



City Council Work Session

Crest Hill, IL

February 10, 2025

7:00 PM

Council Chambers

20600 City Center Boulevard, Crest Hill, IL 60403

Agenda

- [1.](#) PMA Presentation
- [2.](#) Resolution Approving Amendment No 2 to the September 21, 2022 Agreement for Design and Bidding -Related Services for Well 14 by and between the City of Crest Hill, Will County, Illinois and Strand Associates, Inc. for an Amended Contract Amount of \$137,000.00
- [3.](#) Churnovic Lane/Lidice Parkway Additional Truck Route Right of Way
- [4.](#) 2024-Sidewalk Cutting Program Summaries & 2025 Fiscal Yr.-Sidewalk Cutting Proposed Program
- [5.](#) M.E. Simpson Co. Inc. Contractual Services for Annual Water System Maintenance
6. Mayor's Updates
7. Committee/Liaison Updates
8. Public Comments
9. City Administrator Updates
10. 5ILCS 120/2(c)(1): The appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body or legal counsel for the public body, including hearing testimony on a complaint lodged against an employee of the public body or against legal counsel for the public body to determine its validity.

The Agenda for each regular meeting and special meeting (except a meeting held in the event of a bona fide emergency, rescheduled regular meeting, or any reconvened meeting) shall be posted at the City Hall and at the location where the meeting is to be held at least forty-eight (48) hours in advance of the holding of the meeting. The City Council shall also post on its website the agenda for any regular or special meetings. The City Council may modify its agenda for any regular or special meetings. The City Council may modify its agenda before or at the meeting for which public notice is given, provided that, in no event may the City Council act upon any matters which are not posted on the agenda at least forty-eight (48) hours in advance of the time for the holding of the meeting.



Agenda Memo

Crest Hill, IL

Meeting Date: February 10, 2025
Submitter: Glenn Gehrke, Finance Director
Department: Finance Department
Agenda Item: PMA Presentation

Summary:

PMA will be providing financing scenarios for bonds that would be issued to finance a portion of the City's current capital needs. The debt would be issued through a similar mechanism as the City's existing 2019A and 2019B Bonds, which were Alternate Revenue Source (ARS) Bonds. ARS Bonds allow the City to issue debt without going to referendum, but can only be issued if the City can demonstrate the financial capacity to repay the bonds with sufficient revenue coverage. Included in this analysis will be a brief update of the current municipal bond market to show where interest rates are now should the City move forward with a bond financing.

PMA's presentation will also include a table summarizing the main financial metrics that are used in a credit rating review by S&P, the City's credit rating agency. The table not only summarizes the City's financial metrics, but also compares them to other cities/villages that are similar in size and location to the City of Crest Hill. The comparison summary sheds light on the overall financial condition and health of the City as viewed by S&P.

Recommended Council Action:

Financial Impact:

Funding Source:

Budgeted Amount:

Cost:

Attachments:



PMA[®] **40**th
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CELEBRATING 40 YEARS OF SERVING OUR CLIENTS

City of Crest Hill

Market Update

Plan of Finance Scenarios

Comparative Rating Statistics



Bob Lewis

SVP, Managing Director
PMA Securities, LLC

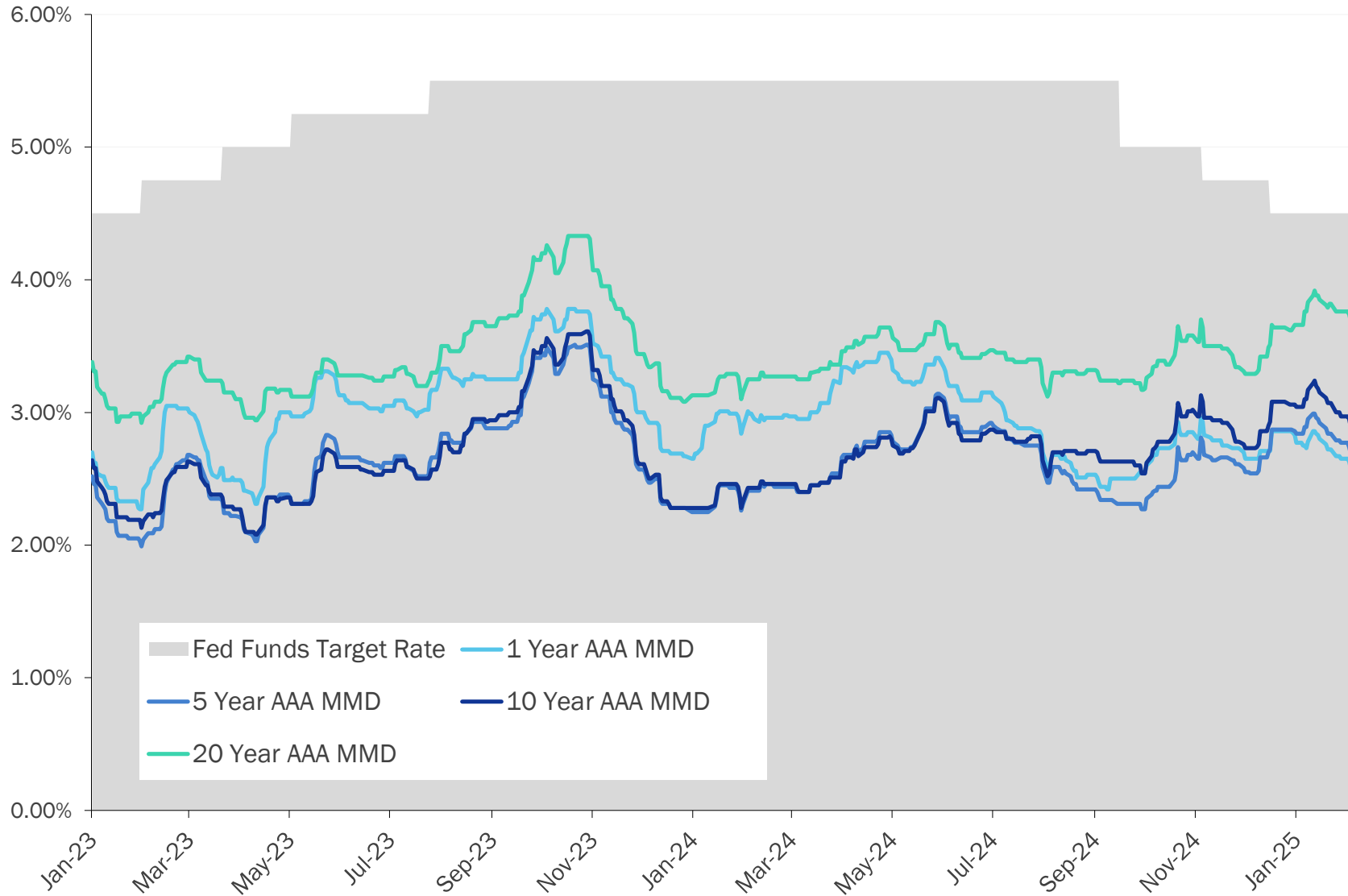
Andrew Kim

Director, Public Finance
PMA Securities, LLC

February 10, 2025

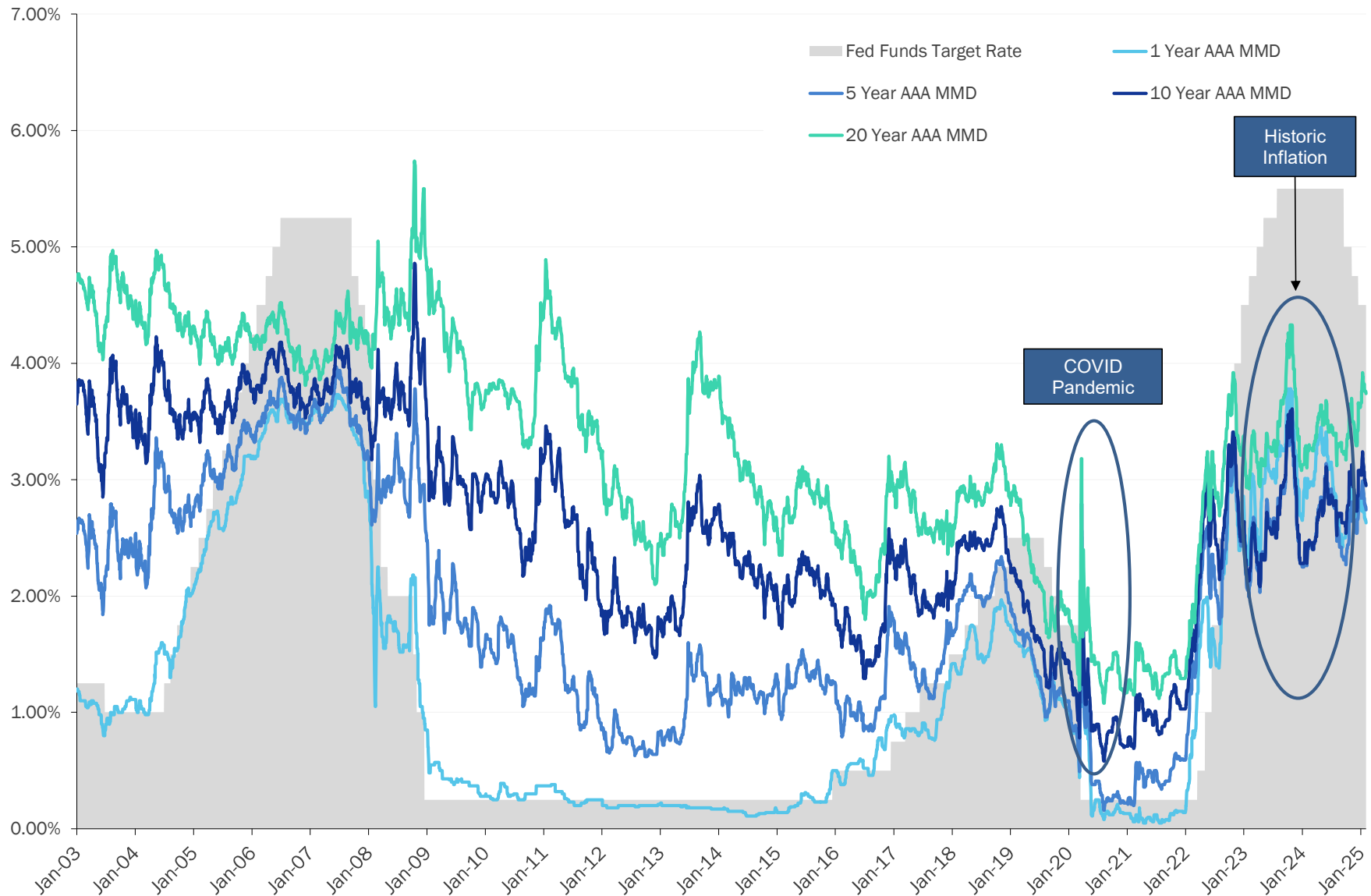
Market Update

Interest Rates* Since Jan. 2023



*The Municipal Market Data "MMD" is a AAA municipal bond market index produced by TM3. As of February 4, 2025.

Historical Interest Rates* (Jan. 2003 – Current)



*The Municipal Market Data "MMD" is a AAA municipal bond market index produced by TM3. As of February 4, 2025.

