bodies is in the public interest.

**NOW THEREFORE, BE IT ORDAINED** by the President and Board of Trustees of the Village of Hinsdale, DuPage and Cook Counties, State of Illinois, as follows:

**Section 1. Recitals Incorporated.** The above recitals and findings are incorporated herein and made a part hereof.

**Section 2. Vacation of Unimproved Alley.** Pursuant to the terms of this Ordinance, the Village shall vacate an 7.0' x 65' portion of the unimproved alley

situated west of and adjoining 722 S. Bruner Street, Hinsdale, Illinois (the "Subject Property"), legally described, as follows:

Lots 16, 17, and the north 15 feet of Lot 18 in Hinsdale Heights, a Subdivision of the West Half of Block 22 (except the North 151.0 Feet) in Stough's Second Addition to Town of Hinsdale, a Subdivision of the East Half of Section 11, Township 38 North, Range 11, East of the Third Principal Meridian, According to the Plat Thereof Recorded June 10, 1914 as Document 116770, in DuPage County, Illinois

P.I.N. 09-11-410-012

**Section 3. Plat of Vacation Approved.** The Plat of Vacation, a copy of which is attached hereto as Exhibit A and made a part hereof, is approved.

**Section 4. Conditions of Vacation.** The Subject Property is vacated subject to any existing easement of public record for any public or private utility for the maintenance, renewal and construction or reconstruction of public and private utilities and that the Village reserves unto itself as a corporate municipality and to any public utility, its successors or assigns, the right to maintain and relocate any respective facilities in, under, across and along those parts of the public alley as herein vacated, with the right of access thereto at all times for any and all such purposes as may be reasonably required for the construction, maintenance and efficient operation of said equipment pursuant to any existing easement of public record.

**Section 5. Payment of Consideration and Title to Vacated Property.** Upon the vacation of the Subject Property, title thereto shall be acquired by and vest to the property owner of 722 S. Bruner Street, Hinsdale, Illinois upon the payment of eight thousand, nine hundred dollars (\$8,900.00) to the Village by the property owner as fair market value for the Subject Property. The vacation of the Subject Property, and the recording of the Plat of Vacation, shall not be effective until said payment is received pursuant to Section 11-91-1 of the Code, 65 ILCS 5/11-91-1.

**Section 6. Execution of Documents.** The Village President, Village Clerk and all other officials are hereby authorized to take any and all action and execute any and all documents required to implement said vacation and record this Ordinance and the Plat of Vacation with the applicable county recorder of deeds upon the payment of the consideration set forth in Section 5 of this Ordinance.

**Section 7. Severability and Repeal of Inconsistent Ordinances.** If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity thereof shall not affect any of the other provisions of this Ordinance. All ordinances in conflict herewith are hereby repealed to the extent of such conflict.

**Section 8. Effective Date.** This Ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet form in the manner provided by law.

PASSED this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

AYES:

NAYES:

ABSENT:

APPROVED this \_\_\_\_\_ day of \_\_\_\_\_, 2013

\_\_\_\_\_  
Thomas Cauley, Village President

ATTEST:

\_\_\_\_\_  
Christine Bruton, Deputy Village Clerk

**SUMMARY APPRAISAL REPORT**

**A 7' X 65' PORTION OF THE UNIMPROVED  
ALLEY SITUATED WEST AND ADJOINING  
722 SOUTH BRUNNER STREET  
HINSDALE, ILLINOIS**

**Prepared For**

**Mr. Dan Deeter  
Village of Hinsdale  
19 East Chicago Avenue  
Hinsdale, Illinois 60521**

**Prepared By**

**C.A. Benson & Associates, Inc.  
419 North La Grange Road  
La Grange Park, Illinois 60526**

**C.A. BENSON & ASSOCIATES, INC.**  
**419 North La Grange Road - La Grange Park, IL 60526**  
**P.O. Box 157 - La Grange, IL 60525**  
**(708) 352-6056 Fax (708) 352-6070**

September 18, 2013

Mr. Dan Deeter  
Village of Hinsdale  
19 East Chicago Avenue  
Hinsdale, IL 60521

Re: Summary Appraisal of a 7' x 65' portion of  
unimproved alley situated west and adjoining 722  
South Brunner Street, Hinsdale, Illinois

Dear Mr. Deeter:

In accordance with your request, I have inspected the above captioned property and analyzed all pertinent factors relative to it in order to estimate its "as is" market value of the fee simple interest. The property was inspected on September 17, 2013, which is the effective date of this valuation.

The property consists of a 7' by 65' portion of unimproved alley located west and adjoining 722 South Brunner Street, Hinsdale, Illinois. It contains 455 square feet and is zoned R-4, Single-Family Residential.

Based on this analysis, it is my opinion that the "as is" Market Value of the subject property as of September 17, 2013 was

<p><b>EIGHT THOUSAND NINE HUNDRED DOLLARS</b> <b>(\$8,900)</b></p>
--

This is a Summary Appraisal Report, which is intended to comply with the reporting requirements set forth under Standards Rule 2-2(b) of the Uniform Standards of Professional Appraisal Practice for a Summary Appraisal Report. As such, it presents only summary discussions of the data, reasoning and analyses that were used in the appraisal process to develop the appraiser's opinion of value. Supporting documentation concerning the data, reasoning and analyses is retained in the appraiser's file. The depth of discussion contained in this report is specific to the needs of the client and for the intended use stated below. The appraiser is not responsible for unauthorized use of this report.

# C.A. Benson & Associates, Inc.

## PURPOSE OF THE APPRAISAL:

The purpose of this appraisal is to provide my best estimate of the market value of the subject real property as of the effective date. *Market Value* is defined by the federal financial institutions regulatory agencies as follows:

*Market Value* means the most probable price which a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller each acting prudently and knowledgeably, and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby:

1. Buyer and seller are typically motivated;
2. Both parties are well informed or well advised, and acting in what they consider their own best interests;
3. A reasonable time is allowed for exposure in the open market;
4. Payment is made in terms of cash in U.S. dollars or in terms of financial arrangements comparable thereto; and
5. The price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions granted by anyone associated with the sale.

(Source: Office of the Comptroller of the Currency under 12 CFR, Part 34, Subpart C-Appraisals, 34.42 Definitions (f))

**INTENDED USE:** The function of this appraisal is to assist the Village of Hinsdale with a possible sale of the subject.

**INTENDED USER:** The intended user of this appraisal report is the client.

**INTEREST VALUED:** Fee simple

**DATE OF INSPECTION:** September 17, 2013

**EFFECTIVE DATE OF VALUE:** September 17, 2013

**DATE OF REPORT:** September 18, 2013

**APPRAISAL DEVELOPMENT AND REPORTING PROCESS:** In preparing this appraisal, I have

- Inspected the subject property;
- Gathered and confirmed information on comparable sales;
- Applied the Sales Comparison Approach to Value to arrive at an indicated value.

