

VILLAGE BOARD MEETING

AUGUST 19, 1991

MINUTES

The regular meeting of the Sleepy Hollow Corporate Authorities was called to order August 19th, at 7:30 p.m. Present were President Peterson, Trustees Harney, Johnson, Roberts, Shields, Tennis, Williams; Treasurer Panning; Police Chief Montalbano; and Village Clerk Bork.

MINUTES: Corrections were made to the minutes of the August 5th, meeting as follows:

1. Page 2, should read "Engineer Powers will call Don Matthews."

2. Page 3, Item 5, second sentence should read, "The estimated cost for a ground storage facility is plus or minus 40 cents a gallon depending on the size of the structure."

3. Page 3, Item 3, should read Betty Zhe.

4. Page 3, Item 6, should read, "It was noted there was a leakage and samples were being evaluated by the State to provide data on the extent of the contamination. Powers will review the bid for the tank removal to determine if remediation services are addressed. The State's Underground Storage Tank Fund is expected to cover remediation costs in excess of \$10,000.

5. Page 4, Roads, Item 4 should read "Belmont Parkway and Hilltop.

6. Under Water, it should be clarified that the site choices be narrowed down by the engineer to two choices and leave out the words A and B.

7. Motion to move back to regular session was omitted after executive session.

MOTION WAS MADE BY SHIELDS WITH A SECOND FROM WILLIAMS to approve the corrected minutes of the August 5TH, 1991 regular session meeting. MOTION CARRIED BY VOICE.

PRESIDENT:

1. Peterson received a letter from the attorney who addressed us earlier and reported that the problem had been corrected, that Tucker's Creek contained no asbestos.

2. A request was received from the Saddle Club Homeowner's Association for a permit to serve beer, wine, and wine coolers at the Saddle Club Homeowner's Association annual picnic on Saturday, the 7th of September at the Saddle Club park area between the hours of 12:30 and 4:30. SHIELDS MOVED AND SUE SECONDED THE REQUEST. AYE: SHIELDS, HARNEY, JOHNSON, ROBERTS, WILLIAMS. ABSTAIN: TENNIS. MOTION CARRIED.

3. Peterson passed around the census summary report.

CLERK:

1. Bork informed the Trustees of the vacation schedules of the personnel in the front office. Discussion was held regarding better scheduling in the future so that one member of staff will

be in the office at all times.

2. ROBERTS MOVED AND SHIELDS SECONDED to move the regular meeting on the first Monday of the month, which would be Labor Day, to the next day, which is Tuesday, September 3, 1991.
MOTION CARRIED BY VOICE.

PLAN COMMISSION:

1. Weidmeyer reported that at the last Plan Commission meeting discussion was held regarding development along Route 72. The Plan Commission requested the Village Board to direct the Village Engineer to develop a plan for drainage of the five parcel area. Harney reported that money is available from the Kane County Development Department to develop an overall concept plan. Harney will research the matter.

2. The Plan Commission also requested a traffic study be completed by the Village Engineer for the frontage road along Route 72 on these five lots. Roberts responded that this matter had been addressed previously. Roberts will prepare a sketch showing curb cuts for that area.

3. Roberts inquired on the status of the zoning map. Weidmeyer stated that Heffron was working on it. The Village Attorney will be contacted as to the status of this matter.

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8:10- Bret Grishaber was present and presented the audit for this year. He reported that the Village held a strong financial position. Two areas were addressed for improvement in the management letter. One was the AWT program and the other regarded building permits. More discussion was held later in the meeting.

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Jim Davis from Windsor was present requesting an extension on his performance bond for a three month period through the end of November, at which time he would seek a maintenance bond.

Williams brought up the subject of street lights in the Deer Creek subdivision. He had conducted a survey recently inquiring from the homeowners what their opinions were. Discussion was held. Many points were brought up regarding the legality of changing what has already been set forth in the ordinance, the safety factor, and security. Each Trustee expressed his or her opinion on the matter and at this time it would appear that if a vote were taken, a split vote would be the outcome. A review would be made of the placement of the street lights and possible adjustments that might be made as to location. Shields and Roberts will meet with Mr. Davis at Deer Creek on Tuesday at 10:00 to walk the area and discuss street light placement.

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OPEN TO THE PUBLIC

1. Mr. and Mrs. Paul Mockler of 222 Rainbow Drive were present. They discussed the poor condition of Rainbow Creek and perhaps having the area dredged. Harney reported that changing the banks of the creek was an action that had to be approved by the Army Corp of Engineers. The County experts have told the Village previously that dredging is not a viable solution. Tennis suggested that the area be posted as a dangerous area.

2. Mr. Rick Gaston was present from the Bluffs Development requesting a reduction in the bond. As the Village Engineer was not present this evening, Roberts and Powers will review it as soon as possible. TENNIS MOVED AND JOHNSON SECONDED to approve the reduction on the bond for the Bluffs as approved by the engineer and attorney and the final review by the Village Building Trustee, Mr. Roberts. AYE: MOTION CARRIED BY VOICE.