Possible New Money Scenarios Payable from Non-Home Rule (NHR) Sales Tax

Debt Service Payable from NHR Sales Tax

ISSUE NAME:
PURPOSE(S):
ORIGINAL PAR:
DATED DATE:
DUE*:
EARLIEST CALL:

GO Bonds (Sales Tax Alt Rev Source), Series 2019B
City Hall and Police Station
\$11,640,000
December 3, 2019
May 1
May 1, 2027 @ 100

Total Annual Payments

Payment Dates	Principal	Coupon	Interest	Total	FY Total*	Principal	Interest	Total	FY Total*
05/01/2025	\$515,000	5.000%	\$170,425	\$685,425	\$855,850	\$515,000	\$170,425	\$685,425	\$855,850
11/01/2025			\$157,550	\$157,550			\$157,550	\$157,550	
05/01/2026	\$545,000	5.000%	\$157,550	\$702,550	\$860,100	\$545,000	\$157,550	\$702,550	\$860,100
11/01/2026			\$143,925	\$143,925			\$143,925	\$143,925	
05/01/2027	\$570,000	5.000%	\$143,925	\$713,925	\$857,850	\$570,000	\$143,925	\$713,925	\$857,850
11/01/2027			\$129,675	\$129,675			\$129,675	\$129,675	
05/01/2028	\$600,000	3.000%	\$129,675	\$729,675	\$859,350	\$600,000	\$129,675	\$729,675	\$859,350
11/01/2028			\$120,675	\$120,675			\$120,675	\$120,675	
05/01/2029	\$615,000	3.000%	\$120,675	\$735,675	\$856,350	\$615,000	\$120,675	\$735,675	\$856,350
11/01/2029			\$111,450	\$111,450			\$111,450	\$111,450	
05/01/2030	\$635,000	3.000%	\$111,450	\$746,450	\$857,900	\$635,000	\$111,450	\$746,450	\$857,900
11/01/2030			\$101,925	\$101,925			\$101,925	\$101,925	
05/01/2031	\$655,000	3.000%	\$101,925	\$756,925	\$858,850	\$655,000	\$101,925	\$756,925	\$858,850
11/01/2031			\$92,100	\$92,100			\$92,100	\$92,100	
05/01/2032	\$690,000	3.000%	\$92,100	\$782,100	\$874,200	\$690,000	\$92,100	\$782,100	\$874,200
11/01/2032			\$81,750	\$81,750			\$81,750	\$81,750	
05/01/2033	\$710,000	3.000%	\$81,750	\$791,750	\$873,500	\$710,000	\$81,750	\$791,750	\$873,500
11/01/2033			\$71,100	\$71,100			\$71,100	\$71,100	
05/01/2034	\$735,000	3.000%	\$71,100	\$806,100	\$877,200	\$735,000	\$71,100	\$806,100	\$877,200
11/01/2034			\$60,075	\$60,075			\$60,075	\$60,075	
05/01/2035	\$755,000	3.000%	\$60,075	\$815,075	\$875,150	\$755,000	\$60,075	\$815,075	\$875,150
11/01/2035			\$48,750	\$48,750			\$48,750	\$48,750	
05/01/2036	\$775,000	3.000%	\$48,750	\$823,750	\$872,500	\$775,000	\$48,750	\$823,750	\$872,500
11/01/2036			\$37,125	\$37,125			\$37,125	\$37,125	
05/01/2037	\$800,000	3.000%	\$37,125	\$837,125	\$874,250	\$800,000	\$37,125	\$837,125	\$874,250
11/01/2037			\$25,125	\$25,125			\$25,125	\$25,125	
05/01/2038	\$825,000	3.000%	\$25,125	\$850,125	\$875,250	\$825,000	\$25,125	\$850,125	\$875,250
11/01/2038			\$12,750	\$12,750			\$12,750	\$12,750	
05/01/2039	\$850,000	3.000%	\$12,750	\$862,750	\$875,500	\$850,000	\$12,750	\$862,750	\$875,500
11/01/2039						\$0	\$0	\$0	
OUTSTANDING:	\$10,275,000		\$2,558,375	\$12,833,375	\$13,003,800	\$10,275,000	\$2,558,375	\$12,833,375	\$13,003,800
CALLABLE:	\$8,645,000					\$8,645,000			

*Payments made on 5/1 are included with the prior fiscal year

Scenario 1: 10-Year Final Term Capacity

Fiscal Year	Total Available Sales Tax Revenue ⁽¹⁾	Prologis Fee	Series 2019B Annual Debt Service	PROPOSED Series 2025 Debt Service ⁽²⁾	Excess Revenue Over Debt Service	Coverage Ratio
2025	\$ 1,375,000	\$ -	\$ 855,850	\$ -	\$ 519,150	1.61x
2026	1,375,000	250,000	860,100	762,000	2,900	1.00x
2027	1,375,000	250,000	857,850	765,750	1,400	1.00x
2028	1,375,000	250,000	859,350	763,125	2,525	1.00x
2029	1,375,000	250,000	856,350	764,125	4,525	1.00x
2030	1,375,000	250,000	857,900	763,625	3,475	1.00x
2031	1,375,000	250,000	858,850	761,625	4,525	1.00x
2032	1,375,000	-	874,200	499,750	1,050	1.00x
2033	1,375,000	-	873,500	498,250	3,250	1.00x
2034	1,375,000	-	877,200	495,750	2,050	1.00x
2035	1,375,000	-	875,150	497,125	2,725	1.00x
2036	1,375,000	-	872,500	-	502,500	1.58x
2037	1,375,000	-	874,250	-	500,750	1.57x
2038	1,375,000	-	875,250	-	499,750	1.57x
2039	1,375,000	-	875,500	-	499,500	1.57x
2040	1,375,000	-	-	-	1,375,000	N/A
2041	1,375,000	-	-	-	1,375,000	N/A
2042	1,375,000	-	-	-	1,375,000	N/A
2043	1,375,000	-	-	-	1,375,000	N/A
2044	1,375,000	-	-	-	1,375,000	N/A
2045	1,375,000	-	-	-	1,375,000	N/A
			<u>\$ 13,003,800</u>	<u>\$ 6,571,125</u>	<u>\$ 10,800,075</u>	

Estimated Net Proceeds: **\$ 5,530,000**

Estimated TIC⁽²⁾: 3.55%

- ❑ Alternate Revenue Source (ARS) Bonds require a revenue pledge that provides 1.25x coverage over annual debt service payments. Therefore, an additional revenue stream would be needed to provide sufficient coverage for this structure.
- ❑ This 10-Year structure would require pledging approximately \$405,000 of additional revenue in FY 2026-2031 and approximately \$350,000 of additional revenue in FY 2032-2035.
- ❑ The additional dedicated revenue can be used for other purposes and will only be utilized if the non-home rule sales tax is insufficient to repay the Bonds

Payments made on 5/1 are included with prior fiscal year.

(1) Available revenues reflect approximate Non-Home Rule Sales Tax revenue after payments for property tax rebate (\$250,000) and PAYGO expenditures.

(2) Rates based upon market conditions as of February 4, 2025 and recent bond sales which PMA believes to be accurate and reliable plus 0.25%.

NOTE: Scenarios where a greater portion of the overall debt is issued in advance of the expenditures of the proceeds will likely result in higher fees earned by the investment manager of the debt proceeds.

Scenario 2: 20-Year Final Term Capacity

Fiscal Year	Total Available Sales Tax Revenue ⁽¹⁾	Prologis Fee	Series 2019B Annual Debt Service	PROPOSED Series 2025 Debt Service ⁽²⁾	Excess Revenue Over Debt Service	Coverage Ratio
2025	\$ 1,375,000	\$ -	\$ 855,850	\$ -	\$ 519,150	1.61x
2026	1,375,000	250,000	860,100	762,688	2,213	1.00x
2027	1,375,000	250,000	857,850	764,063	3,088	1.00x
2028	1,375,000	250,000	859,350	764,688	963	1.00x
2029	1,375,000	250,000	856,350	764,563	4,088	1.00x
2030	1,375,000	250,000	857,900	763,688	3,413	1.00x
2031	1,375,000	250,000	858,850	762,063	4,088	1.00x
2032	1,375,000	-	874,200	496,438	4,363	1.00x
2033	1,375,000	-	873,500	497,063	4,438	1.00x
2034	1,375,000	-	877,200	497,438	363	1.00x
2035	1,375,000	-	875,150	497,563	2,288	1.00x
2036	1,375,000	-	872,500	502,175	325	1.00x
2037	1,375,000	-	874,250	496,400	4,350	1.00x
2038	1,375,000	-	875,250	495,494	4,256	1.00x
2039	1,375,000	-	875,500	499,194	306	1.00x
2040	1,375,000	-	-	1,373,875	1,125	1.00x
2041	1,375,000	-	-	1,373,356	1,644	1.00x
2042	1,375,000	-	-	1,369,950	5,050	1.00x
2043	1,375,000	-	-	1,373,394	1,606	1.00x
2044	1,375,000	-	-	1,373,425	1,575	1.00x
2045	1,375,000	-	-	1,370,044	4,956	1.00x
			<u>\$ 13,003,800</u>	<u>\$ 16,797,556</u>	<u>\$ 573,644</u>	

Estimated Net Proceeds: **\$ 10,230,000**

Estimated TIC⁽²⁾: 4.51%

- ❑ ARS Bonds require a revenue pledge that provides 1.25x coverage over annual debt service payments. Therefore, an additional revenue stream would be needed to provide sufficient coverage for this structure.
- ❑ This 20-Year structure would require pledging approximately \$405,000 of additional revenue in FY 2026-2031 and approximately \$350,000 of additional revenue in FY 2032-2045.
- ❑ The additional dedicated revenue can be used for other purposes and will only be utilized if the non-home rule sales tax is insufficient to repay the Bonds

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(1) Available revenues reflect approximate Non-Home Rule Sales Tax revenue after payments for property tax rebate (\$250,000) and PAYGO expenditures.

(2) Rates based upon market conditions as of February 4, 2025 and recent bond sales which PMA believes to be accurate and reliable plus 0.25%.

NOTE: Scenarios where a greater portion of the overall debt is issued in advance of the expenditures of the proceeds will likely result in higher fees earned by the investment manager of the debt proceeds.

Comparative Rating Statistics

Credit Rating Scales and Definitions

<div>City's 2009 Bonds were rated by Moody's (no longer applies)</div> <div>Investment Grade</div>	<u>Moody's</u>	<u>S&P</u>	City's S&P Credit Rating as of 2019	Extremely strong capacity to meet financial obligations.
	Aaa	AAA		
	Aa1	AA+		
	Aa2	AA		Very strong capacity to meet obligations.
	Aa3	AA-		
	A1	A+		
	A2	A		Strong financial capacity but susceptible to adversity.
	A3	A-		
	Baa1	BBB+		
	Baa2	BBB		Adequate financial capacity but adverse conditions will lead to weakness.
	Baa3	BBB-		
Non-Investment Grade	Ba1	BB+		Non-Investment Grade Speculative
	Ba2	BB		
	Ba3	BB-		
	B1	B+		
	B2	B		Highly Speculative
	B3	B-		
	Caa	CCC+		
	Ca	CCC		Extremely Speculative
	C	CCC-		
		D		Default



Rating Statistics Relative to Other AA and AA+ Communities

Item 1.