This Summary Appraisal Report is a brief recapitulation of my data, analyses and conclusions. Supporting documentation is retained in my file.

**COMPETENCY OF THE APPRAISER:** The appraiser has the appropriate knowledge and experience to complete this assignment competently as illustrated by the Qualifications of the Appraiser statement contained within this report.

# C.A. Benson & Associates, Inc.

## DESCRIPTION OF REAL ESTATE APPRAISED:

The subject property is situated in the Village of Hinsdale, approximately 20-miles southwest of the City of Chicago's Central Business District. Hinsdale is bordered by Oak Brook to the north, Burr Ridge to the south, Western Springs to the east and Clarendon Hills to the west.

Hinsdale is a residential community that has a population of 16,834 residents as of the 2010 census and an average family income of \$150,024 (2009). Over the past 12 months, the average sale price of a single-family residence in Hinsdale was \$1,016,647, which is a 5.6% increase over the prior 12 month average sale price of \$962,555. This is reflective of a moderate improvement in the overall market.

Hinsdale is a substantially built-up community and is one of the communities in the Southern DuPage County suburbs, which include Burr Ridge, Clarendon Hills, Darien, Downers Grove, Glen Ellyn, Lisle, Naperville, Oak Brook, Oakbrook Terrace, Warrenville, Westmont, Wheaton, Willowbrook, Winfield and Woodridge. The majority of these are mid-aged to older established communities that have reached maturity. Redevelopment of new single-family residences is occurring in Hinsdale, Clarendon Hills and Downers Grove on sites where older residences have been demolished. The overall composition of the area provides most amenities such as adequate employee base, established commercial/residential areas and municipal services, educational facilities, etc. The area hospitals include Good Samaritan, La Grange Community and Hinsdale. Hinsdale has a thriving central business district and the Oak Brook Center and Yorktown Center regional shopping malls are in nearby driving distance.

The major transportation systems include the North-South Tollway (I-355), the Tri-State Tollway (I-294) and the East-West Tollway (I-88). In addition, the Metra Commuter Trains and Pace Buses service Hinsdale.

More specifically, the subject property is located in the southwest section of Hinsdale. The immediate area is approximately 98% built-up with single-family residences of varying architectural designs in the range of 0 to 80+ years. The price range varies from \$275,000 for smaller existing single-family residences to in excess of \$1,500,000 for new custom two story residences. Many of the older, smaller residences have been torn down and redeveloped with large custom single-family residences. The immediate occupancy of the neighborhood consists of professionals, executives and white-collar workers. Maintenance level is good and there were no adverse conditions noted on the date of inspection.

Overall, the community of Hinsdale and the subject neighborhood are stable without any land changes anticipated with the exception of residential development of new single residents on lots that were previously improved with older homes. The strengths of the community include the viable central business district, the good community services, ample shopping, proximity to major transportation systems and the historically strong demand for residential, retail and office properties.

The subject property is the east 7' of a 14' wide unimproved alley. It has a width of 65', which is equal to the width of the adjoining residence located at 722 South Brunner Street. It is rectangular in shape and has a calculated area of 455 square feet. It is in an R-4, Single Family Residence District which requires a minimum lot area of 10,000 square feet and 70 or 80 feet of street frontage depending on whether the site is an interior or corner parcel. The subject property is not buildable and would be of use only to the adjoining property owner. It is in a zone "X" area of minimal flooding activity per FEMA Map #17043C0903H, dated December 16, 2004.

# C.A. Benson & Associates, Inc.

## **ESTIMATE OF EXPOSURE TIME:**

The subject property is a 7' x 65' section of an unimproved alley, which can only be sold to the adjoining property owner. As such, estimating a marketing time is futile as a potential sale is reliant on the adjoining property owner's willingness to buy the property. The typical marketing time for area buildable sites and single-family residences is 3 to 9 months.

## **PERMANENT INDEX NUMBER:**

The subject is a section of unimproved alley, which has no permanent index number.

**TOTAL 2012 ASSESSED VALUE:** Not assessed

## **THREE-YEAR PROPERTY HISTORY:**

According to FIRREA and the Uniform Standards of Professional Practice of the Appraisal Foundation, I am required to report and analyze any sale transactions involving the subject property during the past three years or any listing or pending sale transaction involving the subject property.

The subject is part of an unimproved alley under ownership by the Village of Hinsdale. This appraisal will be used as an estimate of market value for a possible sale of the property.

## **HIGHEST AND BEST USE ANALYSIS:**

The subject consists of a 7' x 65', rectangular shaped portion of unimproved alley. It cannot be developed by itself and has value only to the adjoining property owner. It is my opinion that the highest and best use of the subject property is in conjunction with the adjoining residential property.

## **SUMMARY OF ANALYSIS AND VALUATION:**

As indicated, the Sales Comparison Approach to Value will only be used.

## **SALES COMPARISON APPROACH TO VALUE AS IMPROVED:**

Definition: A set of procedures in which a value indication is derived by comparing the property being appraised to similar properties that have been sold recently, then applying appropriate units of comparison, and making adjustments to the sale prices of the comparables based on the elements of comparison.\*

\*Source: Page 255, *The Dictionary of Real Estate Appraisal*, Appraisal Institute, Fourth Edition.

# C.A. Benson & Associates, Inc.

## SALES COMPARISON APPROACH TO VALUE - Continued

In order to estimate the market value of the subject property by the Sales Comparison Approach, I have analyzed the following sales.

1. **223 South Bodin Street, Hinsdale** was reported sold in December 2012 for \$355,000. This is a 60 foot by 134.25 foot parcel zoned R-4, containing 8,055 square feet. The sales price was equal to \$44.07 per square foot.
2. **741 South Bodin Street, Hinsdale** was reported sold in May 2012 for \$256,000. This is a 50 foot by 125 foot parcel zoned R-4, containing 6,250 square feet. The sales price was equal to \$40.96 per square foot.
3. **632 South Stough Street, Hinsdale** was reported sold in May 2012 for \$345,000. This is a 59 foot by 134 foot parcel zoned R-4, containing 7,906 square feet. The sale price was equal to \$43.64 per square foot.
4. **224 South Thurlow Street, Hinsdale** was reported sold in August 2012 for \$299,000. This is a 50 foot by 133.5 foot parcel zoned R-4, containing 6,675 square feet. The sale price was equal to \$44.79 per square foot.

