

MINUTES
VILLAGE OF ELBURN COMMITTEE OF THE WHOLE (COW)
AUGUST 1, 2022
AT ELBURN VILLAGE HALL

Board Members Present: President Jeff Walter, Trustees: Sue Filek, Bill Grabarek, Chris Mondt, Patricia Schuberg, Matt Wilson

Board Members Absent: Ken Anderson

Staff Members Present: Village Administrator John Nevenhoven; Finance Director Doug Elder, Village Attorney Bill Thomas, Police Chief Nick Sikora; Building Commissioner Tom Brennan; Public Works Supt Phil VanBogaert; Village Engineer Julie Morrison & Chris Walton

Others Present: Resident LeRoy Herra

1. Call to Order – Mayor Walter called the meeting to order at 7:26 PM.
2. Roll Call – A roll call ensued.
3. Public Comment – None
4. Discussion:
 - a. Pierce Street Sanitary Sewer Installation – Public Works Supt VanBogaert explained cost estimates for septic systems vs. connection to sanitary sewer system. It is believed there is an increase in home value with sanitary sewer availability and may need to put an ordinance into place with stipulations as to when a homeowner must connect to sanitary sewer. Attorney Thomas said a good grandfather argument could be realized in this particular situation. Septic repair/replacement permits are obtained from Kane County and the Village would not necessarily know if a septic failure occurred. The Village's estimated expense for installation of the sanitary and storm sewers was discussed. If the Board wants to pursue installation of sanitary and storm sewer on E Pierce Street, VanBogaert recommended removing it from this year's Streets Program until next year to allow for planning and coordination. If this section is delayed, EEI was asked to advise what other street in town can be added to this year's streets program to equal the linear feet. There have been no inquiries from affected homeowners for sewer hookup. What started this discussion is a storm sewer issue on the street. Recapture fees and estimated costs to homeowners to connect to sanitary sewer was discussed. Village Admin Nevenhoven suggested recapture fees be pro-rated and recorded on individual lots. The pro-rated cost could encourage connection to sanitary sewer sooner rather than later. The nine lots in question are appropriately sized to accommodate septic systems, however connection to sanitary sewer, if available, should be forced at a certain point. Upfront communication with affected residents was encouraged explaining the improvements and what comes with it. In addition, the Village can do a payment plan to help homeowners with the cost with the caveat that water will be shut off for non-payment. There was overall consensus to move forward with the sanitary and storm sewer installation but would like to hear back from engineers as to another street to be added to the Streets Program with equal linear feet.
5. Other Business – None
6. Adjourn – Trustee Mondt moved to adjourn the meeting at 7:53 p.m. The motion was seconded by Trustee Wilson and passed by a unanimous voice vote.

Respectfully Submitted,



Diane McQuilkin
Village Clerk