Comparative Rating Statistics

	City of Crest Hill ⁽²⁾	City of Yorkville ⁽²⁾	Village of Minooka ⁽²⁾	Village of Bensenville ⁽²⁾	Village of Villa Park ⁽²⁾	City of Lockport ⁽²⁾	Village of Shorewood ⁽²⁾	Village of Homer Glen ⁽²⁾	Village of New Lenox ⁽²⁾	Village of Mokena ⁽²⁾
General Obligation Credit Metrics										
S&P Rating	AA	AA	AA	AA	AA	AA+	AA+	AA+	AA+	AA+
GF Available Fund Balance	\$19,852,305	\$11,317,511	\$8,742,468	\$26,176,408	\$21,813,869	\$17,403,924	\$9,427,835	\$14,142,348	\$29,295,028	\$11,492,853
General Fund Revenue	\$17,683,343	\$24,249,567	\$12,838,338	\$26,637,854	\$32,404,563	\$24,412,977	\$19,282,848	\$19,574,731	\$38,560,808	\$18,703,205
Available General Fund Balance (% of revenue)	112.27%	46.67%	68.10%	98.27%	67.32%	71.29%	48.89%	72.25%	75.97%	61.45%
GF Cash & Investments Balance	\$12,665,695	\$8,690,503	\$8,127,290	\$23,557,215	\$17,940,121	\$19,107,790	\$8,935,070	\$12,865,525	\$21,860,361	\$11,359,576
GF Expenses	\$13,198,491	\$17,749,575	\$9,278,557	\$21,095,673	\$25,280,225	\$17,907,310	\$18,144,663	\$11,771,153	\$25,373,943	\$15,469,204
GF Cash as % of Expenses	95.96%	48.96%	87.59%	111.67%	70.97%	106.70%	49.24%	109.30%	86.15%	73.43%
Gen Fund Local Tax Revenue	\$5,764,037	\$15,541,954	\$2,340,652	\$8,042,126	\$7,120,654	\$12,369,748	\$10,350,834	\$1,494,832	\$17,319,168	\$13,712,395
Gen Fund Intergovernmental Revenue	\$8,537,292	\$4,679,896	\$8,708,507	\$12,360,690	\$14,945,931	\$5,576,024	\$4,176,090	\$15,434,546	\$13,809,403	\$14,615,196
Tax & Intergov Revenue as a % of Total Revenue	80.87%	83.39%	86.06%	76.59%	68.10%	73.51%	75.34%	86.49%	80.73%	151.46%
Total Pension Liability (all pensions)	\$52,675,569	\$49,171,139	\$22,177,218	\$96,487,434	\$158,145,554	\$70,545,158	\$44,238,851	\$4,421,497	\$97,050,072	\$66,373,526
Plan Fiduciary Net Position (all pensions)	\$41,146,326	\$35,751,079	\$19,524,563	\$79,467,047	\$111,088,965	\$56,646,404	\$36,901,520	\$3,521,591	\$72,288,027	\$54,487,202
Pension Funding Level %	78.11%	72.71%	88.04%	82.36%	70.24%	80.30%	83.41%	79.65%	74.49%	82.09%
Per Capita Earnings (full-time year-round workers) ⁽¹⁾	\$53,740	\$72,328	\$72,218	\$49,947	\$66,374	\$76,496	\$77,365	\$77,929	\$83,571	\$79,434
Population ⁽¹⁾	19,754	22,350	12,632	18,576	22,456	26,228	18,218	24,516	27,456	19,906
Market Value	\$1,416,640,881	\$2,385,253,965	\$1,492,474,092	\$2,221,715,895	\$2,268,844,647	\$3,060,542,739	\$2,293,408,494	\$3,565,286,550	\$3,558,901,683	\$3,007,057,932
MV per capita	\$71,714	\$106,723	\$118,150	\$119,601	\$101,035	\$116,690	\$125,887	\$145,427	\$129,622	\$151,063

Enterprise Credit Metrics										
Current Cash & Investments (C&I)	\$5,807,904	\$10,444,218	\$8,736,765	\$11,994,856	\$6,160,424	\$17,665,524	\$48,603,365	\$183,853	\$36,473,544	\$10,387,982
Total Current Assets	\$8,492,869	\$16,013,217	\$10,291,742	\$13,359,766	\$7,183,871	\$20,066,331	\$52,568,296	\$232,163	\$39,707,257	\$10,387,982
C&I as % of Total Current Assets	68.39%	65.22%	84.89%	89.78%	85.75%	88.04%	92.46%	79.19%	91.86%	100.00%

- (1) Per Capita Income and Population are sourced from the American Community Survey 2019-2023 Estimates
(2) Source: Most recent Annual Comprehensive Financial Report or Annual Financial Report of respective municipality



Takeaways from Rating Metrics

- ▶ Credit Strengths
 - ▶ Available Fund Balance as % of GF Revenue is highest among all peers at 112%
 - ▶ GF Revenue is second lowest, and Available Fund Balance is third highest
 - ▶ GF Cash as % of GF Expenses also strong relative to most peers
- ▶ Credit Challenges
 - ▶ Market Value per Capita and Per Capita Earnings lower than most peers
 - ▶ Very little, if anything, the City can do from a management perspective to impact both of these metrics
- ▶ The City's finances have been managed well, which will allow the City to access the bond market from a position of strength



Disclosure

The information contained herein is solely intended to suggest/discuss potentially applicable financing applications and is not intended to be a specific buy/sell recommendation, nor is it an official confirmation of terms. Any terms discussed herein are preliminary until confirmed in a definitive written agreement.

The analysis or information presented herein is based upon hypothetical projections and/or past performance that have certain limitations. No representation is made that it is accurate or complete or that any results indicated will be achieved. In no way is past performance indicative of future results. Changes to any prices, levels, or assumptions contained herein may have a material impact on results. Any estimates or assumptions contained herein represent our best judgment as of the date indicated and are subject to change without notice. Examples are merely representative and are not meant to be all-inclusive. The information set forth herein was gathered from sources which we believe, but do not guarantee, to be accurate. Neither the information, nor any options expressed, constitute a solicitation by us for purposes of sale or purchase of any securities or commodities. Investment/financing decisions by market participants should not be based on this information.

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v01.03.25

City of Crest Hill

Comparative Rating Statistics

Preliminary, subject to change
Item 1.

Comparative Rating Statistics										
	City of Crest Hill ⁽²⁾	City of Yorkville ⁽²⁾	Village of Minooka ⁽²⁾	Village of Bensenville ⁽²⁾	Village of Villa Park ⁽²⁾	City of Lockport ⁽²⁾	Village of Shorewood ⁽²⁾	Village of Homer Glen ⁽²⁾	Village of New Lenox ⁽²⁾	Village of Mokena ⁽²⁾
General Obligation Credit Metrics										
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GF Expenses	\$13,198,491	\$17,749,575	\$9,278,557	\$21,095,673	\$25,280,225	\$17,907,310	\$18,144,663	\$11,771,153	\$25,373,943	\$15,469,204
GF Cash as % of Expenses	95.96%	48.96%	87.59%	111.67%	70.97%	106.70%	49.24%	109.30%	86.15%	73.43%
Gen Fund Local Tax Revenue	\$5,764,037	\$15,541,954	\$2,340,652	\$8,042,126	\$7,120,654	\$12,369,748	\$10,350,834	\$1,494,832	\$17,319,168	\$13,712,395
Gen Fund Intergovernmental Revenue	\$8,537,292	\$4,679,896	\$8,708,507	\$12,360,690	\$14,945,931	\$5,576,024	\$4,176,090	\$15,434,546	\$13,809,403	\$14,615,196
Tax & Intergov Revenue as a % of Total Revenue	80.87%	83.39%	86.06%	76.59%	68.10%	73.51%	75.34%	86.49%	80.73%	151.46%
Total Pension Liability (all pensions)	\$52,675,569	\$49,171,139	\$22,177,218	\$96,487,434	\$158,145,554	\$70,545,158	\$44,238,851	\$4,421,497	\$97,050,072	\$66,373,526
Plan Fiduciary Net Position (all pensions)	\$41,146,326	\$35,751,079	\$19,524,563	\$79,467,047	\$111,088,965	\$56,646,404	\$36,901,520	\$3,521,591	\$72,288,027	\$54,487,202
Pension Funding Level %	78.11%	72.71%	88.04%	82.36%	70.24%	80.30%	83.41%	79.65%	74.49%	82.09%
Per Capita Earnings (full-time year-round workers) ⁽¹⁾	\$53,740	\$72,328	\$72,218	\$49,947	\$66,374	\$76,496	\$77,365	\$77,929	\$83,571	\$79,434
Population ⁽¹⁾	19,754	22,350	12,632	18,576	22,456	26,228	18,218	24,516	27,456	19,906
Market Value	\$1,416,640,881	\$2,385,253,965	\$1,492,474,092	\$2,221,715,895	\$2,268,844,647	\$3,060,542,739	\$2,293,408,494	\$3,565,286,550	\$3,558,901,683	\$3,007,057,932
MV per capita	\$71,714	\$106,723	\$118,150	\$119,601	\$101,035	\$116,690	\$125,887	\$145,427	\$129,622	\$151,063

Enterprise Credit Metrics										
Current Cash & Investments (C&I)	\$5,807,904	\$10,444,218	\$8,736,765	\$11,994,856	\$6,160,424	\$17,665,524	\$48,603,365	\$183,853	\$36,473,544	\$10,387,982
Total Current Assets	\$8,492,869	\$16,013,217	\$10,291,742	\$13,359,766	\$7,183,871	\$20,066,331	\$52,568,296	\$232,163	\$39,707,257	\$10,387,982
C&I as % of Total Current Assets	68.39%	65.22%	84.89%	89.78%	85.75%	88.04%	92.46%	79.19%	91.86%	100.00%

(1) Per Capita Income and Population are sourced from the American Community Survey 2019-2023 Estimates
(2) Source: Most recent Annual Comprehensive Financial Report or Annual Financial Report of respective municipality



Agenda Memo

Crest Hill, IL

Meeting Date:	February 10, 2025
Submitter:	Ronald J Wiedeman
Department:	Engineering
Agenda Item:	A Resolution approving Amendment No 2 to the September 21, 2022 agreement for design and bidding -related services for Well 14 by and between the City of Crest Hill, Will County, Illinois and Strand Associates, Inc. for an amended contract amount of \$137,000.00.

Summary: Staff and Josh Hassert have been in contract with the Department of Corrections (DOC) to acquire a permanent and temporary easements for the installation of a new water line required for the city's transition from city wells to the Lake Michigan water supply. This new water supply line will be used to provide water to both the north and south section of the city and is currently scheduled to be constructed during the 2025 construction season.

Coordination began in December 2023 and to date we are not any closer to acquiring these easements. The city currently has two outside funding streams to help pay for this project. One of them is through Will County's American Rescue Fund program is providing \$500,000 for this project. These funds per the agreement will need to be spent before the end of 2025 otherwise the city will lose this funding.

The project schedule currently is to bid this project out is during the winter of 2025 with construction beginning in spring and being completed during the middle of summer of 2025. The schedule has been created so our work of installing this new line is completed before the construction of the Grand Prairie Lake Michigan water supply line which at this time scheduled to begin in 2026.

For the past year, DOC has been working on how the property will be used due to the closing of the existing Stateville Facility within Crest Hill. This has contributed to why this process is taking this long to resolve. Also, unless the DOC agrees to the acquisition of these easement within the next couple of months the process of completing the execution of the easement's documents could impact our schedule and jeopardize the \$500,000 in funding from the County.

Therefore, staff have reviewed options to keep this project moving forward. Another option is to move the proposed water main to an easement on the south side of Caton Farm Rd instead of the north side. This change will eliminate the request for easements from the DOC and based on preliminary discussion with the property owner along the south side he would be willing to provide this easement to the city on

a timely basis to keep the project moving forward. His only request is the waiving of permit fees for work he will be doing on this same property to clear trees and place fill for city access to an existing utility easement adjacent to the Canadian National railroad. If the City grants the waiving of permit fees he will provide the easement at no cost to the city. He will be completing the permit work in the spring of 2025. If fees are waived, he will still be required to apply for a permit and have work completed to all city standards and details.