### Commentary

The above sales were all improved with older smaller single-family residences and the sale prices were reflective of land value. Since their acquisitions, three of the existing residences has been demolished and one is vacant and will most likely be demolished. They sold from \$40.96 to \$44.79 per square foot and averaged \$43.36 per square foot for a buildable site.

The subject consists of a 455 square foot unimproved alley that is not buildable and can only be sold to an adjoining property owner. Historical comparisons of varying size sites indicated that additional rear site area above the standard size lot contributes at a rate of 45% of the base lot. For this analysis, 45% of the \$40.96 average value of a buildable site or \$19.51 per square foot, rounded to \$19.50 per square foot is indicated.

# C.A. Benson & Associates, Inc.

## SALES COMPARISON APPROACH TO VALUE - Continued

Based on the above analysis, it is my opinion that \$19.50 per square foot is indicated for the subject property.

455 square feet @ \$19.50 per square foot = \$8,872

**INDICATED VALUE BY THE SALES COMPARISON APPROACH: \$8,900**

### COMMENT AND FINAL VALUE CONCLUSION:

Based on the sales data analyzed in this report, it is my opinion that the "as is" fee simple market value of the subject property as of September 17, 2013 was

<p><b>EIGHT THOUSAND NINE HUNDRED DOLLARS</b> <b>(\$8,900)</b></p>
--

Respectfully submitted,

C.A. BENSON & ASSOCIATES, INC.



Charles A. Benson, Jr., SRA  
Illinois State Certified General Real Estate Appraiser  
License #553.000387 (Exp. 9/30/13)

# C.A. Benson & Associates, Inc.

## ASSUMPTIONS AND LIMITING CONDITIONS

1. This is a Summary Appraisal Report, which is intended to comply with the reporting requirements set forth under Standard Rule 2-2(b) of the Uniform Standards of Professional Appraisal Practice for a Summary Appraisal Report. As such, it might not include full discussions of the data, reasoning, and analyses that were used in the appraisal process to develop the appraiser's opinion of value. Supporting documentation concerning the data, reasoning and analyses is retained in the appraiser's file. The information contained in this report is specific to the needs of the client and for the intended use stated in this report. The appraiser is not responsible for unauthorized use of this report.
2. No responsibility is assumed for legal or title considerations. Title to the property is assumed to be good and marketable unless otherwise stated in this report.
3. The property is appraised free and clear of any or all liens and encumbrances unless otherwise stated in this report.
4. Responsible ownership and competent property management are assumed unless otherwise stated in this report.
5. The information furnished by others is believed to be reliable. However, no warranty is given for its accuracy.
6. All engineering is assumed to be correct. Any plot plans and illustrative material in this report are included only to assist the reader in visualizing the property.
7. It is assumed that there are no hidden or unapparent conditions of the property, subsoil or structures that render it more or less valuable. No responsibility is assumed for such conditions or for arranging for engineering studies that may be required to discover them.
8. It is assumed that there is full compliance with all applicable federal, state and local environmental regulations and laws unless otherwise stated in this report.
9. It is assumed that all applicable zoning and use regulations and restrictions have been complied with, unless a non-conformity has been stated, defined and considered in this appraisal report.
10. It is assumed that all required licenses, certificates of occupancy or other legislative or administrative authority from any local, state or national governmental or private entity or organization have been or can be obtained or renewed for any use on which the value estimates contained in this report are based.
11. Any sketch in this report may show approximate dimensions and is included to assist the reader in visualizing the property. Maps and exhibits found in this report are provided for reader reference purposes only. No guarantee as to accuracy is expressed or implied unless otherwise stated in this report. No survey has been made for the purpose of this report.

# C.A. Benson & Associates, Inc.

## ASSUMPTIONS AND LIMITING CONDITIONS - Continued

12. It is assumed that the utilization of the land and improvements is within the boundaries or property lines of the property described and that there is no encroachment or trespass unless otherwise stated in this report.

13. The appraiser is not qualified to detect hazardous waste and/or toxic materials. Any comment by the appraiser that might suggest the possibility of the presence of such substances should not be taken as confirmation of the presence of hazardous waste and/or toxic materials. Such determination would require investigation by a qualified expert in the field of environmental assessment. The presence of substances such as asbestos, urea-formaldehyde foam insulation, or other potentially hazardous materials may affect the value of the property. The appraiser's value estimate is predicated on the assumption that there is no such material on or in the property that would cause a loss in value unless otherwise stated in this report. No responsibility is assumed for any environmental conditions or for any expertise or engineering knowledge required to discover them. The appraiser's descriptions and resulting comments are the result of the routine observations made during the appraisal process.

14. Unless otherwise stated in this report, the subject property is appraised without a specific compliance survey having been conducted to determine if the property is or is not in conformance with the requirements of the Americans with Disabilities Act. The presence of architectural and communications barriers that are structural in nature that would restrict access by disabled individuals may adversely affect the property's value, marketability or utility.

15. Any proposed improvements are assumed to be completed in a good workmanlike manner in accordance with the submitted plans and specifications.

16. The distribution, if any, of the total valuation in this report between land and improvements applies only under the stated program of utilization. The separate allocations for land and buildings must not be used in conjunction with any other appraisal and are invalid if so used.

17. Possession of this report, or a copy thereof, does not carry with it the right of publication. It may not be used for any purpose by any person other than the party to whom it is addressed without the written consent of the appraiser, and in any event, only with proper written qualification and only in its entirety.

18. Neither all nor any part of the contents of this report (especially any conclusions as to value, the identity of the appraiser, or the firm with which the appraiser is connected) shall be disseminated to the public through advertising, public relations, news sales, or other media without prior written consent and approval of the appraiser.

# C.A. Benson & Associates, Inc.

## CERTIFICATION

I certify that, to the best of my knowledge and belief...

- the statements of fact contained in this report are true and correct.
- the reported analyses, opinion, and conclusions are limited only by the reported assumptions and limiting conditions, are my personal, impartial, and unbiased professional analyses.
- I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- I have performed no services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.
- I have no bias with respect to the property that is the subject of this report or to the parties involved with this assignment.
- my engagement in this assignment was not contingent upon developing or reporting predetermined results.
- my compensation for completing this assignment is not contingent upon the development or reporting of a predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.
- my analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the *Uniform Standards of Professional Appraisal Practice*.
- I have made a personal inspection of the property that is the subject of this report.
- no one provided significant professional assistance to the person signing this certification.
- the reported analyses, opinions and conclusions were developed, and this report has been prepared in conformity with the Code of Professional Ethics and Standards of Professional Appraisal Practice of the Appraisal Institute.
- the use of this report is subject to the requirements of the Appraisal Institute relating to review by its duly authorized representatives.