3. Mr. Ed Oliva of 305 Annettes Lane, Sugar Grove, was present representing Kettley & Company Realtors. Mr. Oliva was requesting the right to place a trailer for marketing of the Bluffs on the development for a six month period. HARNEY MOVED AND ROBERTS SECONDED to allow the trailer on the premise for a six month period or until the first spec home was built by the developer. HARNEY AMENDED THE MOTION AND TENNIS SECONDED THE MOTION to fine a fee of \$100 a day if the trailer is on the lot beyond the six month period or the spec home is completed. MOTION PASSES BY VOICE.

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Zoning Board: No report.

ENGINEER: No report.

TREASURER:

1. Two additional bills from Villa Environmental Services for \$4,911.25 were added -- one for \$400 from Elgin Wayne for the port-a-lets at the 4th of July celebration and the other in the amount of \$400 to the Traffic Institute. TENNIS MOVED AND HARNEY SECONDED to approve payment on the warrants in the adjusted amount of \$55,168.12. AYE: TENNIS, HARNEY, JOHNSON, ROBERTS, SHIELDS, WILLIAMS. MOTION CARRIED.

2. Further discussion was held regarding the auditor's report. TENNIS MOVED AND ROBERTS SECONDED that the auditor's report be accepted and filed with the state. MOTION CARRIED BY VOICE.

3. The treasurer's report will be sent by the clerk for publication in the paper.

4. The mylar for the Bluffs is ready to be signed.

ROADS:

1. A letter has been received from the Nautilus requesting the right to have a picnic on August 25th from noon until dark. HARNEY MOVED AND TENNIS SECONDED to approve the request. AYE: HARNEY, TENNIS, JOHNSON, ROBERTS, SHIELDS. ABSENT: WILLIAMS.

2. Harney reported that the lights at the playground are working. The park drains have been put in place.

3. It was decided that the bid specs for tree removal by Rainbow Creek would be put together and wait on the grading due to cost restraints. The first step will be clearing out the trees as the professionals in this area have told us.

3. Discussion was held on the swap of land with the Fire Department Board. The survey cost totaled \$1400. The Village had requested this cost be split with the Fire Department. The Fire Department Board only approved payment of \$200. Harney had told them that they split this fee or the deal is off. Harney presented the report on the soil borings. Further discussion was held. The decision was made not to rush forward. Harney will contact Powers for suggestions on three areas to place the pole barn and get an estimate of what the cost will be for the structural foundation.

4. The MFT will be ready by the middle or end of September.

5. Harney inquired about the new sprayer in the garage. Due to the potential lawsuits, Harney wondered if the sprayer could be returned. Shields requested written publication as to the hazards of spraying and what the problems are.

FINANCE:

1. Discussion was held on the auditor's recommendation on the Administrative Warning Ticket program. Tickets that are voided on the street will be documented as voided so that a check can be made against what is outstanding. Panning stated it would help if a pay date was noted. Panning suggested a reconciliation sheet to help the situation.

2. The second topic discussed was the segregation of duties related to building revenues collected. Roberts explained that some assumptions were made in this report that were not correct. Since Sleepy Hollow does not have a building department, such as a larger community, Roberts explained that administratively it will be difficult to implement a numbered permit program. Roberts and Panning will talk about a procedure to solve the problem.

WATER: No report.

POLICE:

1. The Executive minutes of the Quad Com meeting were presented.

HEALTH & SANITATION:

1. The Village is awaiting the State lab reports on the leakage from the underground storage tank.

2. Shields inquired as to the status of the Chateau apartments. It was reported that the plywood on the first building had been torn open. Roberts will get in touch with the gentleman in charge.

BUILDING:

1. Two proposed site plans have been received for the new bank at the corner of Locust and Route 72. Discussion was held.
2. Roberts has received notice that Kane County has issued approval for a multi-flow system on Pulte's Lot 31. The builders have gone to a four-bedroom home.
3. The work on the house in Deer Creek on Lot 31 is progressing slowly.
4. One light in Surrey Ridge is still not operating.

OLD BUSINESS:

1. No communication has been heard from Villa Environmental in quite a while. Williams will contact them for the status. A state representative was present during the inspection and typically a report should have been prepared and the Village should be receiving a copy of that report. Discussion was held on the cost of clean up.

2. Trustees Johnson and Tennis reviewed the receipts from October 1989 totaling \$2,010.67 and the fact that checks although credited to the village were inadvertently not deposited into the Village's account. The problem occurred during the transition of the people and the new computer system. TENNIS MOVED AND WILLIAMS SECONDED the motion that the Village recognizes that the deposit in October of 1989 for the water payment of the 29 residents was misplaced due to a clerical error on the part of the Village Administration and that not to aggravate the residents affected by this misplaced transaction, that no action should be taken in regard to the collection. AYE: TENNIS, WILLIAMS, SHIELDS. NO: ROBERTS. MOTION CARRIED.

NEW BUSINESS: Discussion was held regarding more care being taken to assure that incoming mail be placed in the proper mail slots and that letters addressed to a particular person be not opened unless authorized by the person it is addressed to.

IT WAS MOVED AND SECONDED TO ADJOURN THE MEETING AT 11:30 P.M.

Respectfully submitted,


DEBORAH BORK
VILLAGE CLERK