The amount of the amendment to cover the work to redesign and prepare easements documents along the south side of Caton Farm Rd. is \$25,000.00 which will increase the total contract amount to \$137,000.00.

Staff is requesting the following approvals:

1. Approval of an Amendment to the current approved contract with Strand Associates, Inc. The amendment is being requested to cover out of scope work not originally included in the original agreement to update and revise the current bid documents, permits and prepare a new permanent easement document to be executed.
2. Approval to waiving of permit for the work of clearing trees and placing fill for an access road on the sanitary easement.

Recommended Council Action:

1. Approve Resolution for Amendment No 2 to the September 21, 2022 agreement for design and bidding -related services for Well 14 by and between the City of Crest Hill, Will County, Illinois and Strand Associates, Inc. for an amended contract amount of \$137,000.00.
2. Approve the waiving of permit for the work of clearing trees and placing fill for an access road on the sanitary easement.

Financial Impact:

Funding Source: Water Fund

Budgeted Amount: \$1,025,000.00

Cost: \$25,000.00

Total Budget amount obligated in the FY 2025 budget to date including this work: \$989,269.00

Attachments:

Resolution-Amendment 2 to September 21, 2022 Agreement.

Amendment No 2 to the Agreement for Design and Bidding-related Services.pdf

RESOLUTION NO. _____

**A RESOLUTION APPROVING AMENDMENT NO 2 TO THE SEPTEMBER 21, 2022
AGREEMENT FOR DESIGN AND BIDDING-RELATED SERVICES FOR WELL NO 14
BY AND BETWEEN THE CITY OF CREST HILL, WILL COUNTY, ILLINOIS AND
STRAND ASSOCIATES, INC.**

WHEREAS, the Corporate Authorities of the City of Crest Hill, Will County, Illinois, have the authority to adopt resolutions and to promulgate rules and regulations that pertain to the City's government and affairs and protect the public health and, safety, and welfare of its citizens; and

WHEREAS, pursuant to Section 2-2-12 of the Illinois Municipal Code (65 ILCS 5/2-2-12), the City Council possesses the authority to enter into contracts that serve the legitimate corporate purposes of the City; and

WHEREAS, Strand Associates, Inc. (the "COMPANY"), is an entity that is in the business of providing Amended Design Services, to the September 21, 2022 agreement for design and bidding-related services for Well no 14 Improvement (the "Services"); and

WHEREAS, the City Council desires to engage the Company to provide the Services and the Company is ready, willing to perform the Services for the City; and

WHEREAS, City Staff have negotiated an amendment No 2 to the September 21, 2022 agreement for design and bidding-related services for Well no 14 Improvement (the "Agreement") with the Company for the purposes of engaging the Company to perform the Construction Services (a copy of the Agreement is attached hereto as Exhibit A and fully incorporated herein); and

WHEREAS, the Staff and City Council has reviewed the Agreement and determined that the conditions, terms, and provisions of the Agreement are fair, reasonable, and acceptable to the City; and

WHEREAS, the City Council has determined that it is in the best interest of the City and its citizens to enter into the Agreement with the Company.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Crest Hill, Illinois, pursuant to its statutory authority, as follows:

SECTION 1: PREAMBLE. The City Council hereby finds that all of the recitals contained in the parable to this Resolution are true, correct and complete and are hereby incorporated by reference hereto and made part hereof.

SECTION 2: AGREEMENT APPROVED. The City Council hereby finds and declares that the conditions, terms, and provisions of this Amended Agreement (Exhibit A) in the amount of \$137,000.00 are fair, reasonable, and acceptable to the City and that the same is hereby approved in

form and substance. Therefore, the City Council hereby authorizes and directs the Mayor to execute and deliver, and the Clerk to attest, the Agreement, and further to take any and all other actions, including without limitation the execution and delivery of any and all documents, necessary and appropriate to effectuate the intent of this Resolution, which is to enter into the Agreement with the Company.

SECTION 3: SEVERABILITY. If any section, paragraph, clause or provisions of this Resolution is held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any other provision of this Resolution.

SECTION 4: REPEALER. All ordinances, resolutions or orders, or parts thereof, which conflict with the provisions of this Resolution, are to the extent of such conflict hereby repealed.

SECTION 5: EFFECTIVE DATE. This Resolution shall be in full force and effect immediately upon its passage and publication according to law.

[Intentionally Blank]

PASSED THIS 17TH DAY FEBRUARY, 2025.

	Aye	Nay	Absent	Abstain
Alderman Scott Dyke	_____	_____	_____	_____
Alderwoman Jennifer Methvin	_____	_____	_____	_____
Alderwoman Claudia Gazal	_____	_____	_____	_____
Alderman Darrell Jefferson	_____	_____	_____	_____
Alderperson Tina Oberlin	_____	_____	_____	_____
Alderman Mark Cipiti	_____	_____	_____	_____
Alderman Nate Albert	_____	_____	_____	_____
Alderman Joe Kubal	_____	_____	_____	_____
Mayor Raymond R. Soliman	_____	_____	_____	_____

APPROVED THIS 17th DAY OF FEBRUARY 2025.

Raymond R. Soliman, Mayor

ATTEST:

Christine Vershay-Hall, City Clerk

EXHIBIT A



Exhibit A

January 24, 2025

City of Crest Hill
1610 Plainfield Road
Crest Hill, IL 60403

Attention: Honorable Raymond Soliman, Mayor

Re: Amendment No. 2 to the September 21, 2022, Agreement for Design and Bidding-Related Services for Well No. 14

This is Amendment No. 2 to the referenced Agreement.

Under **Scope of Services**, Well No. 14 Raw Water Main Design and Bidding-Related Services, ADD the following:

- “20. Conduct a topographic survey extending across the northern limits of the property known as Lot 1 in the Christofaro Planned Unit Development and Lot 1 in the Monarch Subdivision along the south side of Caton Farm Road. Survey limits shall be south of the previous southern survey limits to a point approximately 20 feet north of the north face of the existing buildings located on the aforementioned parcels.
21. Revise final drawings to relocate the water main alignment from the north side of Caton Farm Road to the south side of Caton Farm Road across the northern limits of Lot 1 in the Christofaro Planned Unit Development and Lot 1 in the Monarch Subdivision.
22. Prepare an updated OPCC.
23. Prepare and submit a revised application for construction permit to the IEPA with the revised water main alignment drawings for review and permitting.
24. Prepare permanent and temporary easement plats across the northern limits of Lot 1 in the Christofaro Planned Unit Development and Lot 1 in the Monarch Subdivision.”

Under **Compensation**,

In the second paragraph, CHANGE \$12,000 to “\$37,000” and No. 19 to “No. 24.”

ADD “This Amendment No. 2 increases the total **Compensation** to \$137,000.”

Under **Schedule**, CHANGE April 30, 2025, to “July 31, 2025.”

City of Crest Hill, Illinois
Page 2
January 24, 2025

IN WITNESS WHEREOF the parties hereto have made and executed this Amendment.

ENGINEER:

OWNER:

STRAND ASSOCIATES, INC.[®]

CITY OF CREST HILL

Joseph M. Bunker
Corporate Secretary

Date

Raymond R. Soliman
Mayor

Date

=

Agenda Memo**Crest Hill, IL**

Meeting Date: February 10, 2025

Submitter: Ronald J Wiedeman

Department: Engineering

Agenda Item: Churnovic Ln/Lidice Parkway Additional Truck Route Right of Way.

Summary: The new truck route through the Crest Hill Business Park is being designed and constructed to elevate truck traffic along Division street while providing a new roadway network that will move trucks quickly and easily through the business park.

Staff has worked with the developers of the Midwest Building located just south of Amazon to widen out Lidice Parkway to a 3-lane section and design a curve for southbound Churnovic traffic to eastbound Lidice Parkway that will allow trucks to make this movement without having to come to a complete stop. The curve that has been constructed will require trucks to slow down to 25 MPH, but will not require them to stop thereby decreasing pollution and minimizing travel time.

With the southbound curve now constructed staff has been working with the owners of the Amazon property to acquire additional right of way to construct a curve that will allow trucks going westbound on Lidice Parkway to navigate through the curve to northbound Churnovic the same way as the southbound truck traffic.

The city has completed enough preliminary engineering to determine the right of way required, see attached dedication exhibit, but has not approved final engineering. The owners of the property are currently not agreeing with a donation to the city for this right of way until it sees final engineering plans and can determine the overall impacts to the remaining property due to this acquisition.

Attached is a proposal from Christopher B Burke Engineering to prepare the final engineering for a not to exceed amount of \$9,950.00.

Recommended Council Action: To Approve a Resolution for a professional service agreement for design services for the Churnovic and Lidice curve widening by and between the city of Crest Hill, Will County, Illinois and Christopher B. Burke Engineering Ltd. for a not to exceed of \$9,950.00

Financial Impact:

Funding Source: General Fund

Budgeted Amount: \$433,500.00

Cost: 9,950.00

Total 2025 Budget amount authorized to date including this design fee: \$321,640.00

Attachments:

Dedication Exhibit_04092024 Rev 08.12-24(Unsigned)

Resolution-Churnovic and Lidice Curve Widening

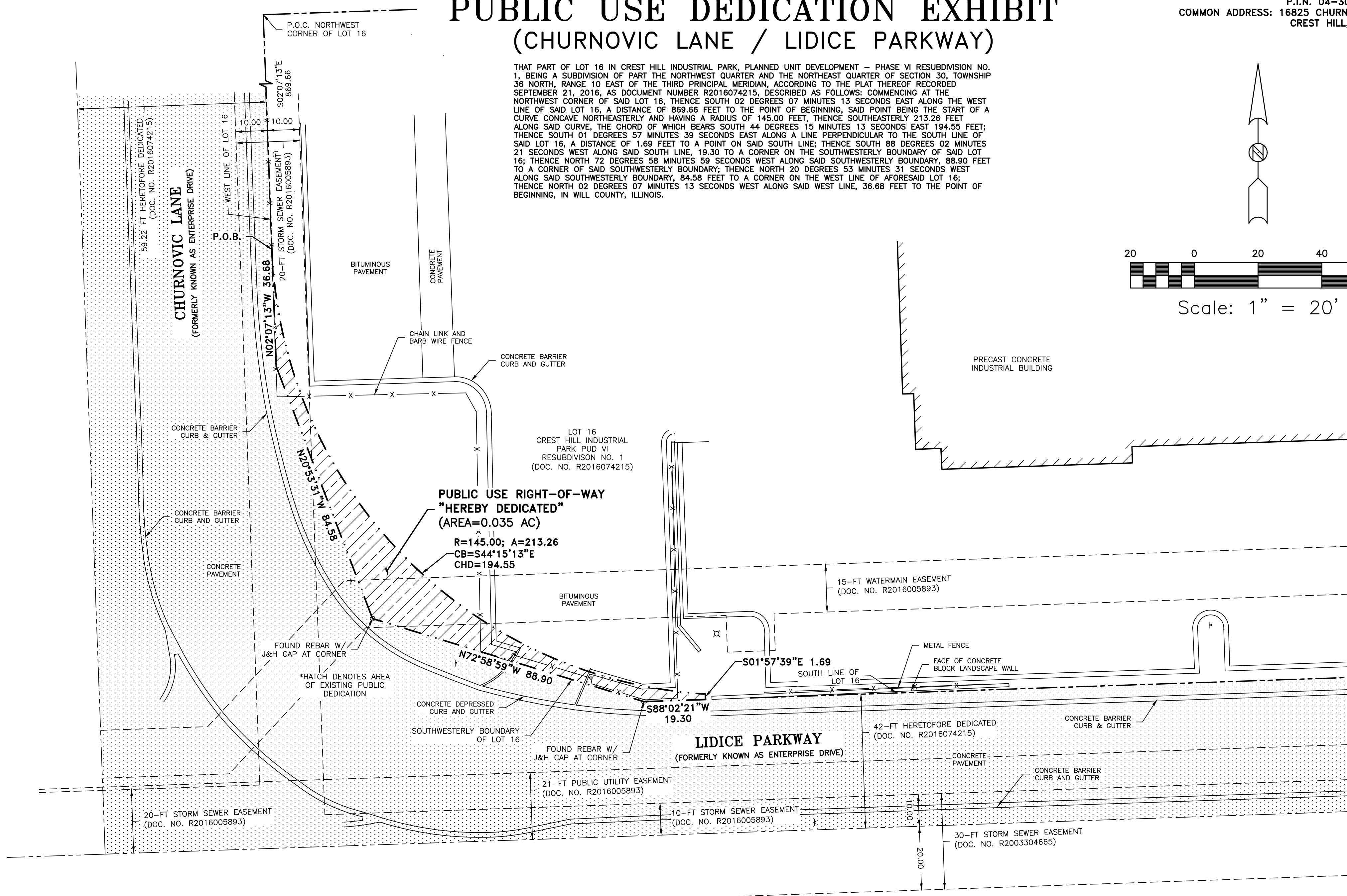
CBBEL Crest Hill Churnovic and Lidice Curve Widening.112524