Charles A. Benson, Jr., SRA  
Illinois State Certified General Real Estate Appraiser  
License #553.000387 (9/30/13)

# C.A. Benson & Associates, Inc.

## QUALIFICATIONS OF CHARLES A. BENSON, JR.

### EDUCATION

University of Wisconsin, Madison, B.B.A., 1974  
Majoried in Real Estate and Urban Land Economics

### APPRAISAL COURSES SUCCESSFULLY COMPLETED

S.R.E.A. Courses 101 (1972), 201 (1976), 202 (1989)  
A.I.R.E.A. Course VIII (1978)  
Standards of Professional Practice - Parts A & B, Appraisal Institute 1998  
USPAP Update – 2012-2013

### SEMINARS

Residential Design and Functional Utility; Subdivision Analysis; Rates, Ratios & Reasonableness; Valuation Under Federal Lending Regulations; Appraisal of Retail Properties; Industrial Valuation: Conditions of the Chicago Real Estate Market, 2012; Fair Lending and the Appraiser: Valuation of Detrimental Conditions in Real Estate; Partial Interest Valuation – Undivided; Forecasting Revenue; Illinois Appraiser's Update – 2004 thru 2012; Professionals Guide to the Uniform Residential Appraisal Report; Appraisal Challenges: Declining Markets and Sales Concessions; The Discounted Cash Flow Model: Concepts, Issues and Applications.

### EXPERIENCE

Actively engaged in the real estate appraisal business since 1975; has made appraisal of thousands of properties of various types including single family residences, apartment buildings, commercial, industrial, special use properties and vacant land.

### **Clients**

Appraisal clients include: Inland Bank, American Metro Bank, Banco Popular, Midwest Bank, National City Bank, First National Bank of LaGrange, Highland Community Bank, Cathay Bank, Pacific Global Bank, Suburban Bank & Trust, United Trust Bank, The University of Chicago, attorneys, individuals, corporations and others.

Qualified as an expert witness for the Circuit Court of Cook County and the Circuit Court of DuPage County.

### AFFILIATIONS

- The Appraisal Institute - Received SRA designation in April 1988.
- Holds State of Illinois Real Estate Managing Broker's License #471.011778.
- Member of the Realtor Association of the West/South Suburban Chicagoland.
- State Certified General Real Estate Appraiser, State of Illinois, License No. 553.000387.

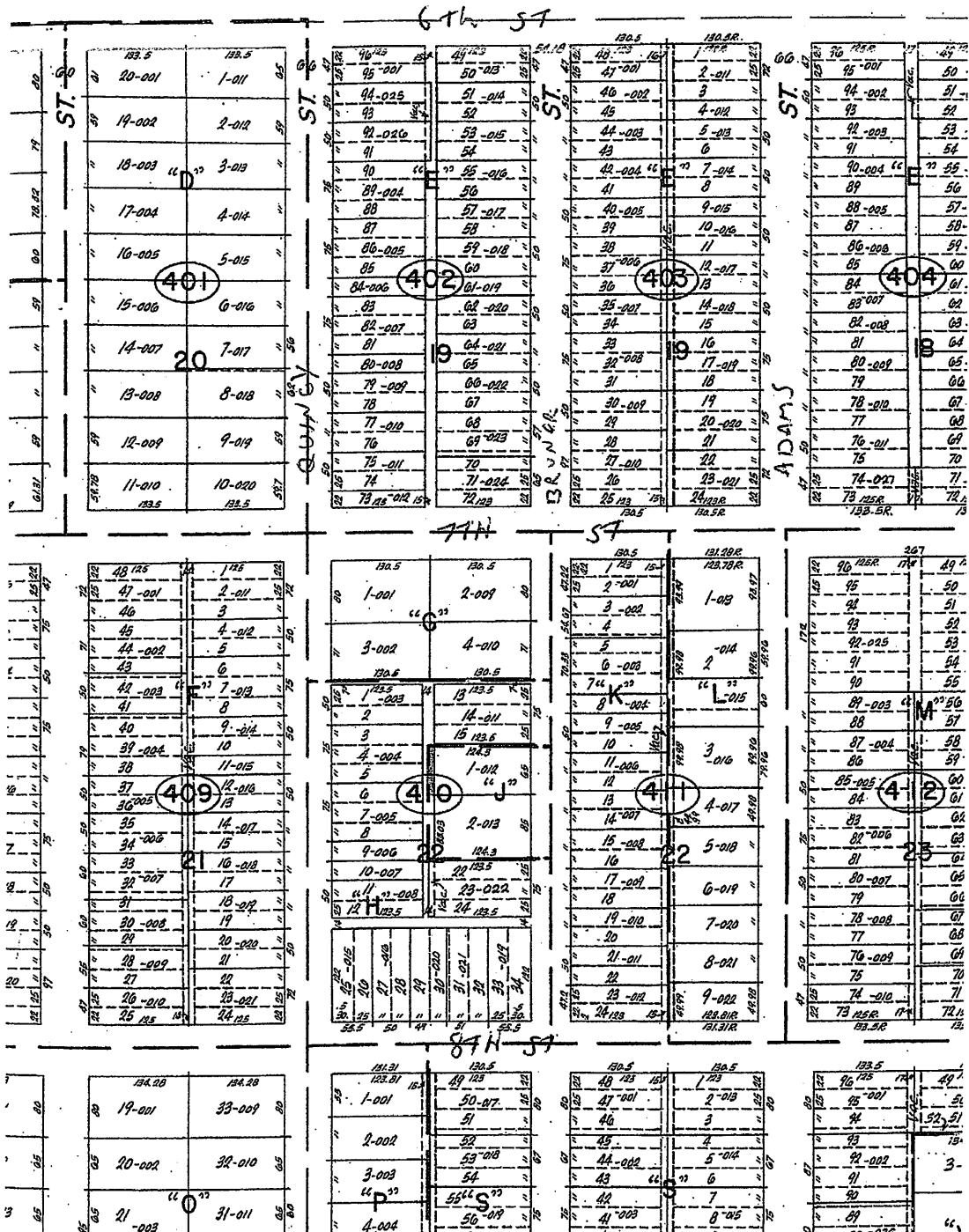
# C.A. Benson & Associates, Inc.

