

**VILLAGE OF LAKE VILLA  
VILLAGE BOARD  
REGULAR MEETING  
March 4, 2024**

**Call to Order:** Mayor McDonald called the meeting to order at 7:00 pm.

**Present:** Mayor McDonald, Village Clerk Konrad, Trustees: Nielsen, Barbato, O'Reilly, Bartlett, and McCollum, Police Lieutenant James DiCaro, Village Administrator Mike Strong, Assistant to the Village Administrator Jake Litz, Village Attorney Rebecca Alexopolus, Public Works Supervisors Ryan Horton and Jim Bowles. Trustee Savell was absent.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, Barbato, O'Reilly, Bartlett, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Savell)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Public Comment:** None

**Minutes:** It was moved by Trustee Nielsen and seconded by Trustee McCollum to approve the February 20<sup>th</sup>, 2024 Village Board Meeting Minutes.

**ROLL CALL VOTE WAS:**

**AYES: 4 (Nielsen, O'Reilly, Bartlett, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Savell)**

**ABSTAIN: 1 (Barbato)**

**MOTION CARRIED**

**Finance:** It was moved by Trustee Nielsen and seconded by Trustee Bartlett to approve the Accounts Payable Report for March 4<sup>th</sup>, 2024 in the amount of \$225,853.49.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, Barbato, O'Reilly, Bartlett, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Savell)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Mayor:** The St. Patricks' Day Parade will be held March 16<sup>th</sup>, with staging for the parade at 11:00 at Palombi School. Corn Beef and cabbage will be served at the VFW following the parade.

It was moved by Trustee Barbato and seconded by Trustee Nielsen to confirm the Mayor's appointment of Lee Filas to the Plan Commission/Zoning Board of Appeals.

The head of the Lake Villa Township Baseball league, Sara Kaumpala, presented their annual report with projected projects to include repaving the parking lot and transition the lighting to LED. The Village looks forward to working with the League on these goals.

***Staff Reports:***

Public Works reported that the Grand Avenue work is continuing and the stretch of the roadway continues on track to open in both directions by end of March/beginning of April.

A mowing bid has been sent out with a close date of March 22<sup>nd</sup>.

The assistant to the Village Administrator reports the IT Software modules for Payroll, Timesheets and HR is almost complete and test runs have been accurate.

Two items were introduced downstate that would affect residents. A proposal keeping the 1% tax on food and HB4455 which would work towards local tax portions to 10% from the state coffers. This would be a gradual process with achievement being reached by 2031.

***New Business:***

**Resolution 2024-03-01: A Resolution to Induce the Redevelopment of Certain Property within a TIF District (65 W. Grand Avenue)**

The Village Board conferred on the approval of a Resolution for proposed redevelopment project using the Village's Downtown TIF Fund. The redevelopment project is related to the interior and exterior rehabilitation and renovation of the property located at 65 W. Grand Avenue to accommodate a new restaurant and sports-themed tavern. If approved, the Village and the developer would enter into a formal Redevelopment Agreement that would lay out the amount of TIF Funds eligible for reimbursement, and under what conditions or terms such financing would be reimbursed to the Developer.

It was moved by Trustee Barbato and seconded by Trustee O'Reilly to approve Resolution 2024-03-01 A Resolution Inducing the Redevelopment of the Property Located at 65 W. Grand Avenue in the Village's Downtown TIF District

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, Barbato, O'Reilly, Bartlett, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Savell)**

**ABSTAIN: 0**

**MOTION CARRIED**

**Approval: Award of Contracts to Pittsburg Tank & Tower Group and Piper Electric for the Installation of Tank Mixers at Tower A and Tower B**

The Village Board conferred on the approvals and awards of respective proposals for additional work associated with the Tower B project. Tank Mixers were included as an alternate bid on the broader Tower Lowering Project in hopes that advantageous pricing would be secured. During the January 16 Village Board meeting, the Village Board tabled action related to the installation of mixers at both tower locations because the electrical vendor had not been identified at that time.

ATI and Village staff had a follow up discussion with Pittsburg Tank regarding the purchase and installation of the two tank mixers, which would be installed in each of the Village's two water towers to enhance water quality. As an alternative to the bid pricing above, Pittsburg Tank is proposing to directly supply the two mixers to the Village, since they are a vendor representative for IXOM Tank Mixers and receive more competitive vendor pricing. Their proposal is for their cost including a 10% markup, which offers a better pricing option than purchasing directly by the supplier, IXOM.

Village staff collected a few proposals for the electrical of which, IXOM did provide a quote for electrical work; however, their cost was inclusive of the water mixer purchase (Lump Sum). In reviewing the scopes of work, Staff is recommending that the mixers be purchased separately, and electrical work (installation) be contracted with an independent electrical contractor.

It was moved by Trustee Nielsen and seconded by Trustee O'Reilly to approve a Purchase Order for the purchase of Two Tank Mixers and Equipment from Pittsburg Tank in the Amount of \$21,960.40.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, Barbato, O'Reilly, Bartlett, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Savell)**

**ABSTAIN: 0**

**MOTION CARRIED**

It was moved by Trustee Nielsen and seconded by Trustee Bartlett to approve a Purchase Order for the Installation of the Electrical Equipment for the Tank Mixers for Pieper Electric in the Amount of \$20,883.00.

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, Barbato, O'Reilly, Bartlett, McCollum)**

**NAYS: 0**

**ABSENT: 1 (Savell)**

**ABSTAIN: 0**

**MOTION CARRIED**

*Executive  
Session:*

It was moved by Trustee Barbato and seconded by Trustee O'Reilly to go into Executive Session at 8:11 pm

**ROLL CALL VOTE WAS:**

**AYES: 5 (Nielsen, Barbato, O'Reilly, Bartlett, McCollum)**

**NAYS: 0**


**ABSENT: 1 (Savell)**

**ABSTAIN: 0**

**MOTION CARRIED**

*Adjournment:* It was moved by Trustee Barbato and seconded by Trustee McCollum to adjourn at 8:42

**APPROVED BY ME THIS** 18<sup>th</sup> **March, 2024**

  
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**JAMES MCDONALD, MAYOR**

  
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**MARY KONRAD, CLERK**