P.I.N. 04-30-102-011
COMMON ADDRESS: 16825 CHURNOVIC LANE
CREST HILL, IL 60403

THAT PART OF LOT 16 IN CREST HILL INDUSTRIAL PARK, PLANNED UNIT DEVELOPMENT - PHASE VI RESUBDIVISION NO. 1, BEING A SUBDIVISION OF PART THE NORTHWEST QUARTER AND THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NORTHEAST 21° 20'16" AS DOCUMENT NUMBER R2016074215, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT 16, THENCE SOUTH 72 DEGREES 42'15" EAST 13.36 FEET TO THE WEST OF SAID CORNER, SAID LOT 16, A DISTANCE OF 86.66 FEET TO THE POINT OF BEGINNING; SAID POINT BEING THE START OF A CURVE CONCAVE NORTHEASTERLY AND HAVING A RADIUS OF 145.00 FEET, THENCE SOUTHEASTERLY 21° 26'16" ALONG SAID CURVE, THE CHORD OF WHICH BEARS SOUTH 44 DEGREES 15'15" EAST 194.55 FEET; THENCE SOUTH 01 DEGREES 57'15" MINUTES 39 SECONDS EAST ALONG A LINE PERPENDICULAR TO THE SOUTH LINE OF SAID LOT 16, A DISTANCE OF 1.69 FEET TO A POINT ON SAID SOUTH LINE; THENCE SOUTH 88 DEGREES 02'15" MINUTES 21 SECONDS WEST ALONG SAID SOUTH LINE, 19.30 TO A CORNER ON THE SOUTHWESTERLY BOUNDARY OF SAID LOT 16; THENCE NORTH 72 DEGREES 58'15" MINUTES 59 SECONDS WEST ALONG SAID SOUTHWESTERLY BOUNDARY, 88.90 FEET TO A CORNER OF SAID SOUTHWESTERLY BOUNDARY; THENCE NORTH 20 DEGREES 53'15" MINUTES 31 SECONDS WEST ALONG SAID SOUTHWESTERLY BOUNDARY, 84.58 FEET TO A CORNER ON THE WEST LINE OF AFORESAID LOT 16; THENCE NORTH 02 DEGREES 07'15" MINUTES 13 SECONDS WEST ALONG SAID WEST LINE, 36.68 FEET TO THE POINT OF BEGINNING. IN WILL COUNTY, ILLINOIS.



Scale: 1" = 20'



NOTES:

- NOTES:
1. THIS PROFESSIONAL SERVICE DOES NOT CONSTITUTE A BOUNDARY SURVEY.
 2. GEOTECH INCORPORATED IS A PROFESSIONAL DESIGN FIRM NUMBER 18-000165.
 3. FOR A SURVEY TO BE CONSIDERED TO BE AN ORIGINAL IT MUST BE SIGNED AND HAVE EITHER AN EMBOSSED SEAL OR A RUBBER STAMP SEAL IN THE COLOR RED OF AN ILLINOIS PROFESSIONAL LAND SURVEYOR.
 4. UNLESS OTHERWISE NOTED, ALL DIMENSIONS ARE IN FEET AND DECIMAL PARTS THEREOF.
 5. THE BASIS OF BEARING FOR THE DEPICTION, SHOWN HEREON, IS THE STATE PLANE OF ILLINOIS, ZONE EAST [NAD83 (2011)], BASED ON GNSS OBSERVATIONS UTILIZING THE TRIMBLE LOW VRS NETWORK.
 6. THE FIELDWORK FOR THIS PROFESSIONAL SERVICE WAS COMPLETED ON APRIL 2, 2024.

PREPARED BY: CHRISTOPHER M. PAPESH, I.P.L.S. NO. 3369
EXPIRATION DATE 11/30/2024

DATE: *April 9, 2024*

08-12-2024 CP REDUCED R.O.W. PER VILLAGE REVIEW



1207 CEDARWOOD DRIVE CREST HILL, ILLINOIS 60403 815/730-1010

PROJECT: CITY OF CREST HILL	FIELD BOOK #: W-36-10 PG54
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DRAWN BY: CJT	DATE: 04.09.24	SCALE: 1"=20'	JOB NO. GJN2165
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COMPARE THIS PLAT WITH YOUR RECORDS AND IMMEDIATELY REPORT ANY DISCREPANCIES

RESOLUTION NO. _____

A RESOLUTION FOR PROFESSIONAL SERVICE AGREEMENT FOR DESIGN SERVICES FOR THE CHURNOVIC AND LIDICE CURVE WIDENING BY AND BETWEEN THE CITY OF CREST HILL, WILL COUNTY, ILLINOIS AND CHRISTOPHER B. BURKE ENGINEERING, LTD.

WHEREAS, the Corporate Authorities of the City of Crest Hill, Will County, Illinois, have the authority to adopt resolutions and to promulgate rules and regulations that pertain to the City's government and affairs and protect the public health and, safety, and welfare of its citizens; and

WHEREAS, pursuant to Section 2-2-12 of the Illinois Municipal Code (65 ILCS 5/2-2-12), the City Council possesses the authority to enter into contracts that serve the legitimate corporate purposes of the City; and

WHEREAS, Christopher B. Burke Engineering, Ltd. (the "COMPANY"), is an entity that is in the business of providing design engineering services, including Preparation of Final Plans, and all collateral work (the "Services"); and

WHEREAS, the City Council desires to engage the Company to provide the Services and the Company is ready, willing to perform the Services for the City; and

WHEREAS, City Staff have negotiated an AGREEMENT FOR Churnovic and Lidice Curve Widening-Design Engineering Services (the "Agreement") with the Company for the purposes of engaging the Company to perform the Services (a copy of the Agreement is attached hereto as Exhibit A and fully incorporated herein); and

WHEREAS, the Staff and City Council has reviewed the Agreement and determined that the conditions, terms, and provisions of the Agreement are fair, reasonable, and acceptable to the City; and

WHEREAS, the City Council has determined that it is in the best interest of the City and its citizens to enter into the Agreement with the Company.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Crest Hill, Illinois, pursuant to its statutory authority, as follows:

SECTION 1: PREAMBLE. The City Council hereby finds that all of the recitals contained in the preamble to this Resolution are true, correct and complete and are hereby incorporated by reference hereto and made part hereof.

SECTION 2: AGREEMENT APPROVED. The City Council hereby finds and declares that the conditions, terms, and provisions of this Agreement (Exhibit A) in the amount of \$9,950.00 are fair, reasonable, and acceptable to the City and that the same is hereby approved in form and substance.

Therefore, the City Council hereby authorizes and directs the Mayor to execute and deliver, and the Clerk to attest, the Agreement, and further to take any and all other actions, including without limitation the execution and delivery of any and all documents, necessary and appropriate to effectuate the intent of this Resolution, which is to enter into the Agreement with the Company.

SECTION 3: SEVERABILITY. If any section, paragraph, clause or provisions of this Resolution is held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any other provision of this Resolution.

SECTION 4: REPEALER. All ordinances, resolutions or orders, or parts thereof, which conflict with the provisions of this Resolution, are to the extent of such conflict hereby repealed.

SECTION 5: EFFECTIVE DATE. This Resolution shall be in full force and effect immediately upon its passage and publication according to law.

[Intentionally Blank]

PASSED THIS 10TH DAY FEBRUARY, 2025.

	Aye	Nay	Absent	Abstain
Alderman Scott Dyke	_____	_____	_____	_____
Alderpersion Jennifer Methvin	_____	_____	_____	_____
Alderwoman Claudia Gazal	_____	_____	_____	_____
Alderman Darrell Jefferson	_____	_____	_____	_____
Alderpersion Tina Oberlin	_____	_____	_____	_____
Alderman Mark Cipiti	_____	_____	_____	_____
Alderman Nate Albert	_____	_____	_____	_____
Alderman Joe Kubal	_____	_____	_____	_____
Mayor Raymond R. Soliman	_____	_____	_____	_____

APPROVED THIS 10TH DAY OF FEBRUARY, 2025.

Raymond R. Soliman, Mayor

ATTEST:

Christine Vershay-Hall, City Clerk

EXHIBIT A



CHRISTOPHER B. BURKE ENGINEERING, LTD.

16221 W. 159th Street Suite 201 Lockport, Illinois 60441 TEL (815) 770-2850

November 25, 2024

City of Crest Hill
2090 Oakland Avenue
Crest Hill, IL 60403

Attention: Ron Wiedeman, PE – City Engineer

Subject: Professional Engineering Services Proposal for Design Services
Churnovic and Lidice Curve Widening
Crest Hill, Illinois

Dear Mr. Wiedeman:

Christopher B. Burke Engineering, Ltd. (CBBEL) is pleased to provide this proposal for professional design engineering services related to the design of the Churnovic and Lidice Curve Widening project in the City of Crest Hill. Included in this proposal are our Understanding of the Assignment, Scope of Work and Estimated Fee.

UNDERSTANDING OF THE ASSIGNMENT

The scope of this proposal includes roadway design and preparation of engineering drawings for the widening of the existing curve at Churnovic Lane and Lidice Parkway in the Crest Hill Business Park to provide a three-lane cross section and allow for a minimum design speed of 25 mph. We understand that the drawings prepared by CBBEL will be utilized by the City to facilitate construction by a contractor.

SCHEDULE

Assuming the topographic survey for the project area is available by the end of 2024, we anticipate completing the design effort by the end of February 2025.

SCOPE OF WORK

Task 1 – Roadway Design: CBBEL will prepare engineering design drawings consisting of a roadway widening plan, roadway cross sections to detail the proposed improvements, along with a roadway drainage plan to detail the relocation of existing drainage structures necessary to accommodate the proposed improvement. CBBEL's design will develop the geometrics necessary to provide a three-lane cross section and maintain a minimum design speed of 25 mph. Proposed right-of-way and/or easement needs will be identified based on the proposed

design and provided to the City. This task includes relocating the existing Amazon driveway in the vicinity of the curve but excludes modifications to other driveways and assumes that no existing roadway pavement will be reconstructed as part of this project.