## **ADDENDUM**

### **Sidwell Map**

# C.A. Benson & Associates, Inc.

## SIDWELL MAP (Subject Shaded in Red)



**REQUEST FOR BOARD ACTION**

<b>AGENDA</b> EPS Agenda <b>SECTION NUMBER</b>	<b>ORIGINATING</b> <b>DEPARTMENT PUBLIC SERVICES</b>
<b>ITEM</b> CBD SIDEWALK SHOVELING	<b>APPROVAL</b>

The 2013-14 Budget includes \$4,000 funding in account #2202-7399 for the service of snow removal on sidewalks in the Central Business District in the event of a measurable snow event of over two inches. Last year this service was awarded to Fuller's Home and Hardware in the amount of \$595 per event which was utilized three times for a snow removal cost of \$1,785. Staff received 3 quotes for this service with the low bid received from Fuller's Home and Hardware, with a quote of \$595.00 per event. Quotes received are attached and listed below:

Company	Quoted Price
Fuller's Home & Hardware	\$595 per event
Tovar Snow Professionals	\$625 per 2"-4" event, \$875 per 4.1" to 6" event, \$1,187.50 6.1" to 8" event, hourly rate above 8.1"
Beverly Snow & Ice, Inc	\$1,200 up to 5" event; \$240 for every inch over 5.

**Budget Impact:** There is no immediate budget impact at this time. The low bid price will account for 6 shoveling events for the season. Staff will not exceed the budgeted amount without prior approval from the Village Manager.

**MOTION:** To award the service of snow removal on sidewalks in the Central Business District to Fuller's Home and Hardware, in the amount of \$595.00 per event, not to exceed the budgeted amount of \$4,000 without prior approval from the Village Manager.

**STAFF APPROVALS**

<b>APPROVAL</b>	<b>APPROVAL</b>	<b>APPROVAL</b>	<b>APPROVAL</b>	<b>MANAGER'S APPROVAL</b>
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**COMMITTEE ACTION:**

**BOARD ACTION:**

# FULLER'S Home & Hardware

Fuller's Home & Hardware  
Snow Removal Contract

Dear Village of Hinsdale

The winter season is quickly approaching. We at Fuller's Home & Hardware are looking forward to serving you as best as possible with our snow removal service. We promise to serve you and take care of your property like we would our own. We will clean all walks when approval is given.

Thank you for your business:

Doug Fuller Jr  
Fuller's Home & Hardware

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Credit Card #: \_\_\_\_\_

EXP.: \_\_\_\_\_ CVC Code: \_\_\_\_\_

Signature: \_\_\_\_\_

Phone #: \_\_\_\_\_

Snow Removal Price: **\$595.00**

35 East First Street • Hinsdale, IL 60521  
(630) 323-7750 • (630) 323-0039 Fax



## SERVICE COMMITMENT

Tovar Snow Professionals  
195 Penny Avenue  
East Dundee, IL 60118  
PHONE (877) 249-6401  
FAX (847) 695-0417  
www.tovarsnow.com

### Tovar Snow Professionals

### Snow Removal

**TO:**

Tom Bueser (630) 789-7000  
19 East Chicago Avenue  
Hinsdale, IL 60521

**REGARDING:**

Village of Hinsdale  
19 East Chicago Avenue  
Hinsdale, IL 60521

**Term of Agreement**

2013 / 2014 Snow Season

November 15 - April 15 of each year

☐ 1 Year ☐ 3 Years ☐ 5 Years

2% price increase per year

Payments are due at 10 days from receipt of invoice

### SERVICES PROVIDED

Service Level: 2" Snowfall  
Area Covered: Sidewalk Areas  
Services Begin: 2" of Snow Fall on Property

### SERVICES PROVIDED BY REQUEST ONLY

Snow Pile Removal

Thaw / Refreeze

Blowing / Drifting

### PRICING

**SHOVELING EACH OCCURRENCE:**

2" - 4" Shovel:	\$625.00
4.1"-6" Shovel:	\$875.00
6.1"-8" Shovel:	\$1,187.50
Above 8.1" Snowfall:	Hourly Rates

### HOURLY RATES FOR REQUESTED SERVICES

Plow truck: \$95.00 / hr.

Skid Steer: \$110.00 / hr.

Labor: \$35.00 / hr.

3 Yard Loader: \$195.00 / hr.

Semi Dump: \$110.00 / hr.

ATV: \$55.00 / hr.

### AGREEMENT

Respectfully Submitted by  
Mike Mobile

DATE

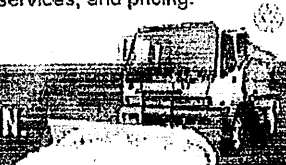
This quote is valid for current snow season only

Accepted By

DATE

This service commitment will become part of final contract that outlines terms, services, and pricing.

**INSTANT COMMUNICATION. INSTANT ACTION. INSTANT RELAXATION.**



**Main Headquarters**16504 S. Dixie Hwy  
Markham, IL 60428**Beverly**  
*Snow & Ice, Inc.*Ph: (708) 331-8511  
Fax: (708) 331-4887  
24 Hr: (708) 289-6066Company ID#  
Property ID#**SNOW PLOWING AND SALTING CONTRACT**For the 2013/2014 Winter Season  
November 1, 2013 Through April 30, 2014**BILLING CONTACT INFORMATION**Company: Village of Hinsdale Public Services  
Address: 19 E Chicago Ave  
City: Hinsdale  
State: IL Zip: 60521  
Billing Contact: Tom Bueser  
Title: Assistant Director  
Main Office #: (630) 789-7045  
Direct Office #: (630) 789-7046  
Office Fax #: (630) 789-7046  
Cell #:  
Home #:  
Alternate #:  
Office Email Address: [tbueser@villageofhinsdale.org](mailto:tbueser@villageofhinsdale.org)  
24 Hr Emergency #:  
(please indicate what % is)**JOB SITE INFORMATION**Job Site: Village of Hinsdale Public Services  
Address: 19 E Chicago Ave  
City: Hinsdale  
State: IL Zip: 60521  
Job Site Contact: Tom Bueser  
Title: Assistant Director  
Main Office #: (630) 789-7045  
Direct Office #:  
Office Fax #: (630) 789-7046  
Cell #:  
Home #:  
Alternate #:  
Office Email Address: [tbueser@villageofhinsdale.org](mailto:tbueser@villageofhinsdale.org)  
24 Hr Emergency #:  
(please indicate what % is)

All properties will automatically be serviced at one (1) inch of snow accumulation or when National Weather Services determine that hazardous conditions exist due to icing, freezing rain, and/or sleeting conditions. The plowing quotes listed below are a flat rate price for the first 1 - 5 inches of snow. This is your "base rate". There will be an additional charge for each inch of snowfall in excess of the 5" base rate. Plowing services will commence only after normal business hours. Plowing services requested during normal business hours and / or plowing of blowing and drifting snow will ONLY be performed upon verbal authorization or predetermined conditions and will be billed at a pro-rated charge based off the "base rate" and based on the degree of services performed. Hourly rates may apply. Any changes made to contract must be approved by BSI, Inc. and an original must be signed and resubmitted to BSI, Inc.