CBBEL's design will be submitted to the City for internal and stakeholder review and comment. Upon addressing the City/stakeholder comments, the plans will be finalized and provided to the City for use in engaging a contractor to complete the work. This task assumes one round of City/stakeholder review comments will need to be addressed.

This task excludes preparation of sheets not specifically indicated, project specifications, and bidding assistance.

ESTIMATE OF FEE

We have determined the following fees for each of the tasks described in this proposal.

Task	Fee
Task 1 – Roadway Design	\$ 9,800
Direct Costs	\$ 150

TOTAL NOT-TO-EXCEED FEE: \$ 9,950

We will bill you at the hourly rates specified in the attached Schedule of Charges and establish our contract in accordance with the previously agreed to General Terms and Conditions. We will not exceed the fee without written permission of the client. The General Terms and Conditions are expressly incorporated into and are an integral part of this contract for professional services.

Please sign and return one copy of this agreement as an indication of acceptance and notice to proceed. Please feel free to contact us anytime.

Sincerely,



Michael E. Kerr, PE
President

Encl. Schedule of Charges
Crest Hill General Terms and Conditions

**THIS PROPOSAL, SCHEDULE OF CHARGES AND GENERAL TERMS AND CONDITIONS
ACCEPTED FOR CITY OF CREST HILL:**

BY: _____
TITLE: _____
DATE: _____

**CHRISTOPHER B. BURKE ENGINEERING, LTD.
STANDARD CHARGES FOR PROFESSIONAL SERVICES
EFFECTIVE JANUARY 1, 2024 THROUGH DECEMBER 31, 2024**

<u>Personnel</u>	<u>Charges (\$/Hr)</u>
Engineer VI	275
Engineer V	235
Engineer IV	200
Engineer III	175
Engineer I/II	155
Survey V	240
Survey IV	220
Survey III	200
Survey II	160
Survey I	135
Engineering Technician V	215
Engineering Technician IV	190
Engineering Technician III	140
Engineering Technician I/II	125
CAD Manager	210
CAD II	155
GIS Specialist III	175
Landscape Architect	200
Landscape Designer III	155
Landscape Designer I/II	120
Environmental Resource Specialist V	235
Environmental Resource Specialist IV	190
Environmental Resource Specialist III	150
Environmental Resource Specialist I/II	125
Environmental Resource Technician	140
Business Operations Department	160
Engineering Intern	75
<u>Direct Costs</u>	
Outside Copies, Blueprints, Messenger, Delivery Services, Mileage	Cost + 12%

These rates are in effect until December 31, 2024, at which time they will be subject to change.

CHRISTOPHER B. BURKE ENGINEERING, LTD.
GENERAL TERMS AND CONDITIONS WITH THE CITY OF CREST HILL

1. Relationship Between Engineer and Client: Christopher B. Burke Engineering, Ltd. (Engineer) shall serve as Client's professional engineer consultant in those phases of the Project to which this Agreement applies. This relationship is that of a buyer and seller of professional services and as such the Engineer is an independent contractor in the performance of this Agreement and it is understood that the parties have not entered into any joint venture or partnership with the other. The Engineer shall not be considered to be the agent of the Client. Nothing contained in this Agreement shall create a contractual relationship with a cause of action in favor of a third party against either the Client or Engineer.
Furthermore, causes of action between the parties to this Agreement pertaining to acts of failures to act shall be deemed to have accrued and the applicable statute of limitations shall commence to run not later than the date of substantial completion.
2. Responsibility of the Engineer: Engineer will strive to perform services under this Agreement in accordance with generally accepted and currently recognized engineering practices and principles, and in a manner consistent with that level of care and skill ordinarily exercised by members of the profession currently practicing in the same locality under similar conditions. No other representation, express or implied, and no warranty or guarantee is included or intended in this Agreement, or in any report, opinion, document, or otherwise.
Notwithstanding anything to the contrary which may be contained in this Agreement or any other material incorporated herein by reference, or in any Agreement between the Client and any other party concerning the Project, the Engineer shall not have control or be in charge of and shall not be responsible for the means, methods, techniques, sequences or procedures of construction, or the safety, safety precautions or programs of the Client, the construction contractor, other contractors or subcontractors performing any of the work or providing any of the services on the Project. Nor shall the Engineer be responsible for the acts or omissions of the Client, or for the failure of the Client, any architect, engineer, consultant, contractor or subcontractor to carry out their respective responsibilities in accordance with the Project documents, this Agreement or any other agreement concerning the Project. Any provision which purports to amend this provision shall be without effect unless it contains a reference that the content of this condition is expressly amended for the purposes described in such amendment and is signed by the Engineer.
3. Changes: Client reserves the right by written change order or amendment to make changes in requirements, amount of work, or engineering time schedule adjustments, and Engineer and Client shall negotiate appropriate adjustments acceptable to both parties to accommodate any changes, if commercially possible.
4. Suspension of Services: Client may, at any time, by written order to Engineer (Suspension of Services Order) require Engineer to stop all, or any part, of the services required by this Agreement. Upon receipt of such an order, Engineer shall

immediately comply with its terms and take all reasonable steps to minimize the costs associated with the services affected by such order.

Engineer will not be obligated to provide the same personnel employed prior to suspension, when the services are resumed, in the event that the period of suspension is greater than thirty (30) days.

5. Termination: This Agreement may be terminated by either party upon thirty (30) days written notice in the event of substantial failure by the other party to perform in accordance with the terms hereof through no fault of the terminating party. This Agreement may be terminated by Client, under the same terms, whenever Client shall determine that termination is in its best interests. Cost of termination, including salaries, overhead and fee, incurred by Engineer either before or after the termination date shall be reimbursed by Client.
6. Documents Delivered to Client: Drawings, specifications, reports, and any other Project Documents prepared by Engineer in connection with any or all of the services furnished hereunder shall be delivered to the Client for the use of the Client. Engineer shall have the right to retain originals of all Project Documents and drawings for its files. Furthermore, it is understood and agreed that the Project Documents such as, but not limited to reports, calculations, drawings, and specifications prepared for the Project, whether in hard copy or machine-readable form, are instruments of professional service intended for one-time use in the construction of this Project. These Project Documents are and shall remain the property of the Engineer. The Client may retain copies, including copies stored on magnetic tape or disk, for information and reference in connection with the occupancy and use of the Project.

When and if record drawings are to be provided by the Engineer, Client understands that information used in the preparation of record drawings is provided by others and Engineer is not responsible for accuracy, completeness, nor sufficiency of such information. Client also understands that the level of detail illustrated by record drawings will generally be the same as the level of detail illustrated by the design drawing used for project construction. If additional detail is requested by the Client to be included on the record drawings, then the Client understands and agrees that the Engineer will be due additional compensation for additional services.

The Engineer ~~also~~ reserves the right to retain hard copy originals of all Project Documentation delivered to the Client in machine readable form, which originals shall be referred to and shall govern in the event of any inconsistency between the two.

The Client understands that the automated conversion of information and data from the system and format used by the Engineer to an alternate system or format cannot be accomplished without the introduction of inexactitudes, anomalies, and errors. In the event Project Documentation provided to the Client in machine readable form is so converted, the Client agrees to assume all risks associated therewith and, to the fullest extent permitted by law, to hold harmless and indemnify the Engineer from and

against all claims, liabilities, losses, damages, and costs, including but not limited to attorney's fees, arising therefrom or in connection therewith.

The Client recognizes that changes or modifications to the Engineer's instruments of professional service introduced by anyone other than the Engineer may result in adverse consequences which the Engineer can neither predict nor control. Therefore, and in consideration of the Engineer's agreement to deliver its instruments of professional service in machine readable form, the Client agrees, to the fullest extent permitted by law, to hold harmless and indemnify the Engineer from and against all claims, liabilities, losses, damages, and costs, including but not limited to attorney's fees, arising out of or in any way connected with the modification, misinterpretation, misuse, or reuse by others of the machine readable information and data provided by the Engineer under this Agreement. The foregoing indemnification applies, without limitation, to any use of the Project Documentation on other projects, for additions to this Project, or for completion of this Project by others, excepting only such use as may be authorized, in writing, by the Engineer.

7. Reuse of Documents: All Project Documents including but not limited to reports, opinions of probable costs, drawings and specifications furnished by Engineer pursuant to this Agreement are intended for use on the Project only. They cannot be used by Client or others on extensions of the Project or any other project. Any reuse, without specific written verification or adaptation by Engineer, shall be at Client's sole risk, and Client shall indemnify and hold harmless Engineer from all claims, damages, losses, and expenses including attorney's fees arising out of or resulting therefrom.

The Engineer shall have the right to include representations of the design of the Project, including photographs of the exterior and interior, among the Engineer's promotional and professional materials. The Engineer's materials shall not include the Client's confidential and proprietary information if the Client has previously advised the Engineer in writing of the specific information considered by the Client to be confidential and proprietary. For the purposes of this Agreement, the parties acknowledge that such information shall be confidential and proprietary and shall not be used by Engineer for any purpose without Client's written consent.

8. Standard of Practice: The Engineer will strive to conduct services under this agreement in a manner consistent with that level of care and skill ordinarily exercised by members of the profession currently practicing in the same locality under similar conditions as of the date of this Agreement.
9. Compliance With Laws: The Engineer will strive to exercise usual and customary professional care in his/her efforts to comply with those laws, codes, ordinance and regulations which are in effect as of the date of this Agreement.
10. Indemnification: Engineer shall indemnify and hold harmless Client from loss or expense, including reasonable attorney's fees for claims for personal injury (including

death) or property damage to the extent caused by the sole negligent act, error or omission of Engineer.

Client shall indemnify and hold harmless Engineer under this Agreement, from loss or expense, including reasonable attorney's fees, for claims for personal injuries (including death) or property damage arising out of the sole negligent act, error or omission of Client.

In the event of joint or concurrent negligence of Engineer and Client, each shall bear that portion of the loss or expense that its share of the joint or concurrent negligence bears to the total negligence (including that of third parties), which caused the personal injury or property damage.

Engineer shall not be liable for special, incidental or consequential damages, including, but not limited to loss of profits, revenue, use of capital, claims of customers, cost of purchased or replacement power, or for any other loss of any nature, whether based on contract, tort, negligence, strict liability or otherwise, by reasons of the services rendered under this Agreement.

11. Opinions of Probable Cost: Since Engineer has no control over the cost of labor, materials or equipment, or over the Contractor(s) method of determining process, or over competitive bidding or market conditions, his/her opinions of probable Project Construction Cost provided for herein are to be made on the basis of his/her experience and qualifications and represent his/her judgement as a design professional familiar with the construction industry, but Engineer cannot and does not guarantee that proposal, bids or the Construction Cost will not vary from opinions of probable construction cost prepared by him/her. If prior to the Bidding or Negotiating Phase, Client wishes greater accuracy as to the Construction Cost, the Client shall employ an independent cost estimator Consultant for the purpose of obtaining a second construction cost opinion independent from Engineer.
12. Governing Law & Dispute Resolutions: This Agreement shall be governed by and construed in accordance with Articles previously set forth by (Item 9 of) this Agreement, together with the laws of the **State of Illinois**.

The validity, construction and interpretation of this Agreement shall be governed by the laws of the State of Illinois without regard to the conflict of law provisions. The parties hereto irrevocably agree that all actions or proceedings in any way, manner or respect arising out of or from or related to this Agreement shall be only litigated in the Circuit Court, Twelfth Judicial Circuit, Will County, Illinois. Each party hereby consents and submits to personal jurisdiction in the State of Illinois and waives any right such party may have to transfer the venue of any such action of proceeding.