Snow Plowing ('Base Rate') 1-5" N/A Cost per inch above 'Base Rate' #VALUE! (This cost is calculated by dividing the 'Base Rate' by 5)  
Salt Application N/A Salt applied after plowing when warranted by temperatures for safety of patrons/employees**Optional Services: Check Selected Optional Services (prices are per occurrence per service)**☐ Shovel Sidewalks('Base Rate') 1-5" \$1,200.00  
☐ Calcium Chloride \$1,200.00Cost per inch above 'Base Rate' \$240.00 Service our site before 7:00 AM  
Calcium applied after plowing when warranted by temperatures for safety of patrons/employees**JOB SITE SCOPE OF WORK**

# of Dock Areas on Site:

# of Areas Requiring Keys:

Plowing Instructions: This contract specifically excludes plowing of parking lots or any pavement.

Salting Instructions: This contract specifically excludes plowing of parking lots or any pavement.

Shoveling Instructions: Public Sidewalks in Downtown Hinsdale. Hinsdale Ave from Garfield to Lincoln. 1st St from Garfield to Lincoln. 1st St from Lincoln to Harris Bank. Washington St from Hinsdale to 2nd St. Garfield from Hinsdale to 1st. 2nd St from Washington to Lincoln. Lincoln from Harris Bank.

Calcium Instructions: Public Sidewalks in Downtown Hinsdale. Hinsdale Ave from Garfield to Lincoln. 1st St from Garfield to Lincoln. 1st St from Lincoln to Harris Bank. Washington St from Hinsdale to 2nd St. Garfield from Hinsdale to 1st. 2nd St from Washington to Lincoln. Lincoln from Harris Bank.

Additional Instructions:

If not the owner, I certify that I am a duly authorized agent of the owner and that I am authorized to sign this agreement on behalf of the owner. Further, I have read and agree to the terms of this document, including all terms stated on the reverse side

Print Name: \_\_\_\_\_

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

Date Signed: \_\_\_\_\_

Print Name: James Esposito

Signature: \_\_\_\_\_

Title: President

Date Signed: \_\_\_\_\_

Beverly Snow & Ice, Inc. will not service accounts that are past due. Invoices are due upon receipt.  
This Proposal may be withdrawn by Beverly Snow & Ice, Inc. if not accepted within 60 days due to the rising cost of fuel and salt.  
Fuel and salt prices quoted are subject to a surcharge in the event of unprecedented levels and continuing volatility in the market.

**REQUEST FOR BOARD ACTION**

<b>AGENDA</b> EPS Agenda <b>SECTION NUMBER</b>	<b>ORIGINATING</b> <b>DEPARTMENT PUBLIC SERVICES</b>
<b>ITEM</b> CALCIUM CHLORIDE TANK REPLACEMENT	<b>APPROVAL</b>

The 2013-14 Budget includes \$20,000 funding in account #2201- 7918 to provide for the replacement of the calcium chloride tank which stores the Villages liquid deicing chemical at the Public Services Department building. The current tank, which age is unknown, has been worn by UV rays and has valves which do not work correctly. Staff has received three quotes for the replacement of the tank, pre-wet system, and plumbing which are listed below and attached.

Company	Quoted Price
Industrial Systems Ltd.	\$10,695.00
Hawkins Inc.	\$15,022.68
Andrews Martin Mechanical	\$24,874.00

**Budget Impact:** There will be no adverse budget impact. A budget savings of approximately \$9,300 will be attained if the low quote is approved.

**MOTION:** To approve the issuance of a purchase order to Industrial Systems Ltd., in the amount of \$10,695 for replacement of a calcium chloride tank replacement.

**STAFF APPROVALS**

<b>APPROVAL</b>	<b>APPROVAL</b>	<b>APPROVAL</b>	<b>APPROVAL</b>	<b>MANAGER'S</b> <b>APPROVAL</b>
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**COMMITTEE ACTION:****BOARD ACTION:**

Industrial Systems, Ltd.  
 112 West Route 120  
 Lakemoor, IL 60051  
 Tel: 815-344-5566 • Fax: 815-344-5588

# ISL Quote

Village of Hinsdale  
 Jason  
 (630) 789-7044 office  
 (630) 688-1901 cell

Date:  
 September 19, 2013

Reference:  
 Pre-Wet 2000 Dispenser & Tank

Submitted By	FOB	Delivery	Terms
Greg Schams		Included	Net 30 days from delivery

Quantity	Product Description	Price
✓ 1	<b>Pre-Wet 2000</b> Ice Control Pre-Wetting System. 230 VAC or 110 VAC Single Phase pump. 20 Amp w/ control box, lamp, and (2) handheld remote transmitters. Adjustable timer. <b>No pump included.</b> Included is a spray bar assembly with 2 nozzles and we will replace the 1 1/2" Schedule 80 PVC running to the spray bar. Also includes (2) 2" strainer units to filter the fill and discharge runs. <b>This is an installed price!</b>	\$5,330.00
✓ 1	Heavy Weight Norwesco 6000 gl. Vertical Poly Tank. 102" Diameter X 182" Height. 16" man opening on top. (2) 3" Outlet drain bulkheads <b>with</b> (2) 2" Poly Banjo Valves. A clear poly hose sight tube w/ poly bulkheads & all SS fittings & valve. A 2" schedule 40 PVC pipe w/ 2" Banjo valve & 3 way valve run from base of tank up & into tank through a bulkhead fitting. Premium Wt. For liquids up to 1.9 Specific Gravity. Color is Blue. Installation of tank and removal of old tank is included in price.	\$5,365.00
1	<del>The same setup as above except with an Ace 6250 gl. Vertical Poly Tank Model # VT6250-102 Premium Weight for liquids as heavy as 1.9 specific gravity. Color is blue. 102" Diameter X 194" Height. 16" man opening on top.</del> <b>\$500.00 Savings over Norwesco Tank!</b>	\$4,865.00

TOTAL = \$10,695.00

<u>Note</u>
<u>Important</u>
Prices good for acceptance and shipment in 30 days only, unless such time is extended in writing. Quantities shown above are not guaranteed.

Greg Schams

# HAWKINS, INC. WATER TREATMENT GROUP

32040 South Route 45  
Peotone, IL 60468  
Phone: 708.258.3797 Fax: 708.258.3789

Date: 10-1-13

To: Hinsdale, Village of

Attn.: Tom Bueser, Jason Ostrowski

RE: Calcium Chloride System replacement

Quotation Expires: 60 days

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## QUOTATION PROPOSAL

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This quotation constitutes an offer to furnish the items listed subject to: terms and conditions stated hereon: receipt of your purchase order by Hawkins Water Treatment Group, Inc.; and written acceptance of your order by Hawkins Water Treatment Group, Inc. and /or the manufacturer(s) involved as follows:

Gentlemen, thank you for your patience with this. Per your request here is the pricing we had discussed.

Qty: 1, Lump Sum Project to include: - 6,000 Snyder HDLPE Vertical Storage Tank.  
- Removal of current system (including tank).  
- New Plumbing to replace current configuration.  
- Timer replacement.  
- PVC Pump Box (Black Poly) with Hinged Cover.  
- Additional plumbing to allow product circulation.

Price quoted as 1 lump sum ..... \$15,022.68

Thank you for giving me the opportunity to quote you for these products, and I look forward to working with you. Please feel free to contact me on my cell at (708) 334-0400 with any questions or concerns.

Sincerely,  
Michael Carroll

Branch Manager  
Hawkins Water Treatment Group

ANDREWS MARTIN MECHANICAL  
Phone (847) 301-3500  
Fax (847) 524-0894

810 Morse Ave.  
Schaumburg, IL 60193  
andrewsmartin.com

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January 30, 2013

Quote # 1-4271

Mr. Jason Ostrowski  
Village of Hinsdale  
225 Symonds Drive  
Hinsdale, IL 60521

Dear Mr. Ostrowski,  
Re. Complete removal and replacement of the Calcium Chloride Tank and Piping

- Furnish articulating boom lift to traverse the parking lot and reach out to disassemble and remove the existing feed line.
- Remove the riser piping up the side of the shed from the pump station.
- Dismantle the existing Calcium tank on site and dispose in the customer supplied dumpster on site.
- Dismantle the remaining portion of the existing piping arrangement reserving only the newer pump, nozzles, and remote signal control.
- Furnish and set in place one new weather tight enclosure with new timer and starter for pump operations.
- Furnish materials and labor to set in place one new 6k gallon Calcium Chloride holding tank with two new openings for piping connections.
- Furnish materials and labor to fabricate on site the new ridged truck fill station to the tank.
- Furnish materials and labor to re pipe the feed line to the salt area resembling the previous arrangement.
- Reinstall the existing fill nozzles to the new piping system in the previous location.
- Pipe the newer pump arrangement as discussed in the site survey with additional series of valves to create the mixture recirculation system for consistency.

Our pricing for this complete replacement project is \$24,874.00, plus sales tax where applicable.

This price does not include overtime, building permit, fees, drawings. This pricing is valid for 15 days. For new customers Andrews Martin requests a deposit of 50% with a signed PO, and Balance Net 10

Mr. Ostrowski, thank you for the opportunity to submit our proposal. If you would like to have us perform this installation, please sign the customer approval section that below and return via fax to 847-524-0894. Should you have any questions regarding this proposal, please do not hesitate to call me at 847-301-3500 or 630-915-6027.

Sincerely  
John Jamrozik AMM

---

***Customer Approval***

Date: \_\_\_\_\_

Accepted By: \_\_\_\_\_

Title: \_\_\_\_\_

P.O. # \_\_\_\_\_

**REQUEST FOR BOARD ACTION**

<b>AGENDA</b> EPS Agenda <b>SECTION NUMBER</b>	<b>ORIGINATING</b> <b>DEPARTMENT PUBLIC SERVICES</b>
<b>ITEM</b> SURPLUS VEHICLE AUCTION	<b>APPROVAL</b>

Public Services has routinely participated in the annual DuPage Mayors and Managers Conference (DPMM) vehicle and public works auctions to dispose of surplus vehicles and equipment. Beginning this year, DPMM has partnered with Obenauf Auction Services to offer online internet auctions which the Village may participate in. Attachments from DPMM and Obenauf Auction Services are attached. The Public Services department has the following surplus vehicles due for disposal:

1. 1990 Chevy Hi Cube van.
2. 1998 GMC Sierra utility truck.
3. 2000 Chevy Silverado pick-up truck with plow.
4. 2002 GMC Sierra pick-up truck with plow.
5. 2003 Ford Ranger.
6. 2007 Ford 500.

**Budget Impact:** There will be no adverse budget impact. Money collected by the sale of the vehicles after fees will be incorporated into the Village's general fund.

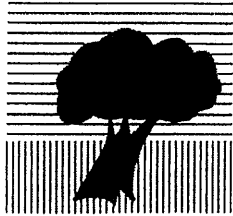
**MOTION:** To approve the disposal of surplus Village equipment through the DuPage Mayors and Managers Conference .

**STAFF APPROVALS**

<b>APPROVAL</b>	<b>APPROVAL</b>	<b>APPROVAL</b>	<b>APPROVAL</b> 	<b>MANAGER'S</b> <b>APPROVAL</b> 
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**COMMITTEE ACTION:**

**BOARD ACTION:**



## **DUPAGE MAYORS AND MANAGERS CONFERENCE**

*an association of municipalities representing 1,000,000 people*

1220 Oak Brook Road  
Oak Brook, Illinois 60523  
(630) 571-0480  
Fax: (630) 571-0484

Founded June 19, 1962

### **MEMBER MUNICIPALITIES**

Addison  
Aurora  
Bartlett  
Bensenville  
Bloomingdale  
Bolingbrook  
Burr Ridge  
Carol Stream  
Clarendon Hills  
Downers Grove  
Elmhurst  
Glendale Heights  
Glen Ellyn  
Hanover Park  
Hinsdale  
Itasca  
Lisle  
Lombard  
Naperville  
Oak Brook  
Oakbrook Terrace  
Roselle  
St. Charles  
Villa Park  
Warrenville  
Wayne  
West Chicago  
Westmont  
Wheaton  
Willowbrook  
Winfield  
Wood Dale  
Woodridge

April 1, 2013

For over 10 years, the DuPage Mayors and Managers Conference has successfully partnered with Obenauf Auction Services to offer your community access to a full line of Live Auction Services. In response to our members' changing needs, DMMC is transforming that partnership and offering a new level of service through Obenauf's OnLine Internet Auctions.

Beginning March 1, 2013, DMMC is pleased to offer our members the following special DMMC OnLine Auction Proposal in partnership with Obenauf:

- \$125 member fee to list vehicles and large equipment (i.e. rolling stock),
- 15 percent member fee on smaller equipment and miscellaneous items (i.e. welders, chain saws, mowers, office related equipment, etc.),
- 10 percent buyers fee will be charged by Obenauf Auction Services, and
- *2 percent of the buyer's fee collected, along with the member's fee, will go back to the Conference.*

And there is no waiting involved. Your community can begin listing vehicles and equipment *immediately*, simple instructions are attached.