13. Successors and Assigns: The terms of this Agreement shall be binding upon and inure to the benefit of the parties and their respective successors and assigns: provided, however, that neither party shall assign this Agreement in whole or in part without the prior written approval of the other.
14. Waiver of Contract Breach: The waiver of one party of any breach of this Agreement or the failure of one party to enforce at any time, or for any period of time, any of the provisions hereof, shall be limited to the particular instance, shall not operate or be deemed to waive any future breaches of this Agreement and shall not be construed to be a waiver of any provision, except for the particular instance.
15. Entire Understanding of Agreement: This Agreement represents and incorporates the entire understanding of the parties hereto, and each party acknowledges that there are no warranties, representations, covenants or understandings of any kind, matter or description whatsoever, made by either party to the other except as expressly set forth herein. Client and the Engineer hereby agree that any purchase orders, invoices, confirmations, acknowledgments, or other similar documents executed or delivered with respect to the subject matter hereof that conflict with the terms of the Agreement shall be null, void and without effect to the extent they conflict with the terms of this Agreement.
16. Amendment: This Agreement shall not be subject to amendment unless another instrument is duly executed by duly authorized representatives of each of the parties and entitled "Amendment of Agreement".
17. Severability of Invalid Provisions: If any provision of the Agreement shall be held to contravene or to be invalid under the laws of any particular state, county or jurisdiction where used, such contravention shall not invalidate the entire Agreement, but it shall be construed as if not containing the particular provisions held to be invalid in the particular state, country or jurisdiction and the rights or obligations of the parties hereto shall be construed and enforced accordingly.
18. Force Majeure: Neither Client nor Engineer shall be liable for any fault or delay caused by any contingency beyond their control including but not limited to acts of God, wars, strikes, walkouts, fires, natural calamities, or demands or requirements of governmental agencies.
19. Subcontracts: Engineer may subcontract portions of the work, but each subcontractor must be approved by Client in writing.
20. Access and Permits: Client shall arrange for Engineer to enter upon public and private property and obtain all necessary approvals and permits required from all governmental authorities having jurisdiction over the Project. Client shall pay costs (including Engineer's employee salaries, overhead and fee) incident to any effort by

Engineer toward assisting Client in such access, permits or approvals, if Engineer perform such services.

21. Designation of Authorized Representative: Each party (to this Agreement) shall designate one or more persons to act with authority in its behalf in respect to appropriate aspects of the Project. The persons designated shall review and respond promptly to all communications received from the other party.
22. Notices: Any notice or designation required to be given to either party hereto shall be in writing, and unless receipt of such notice is expressly required by the terms hereof shall be deemed to be effectively served when deposited in the mail with sufficient first class postage affixed, and addressed to the party to whom such notice is directed at such party's place of business or such other address as either party shall hereafter furnish to the other party by written notice as herein provided.
23. Client's Responsibilities: The Client agrees to provide full information regarding requirements for and about the Project, including a program which shall set forth the Client's objectives, schedule, constraints, criteria, special equipment, systems and site requirements.

The Client agrees to furnish and pay for all legal, accounting and insurance counseling services as may be necessary at any time for the Project, including auditing services which the Client may require to verify the Contractor's Application for Payment or to ascertain how or for what purpose the Contractor has used the money paid by or on behalf of the Client.

The Client agrees to require the Contractor, to the fullest extent permitted by law, to indemnify, hold harmless, and defend the Engineer, its consultants, and the employees and agents of any of them from and against any and all claims, suits, demands, liabilities, losses, damages, and costs ("Losses"), including but not limited to costs of defense, arising in whole or in part out of the negligence of the Contractor, its subcontractors, the officers, employees, agents, and subcontractors of any of them, or anyone for whose acts any of them may be liable, regardless of whether or not such Losses are caused in part by a party indemnified hereunder. Specifically excluded from the foregoing are Losses arising out of the preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs, or specifications, and the giving of or failure to give directions by the Engineer, its consultants, and the agents and employees of any of them, provided such giving or failure to give is the primary cause of Loss. The Client also agrees to require the Contractor to provide to the Engineer the required certificate of insurance.

The Client further agrees to require the Contractor to name the Engineer, its agents and consultants on the Contractor's policy or policies of comprehensive or commercial general liability insurance. Such insurance shall include products and completed

operations and contractual liability coverages, shall be primary and noncontributing with any insurance maintained by the Engineer or its agents and consultants, and shall provide that the Engineer be given thirty days, unqualified written notice prior to any cancellation thereof.

When Contract Documents prepared under the Scope of Services of this contract require insurance(s) to be provided, obtained and/or otherwise maintained by the Contractor, the Client agrees to be wholly responsible for setting forth any and all such insurance requirements. Furthermore, any document provided for Client review by the Engineer under this Contract related to such insurance(s) shall be considered as sample insurance requirements and not the recommendation of the Engineer. Client agrees to have their own risk management department review any and all insurance requirements for adequacy and to determine specific types of insurance(s) required for the project. Client further agrees that decisions concerning types and amounts of insurance are specific to the project and shall be the product of the Client. As such, any and all insurance requirements made part of Contract Documents prepared by the Engineer are not to be considered the Engineer's recommendation, and the Client shall make the final decision regarding insurance requirements.

25. Information Provided by Others: The Engineer shall indicate to the Client the information needed for rendering of the services of this Agreement. The Client shall provide to the Engineer such information as is available to the Client and the Client's consultants and contractors, and the Engineer shall be entitled to rely upon the accuracy and completeness thereof. The Client recognizes that it is impossible for the Engineer to assure the accuracy, completeness and sufficiency of such information, either because it is impossible to verify, or because of errors or omissions which may have occurred in assembling the information the Client is providing. Accordingly, the Client agrees, to the fullest extent permitted by law, to indemnify and hold the Engineer and the Engineer's subconsultants harmless from any claim, liability or cost (including reasonable attorneys' fees and cost of defense) for injury or loss arising or allegedly arising from errors, omissions or inaccuracies in documents or other information provided by the Client to the Engineer.
26. Payment: Client shall be invoiced once each month for work performed during the preceding period. Payment shall be made by the Client according to the terms and provisions of the Illinois Prompt Payment Act, Engineer will provide to the Client a detailed statement of tasks performed by it and reimbursement for expenses, if any. The maximum interest rate under this Section shall be the amount set forth in the Act.

Collection Costs. In the event legal action is necessary to enforce the payment provisions of this Agreement, the Engineer shall be entitled to collect from the Client any judgement or settlement sums due, reasonable attorneys' fees, court costs and expenses incurred by the Engineer in connection therewith.

Suspension of Services. If the Client fails to make payments when due or otherwise is in breach of this Agreement, the Engineer may suspend performance of services upon five (5) calendar days' notice to the Client. The Engineer shall have no liability whatsoever to the Client for any costs or damages as a result of such suspension caused by any breach of this Agreement by the Client.

27. When construction observation tasks are part of the service to be performed by the Engineer under this Agreement, the Client will include the following clause in the construction contract documents and Client agrees not to modify or delete it:

Kotecki Waiver. Contractor (and any subcontractor into whose subcontract this clause is incorporated) agrees to assume the entire liability for all personal injury claims suffered by its own employees, including without limitation claims under the **Illinois** Structural Work Act, asserted by persons allegedly injured on the Project; waives any limitation of liability defense based upon the Worker's Compensation Act, court interpretations of said Act or otherwise; and to the fullest extent permitted by law, agrees to indemnify and hold harmless and defend Owner and Engineer and their agents, employees and consultants (the "Indemnitees") from and against all such loss, expense, damage or injury, including reasonable attorneys' fees, that the Indemnitees may sustain as a result of such claims, except to the extent that **Illinois** law prohibits indemnity for the Indemnitees' own negligence. The Owner and Engineer are designated and recognized as explicit third-party beneficiaries of the Kotecki Waiver within the general contract and all subcontracts entered into in furtherance of the general contract.

28. **Job Site Safety/Supervision & Construction Observation:** The Engineer shall neither have control over or charge of, nor be responsible for, the construction means, methods, techniques, sequences of procedures, or for safety precautions and programs in connection with the Work since they are solely the Contractor's rights and responsibilities. The Client agrees that the Contractor shall supervise and direct the work efficiently with his/her best skill and attention; and that the Contractor shall be solely responsible for the means, methods, techniques, sequences and procedures of construction and safety at the job site. The Client agrees and warrants that this intent shall be carried out in the Client's contract with the Contractor. The Client further agrees that the Contractor shall be responsible for initiating, maintaining, and supervising all safety precautions and programs in connection with the work; and that the Contractor shall take all necessary precautions for the safety of, and shall provide the necessary protection to prevent damage, injury or loss to all employees on the subject site and all other persons who may be affected thereby. The Engineer shall have no authority to stop the work of the Contractor or the work of any subcontractor on the project.

When construction observation services are included in the Scope of Services, the Engineer shall visit the site at intervals appropriate to the stage of the Contractor's operation, or as otherwise agreed to by the Client and the Engineer to: 1) become generally familiar with and to keep the Client informed about the progress and quality of the Work; 2) to strive to bring to the Client's attention defects and deficiencies in the Work and; 3) to determine in general if the Work is being performed in a manner indicating that the Work, when fully completed, will be in accordance with the Contract Documents. However, the Engineer shall not be required to make exhaustive or continuous on-site inspections to check the quality or quantity of the Work. If the Client desires more extensive project observation, the Client shall request that such services be provided by the Engineer as Additional and Supplemental Construction Observation Services in accordance with the terms of this Agreement.

The Engineer shall not be responsible for any acts or omissions of the Contractor, subcontractor, any entity performing any portions of the Work, or any agents or employees of any of them. The Engineer does not guarantee the performance of the Contractor and shall not be responsible for the Contractor's failure to perform its Work in accordance with the Contract Documents or any applicable laws, codes, rules or regulations.

When municipal review services are included in the Scope of Services, the Engineer (acting on behalf of the municipality), when acting in good faith in the discharge of its duties, shall not thereby render itself liable personally and is, to the maximum extent permitted by law, relieved from all liability for any damage that may accrue to persons or property by reason of any act or omission in the discharge of its duties. Any suit brought against the Engineer which involve the acts or omissions performed by it in the enforcement of any provisions of the Client's rules, regulation and/or ordinance shall be defended by the Client until final termination of the proceedings. The Engineer shall be entitled to all defenses and municipal immunities that are, or would be, available to the Client.

29. Hazardous Materials/Pollutants: Unless otherwise provided by this Agreement, the Engineer and Engineer's consultants shall have no responsibility for the discovery, presence, handling, removal, or disposal of or exposure of persons to hazardous materials/pollutants in any form at the Project site, including but not limited to mold/mildew, asbestos, asbestos products, polychlorinated biphenyl (PCB) or other toxic/hazardous/pollutant type substances.

Furthermore, Client understands that the presence of mold/mildew and the like are results of prolonged or repeated exposure to moisture and the lack of corrective action. Client also understands that corrective action is a operation, maintenance and repair activity for which the Engineer is not responsible.

Revised 121222

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Agenda Memo**Crest Hill, IL**

Meeting Date:	February 10, 2025
Submitter:	Ronald J Wiedeman
Department:	Engineering
Agenda Item:	2024-Sidewalk Cutting Program Summaries & 2025 Fiscal Yr.-Sidewalk Cutting Proposed Program

Summary: The 2024 sidewalk cutting program has been completed, see attached Executive Summary for finding and amount of work completed.

The scope of work approved by council for 2024 included the evaluation of the existing sidewalk based on criteria set by the City to determine required repairs. Non-compliance sidewalk identified to be corrected by saw cutting would be completed to bring those sections of sidewalk back into compliance. The project last year included work in Wards 1-4 as outlined below. This work was completed for a cost of \$96,161.00 (field survey and construction).