Years of experience shows that Obenauf gets the buyers, so our members can get the prices they need on their vehicles. By listing online transactions with Obenauf<sup>1</sup>, your community will continue to get this benefit while also supporting DMMC. Your participation will ultimately help keep DMMC revenues strong and membership dues low.

Additional details are attached. Please consider contacting Obenauf and participating in a DMMC Auction. If you have questions, contact Suzette Quintell at 630.571.0480 x227 or [squintell@dmmc-cog.org](mailto:squintell@dmmc-cog.org). Thank you for your consideration, and I look forward to your community's participation in this exciting new member service.

Best Regards

Rodney S. Craig, President, DuPage Mayors and Managers Conference; President, Village of Hanover Park

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<sup>1</sup> Obenauf Auction Services, Inc, offers complete OnLine services, including input and handling of all data for each OnLine auction, invoicing, receipt of payments and settlements. Obenauf Action Service, Inc. will also be the liaison between the municipality and buyer to respective achieve any reserve price if one is set and not met.



## OBENAUF AUCTION SERVICE, INC.

847-546-2095 847-546-2097 (FAX)

ILLINOIS LICENSED AUCTION FIRM #444000105

REGISTERED WISCONSIN AUCTION COMPANY #22

MUNICIPAL • INDUSTRIAL • COMMERCIAL • INTERNET SALES

810 MAGNA DR., ROUND LAKE, IL 60073

[www.ObenaufAuctions.com](http://www.ObenaufAuctions.com)

[www.ObenaufAuctionsOnline.com](http://www.ObenaufAuctionsOnline.com)

JIM OBENAUF, AUCTIONEER

Illinois Licensed Auctioneer #441000108  
Registered Wisconsin Auctioneer #2016-52

BILL OBENAUF, AUCTIONEER

Illinois Licensed Auctioneer #440000236  
Registered Wisconsin Auctioneer #114

LINDA OBENAUF, AUCTIONEER

Illinois Licensed Auctioneer #441000132

### Instructions for the OnLine Consignment Form

Request form from Obenauf Auction Service, Inc. by calling (847) 546-2095. An e-mailed form will be sent. Please follow the instructions below to complete form for submission.

- ~ Download and save the form into Microsoft word (**NOT IN A PDF FORMAT**).
- ~ Follow the format and examples that are provided for you.
- ~ Type **ALL** of your descriptions on ONE form following the format provided.
- ~ **Delete** the samples provided for you.

When taking your pictures, make sure they match with the descriptions.

- ~ Number your items before taking the pictures.
- ~ Number your pictures accordingly to the descriptions.
- ~ Downsize pictures to 800 x 600.
- ~ Put the pictures into a zip folder before sending.
- ~ If selling vehicles please send pictures of titles.

Attach both the consignment form and pictures and e-mail to:  
**[Auctionjim@comcast.net](mailto:Auctionjim@comcast.net)**

If you have any further questions, please feel free to contact our office.

Thank you,  
Obenauf Auction Service, Inc.  
(847) 546-2095



*"QUALITY SERVICE SINCE 1984"*  
*"LICENSED AND INSURED"*



***Form to Consign an Item***  
***To Obenauf Auction Service "OnLine" Auction Website***  
***www.ObenaufAuctionsOnLine.com***

**To list your item on this site - email all information to: [Auctionjim@comcast.net](mailto:Auctionjim@comcast.net)**

**NAME:**

**ADDRESS:**

**PHONE NUMBER(S):**

**EMAIL ADDRESS:**

**CONTACT PERSON:**

**~ Complete Description ~**

**YEAR; MAKE; MODEL; VIN; MILES OR HOURS; MOTOR; TRANSMISSION; ACCESSORIES & CONDITION.**

**Description**

**Type in complete description**

**.01**

2001 GMC Yukon Denali VIN: ----- (98,633 miles) black, 5.7L gas, auto trans, 4x4, leather heated seats front and rear, power windows, running boards, double door in back, Bose stereo with 6 disc CD changer, interior in good condition with minor wear, fold down back seats, exterior has minor scratches and some small dings, tires like new, just had recent tune up, no rust.      **Start @ \$500    Reserve @ \$2,500**

**.02**

Craftsman roll-around bottom tool box with 3 large drawers and one flip open huge storage space and "Vulcan" top tool box with 10 drawers and flip open top. All drawers work although a few stick. Very light surface rust on sides.    **Start @ \$5    No reserve**

***(Tell all you can about condition including any damages or faults - Pictures are a must - 4 to 10 in jpeg format) (Reserve Price: Be reasonable, don't expect to get retail prices - No Reserve auctions Do Best)***

**Type in multiple items in this space below.**

**~ Inspection and Pickup arrangements ~**

**CONTACT PERSON:**

**LOCATION:**

**HOURS:**

**PHONE NUMBER:**

All funds will be collected by **Obenauf Auction Service, Inc.** and paid to the consignor via an OAS check within approximately 30 days of the completion of the auction. A **Sellers Fee of 3%** will be deducted from the settlement check (All information and pictures provided via email by the consignor).

If **OAS** has to come to your facility to compile the item(s) information and take pictures an additional rate of \$35 per man hour will be deducted from your settlement.

I HEREBY COMMISSION **OBENAUF AUCTION SERVICE, INC.** TO SELL THE ITEMS LISTED. I CERTIFY THAT I AM THE OWNER OF THE LISTED MERCHANDISE AND HAVE GOOD TITLE FOR DELIVERY TO PURCHSER AND THAT ALL ITEMS ARE FREE FROM ANY AND ALL ENCUMBRANCES. I AGREE TO ACCEPT ALL RESPONSIBILITY FOR PROVIDING ACCURATE DESCRIPTION OF MERCHANDISE SOLD **(IF ANY MERCHANDISE DESCRIPTION IS MIS-REPRESENTATED BY THE SELLER, YOU WILL BE REQUIRED TO TAKE YOUR ITEM BACK OR NEGOTIATE PRICE).** I AGREE TO HOLD HARMLESS **OBENAUF AUCTION SERVICE, INC.** AGAINST ANY CLAIMS ARISING BECAUSE OF ANY BREACH OF THE ABOVE CONDITIONS.

**Signature:** \_\_\_\_\_

**Date:** \_\_\_\_\_

Typed name & date by e-mail transmission will constitute your signature.

***Obenauf Auction Service, Inc.***

***810Magna Drive, Round Lake, IL 60073***

**847-546-2095 office**

**847-546-2097 fax**