- Ward 1- Area bounded by Theodore and Burry Circle-5.23 Miles
- Ward 3-Fox Meadow; Crest Estates and Oak Tree Subdivisions-4.11 Miles
- Ward 4-Cambridge Crest-3.17 Miles
- Ward 2-Driveway only in the same area as the pilot program

Per the Executive Summary the following objectives were achieved:

1. 12.48 miles were evaluated in all 4 wards for methods of remediation or repair work required to bring the sidewalk into compliance.
2. Safe Step repaired by saw cut 1,107 sidewalk panels bringing them back into compliance.
3. City staff along with representatives of Safe Step developed a strategic and proactive program establishing a 25 points criteria for defect identification and classification.
4. The field survey was completed and the data collected was imported into an exclusive portal call "Sidewalk Central" where staff reviewed each location and recommendation and signed off on the repair method suggested.
5. The fieldwork documented 37 existing ADA ramps that are not currently compliant with the last regulations and will be included in future concrete flatwork programs to be replaced and brought up to compliance.

6. The result of completing the existing sidewalk evaluation, documentation saved staff an estimated 192 hours and collected 45,656 data points. Costs associated with this work will be discussed below and can be found in the attached executive summary.
7. The cost saving associated with bringing existing sidewalk into compliance with ADA using this method instead of removal and replacement is \$96,161.00 for saw cutting compared to an estimated cost of \$334,180.00 for removal and replacement with new sidewalk.
8. This year's executive summary includes the total work completed in all 4 wards, but also broken down by each ward.
9. This executive summary report is currently posted on the city website under the engineering department.

Feedback with this process continued to be very positive, efficient and saved a significant amount of time and money. The program saved time for staff by not having to perform the field work to evaluate and collect locations, time spent preparing and advertising for bids and then supervising a contractor to get the work completed.

Staff would like to continue with this program in 2025 and fund the program to include \$35,000 of evaluation and \$50,000 in saw cutting paid out of MFT funds. The project this year will include work in Wards 1-4 as outlined below.

- Ward 1-Area bounded by Oakland Ave, Pasadena Ave, Elsie Ave & Center St-1.56 miles
- Ward 2- Area bounded by Theodore, Arbor Ln and Marlboro Dr.-1.68 Miles
- Ward 2-Willow Circle Dr-Included in 1.68 Miles above.
- Ward 3-Area bounded by Cedarwood Dr, Pioneer Rd, Theodore and Ingalls-3.05 Miles
- Ward 3-Caton Crest Subdivision- Included in 3.05 Miles above.
- Ward 4-Area bounded by Grandview, Root St, Weber Rd and Plainfield Rd-4.69 Miles

The evaluation will be conducted using the criteria already determined by the city. Work is scheduled to be conducted in late winter or early spring 2025.

Once the field evaluation is completed and reviewed, staff will come back to the council with a proposal from Safe Step for sidewalk cutting repairs up to \$50,000.00. The sidewalk cutting used by this firm is a proprietary technology executive held by Safe Step, LLC.

Recommended Council Action: A resolution approving an agreement for 2025 sidewalk cutting program-survey by and between the city of Crest Hill, Will County, Illinois and Safe Step, LLC. for a cost of \$35,000.00.

Financial Impact:

Funding Source: MFT

Budgeted Amount: \$85,000-Fiscal Year 2026 MFT Budget

Cost: \$35,000-Survey Only

Attachments:

2024 Crest Hill Executive Summary.pdf

Crest Hill Spring Evaluation Maps

Resolution-2025 Sidewalk Cutting

Updated Proposal Crest Hill 2025 Engineering Evaluation.pdf



2024 Sidewalk Program Summary



Presented to:
Ron Wiedeman, City Engineer
City of Crest Hill, IL 2024



Objectives & Results

Your Objectives

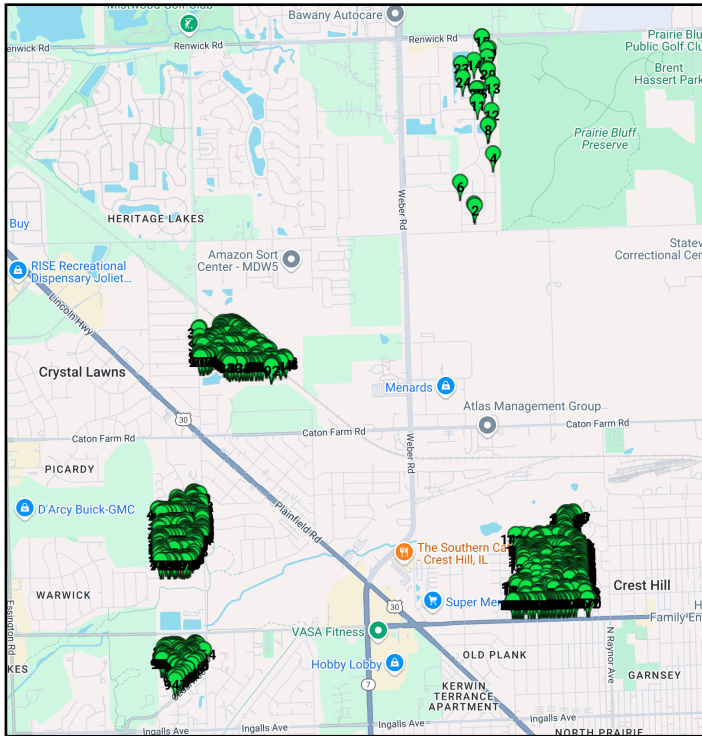
1. Utilize saw-cutting to achieve an increase in the number of panels repaired
 - **Result:** In 2024, the City repaired an extra **1,107** unsafe sidewalk panels using saw-cutting.
 - Including all projects from 2023-2024, City of Crest Hill repaired an extra **1,421** unsafe sidewalk panels.
2. Develop a strategic and proactive program to identify sidewalk defects until budget is reached
 - **Result:** Safe Step LLC consulted with Crest Hill to establish a 25 point criteria for defect identification and classification and confirmed the sidewalk areas/locations to be evaluated.
 - Crest Hill provided **4** wards to evaluate; all **12.48** total sidewalk miles were able to be evaluated for saw-cutting and R&R defects prior to the budget being reached.
 - Crest Hill also requested we repair select hazards omitted from the 2023 evaluation.
3. Obtain accurate documentation for decision-making and record-keeping
 - **Result:** Safe Step LLC provided defect data through their exclusive online portal “**Sidewalk Central**”.
 - City of Crest Hill maintains full control to review and choose preferred repair types for each defect evaluated in the project area.
 - The data included the nearest defect address, defect measurements and photos, a map view of all defects, and other relevant notes; Completed saw-cutting repairs also include a repair photo for quality control and timestamp for record-keeping. Additionally, GIS shape files with customized attributes are available for import to digitally document and monitor sidewalk conditions, repair types and life cycles.
 - The 2024 sidewalk evaluation documented 37 non-ADA ramps that will be appropriated for future replacement.
4. Decrease staff time and costs for sidewalk evaluations, documentation, and project management
 - **Result:** City of Crest Hill saved an estimated **192** engineering and management hours utilizing Safe Step LLC for the sidewalk consultation and reporting of 45,656 data points collected during the sidewalk evaluation.

Other Feedback

1. Ron noted the 2024 sidewalk program went well and he’s interested in continuing in 2025, although the 2025 program will be less aggressive, maintaining current defect criteria.
2. Safe Step LLC will evaluate walkways ahead of the streets resurfacing program moving forward.



Saw-Cutting Repair Locations



The green markers on the map to the left indicate the locations of sidewalk defects repaired in 2024.

Due to the limitations of GPS mobile app technology, the locations shown above should be relied upon as approximate to their actual locations. Map Data: Google

2023-2024 Sidewalk Project Information

Project Year	Offset Criteria	Sidewalk Avg Width	Saw-cut Repairs	Total Cost of Saw-Cutting	Miles Repaired*	Sawcut Cost / Mile	Sq. Ft. Saved	# of Repairs if R&R used	Additional Repairs Using Safe Step	R&R Sq. Ft. Price
2023	1/2" - 2"	4.99	376	\$33,078	7.60	\$4,352	11,061	62	314	\$18.00
2024	1/2" - 2"	4.55	1299	\$96,161	12.48	\$7,705	36,202	192	1,107	\$18.00
2023-2024		4.8	1,675	\$129,240	20.08	\$6,436	47,263	254	1,421	

*Sidewalk miles repaired are based on survey of sidewalk segments by offset criteria - scatter sites mileage not determined

2023-2024 Sidewalk R&R Information

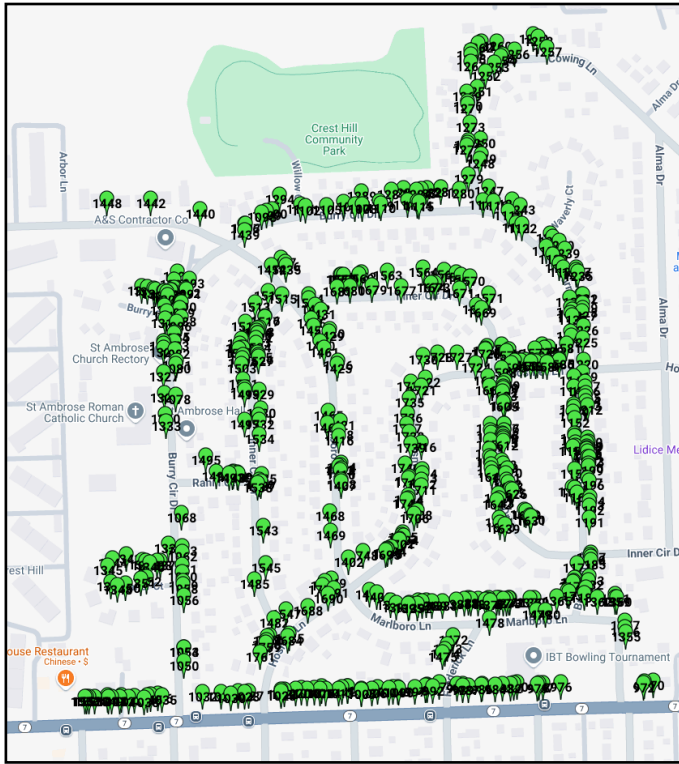
Project Year	4 Inch SqFt	4 Inch Est. Cost	6 Inch SqFt	6 Inch Est. Cost	Total R&R Cost	R&R Cost Per Mile
2023	4909.51	\$51,550	1,633.2	\$19,598	\$71,148	\$9,361.61
2024	11162.3	\$178,597	8,643.5	\$155,583	\$334,180	\$26,777.23
2023-2024	16,071.81	\$230,147	10,276.70	\$175,181	\$405,328	\$36,138.84

Philip Sitton • Project Manager • (331) 444-4822 • Philip@NoTrippin.com • www.notrippin.com

Information contained in this summary is proprietary and confidential, and is to be used solely by City of Crest Hill personnel in evaluating the project. Copying, unauthorized disclosure, reuse in any form is prohibited.



Ward 1 Saw-Cutting Repair Locations



The green markers on the map to the left indicate the locations of sidewalk defects repaired in 2024.

Ward 1 2024 Sidewalk Project Information

Project Year	Offset Criteria	Sidewalk Avg Width	Saw-cut Repairs	Total Cost of Saw-Cutting	Miles Repaired*	Sawcut Cost / Mile	Sq. Ft. Saved	# of Repairs if R&R used	Additional Repairs Using Safe Step	R&R Sq. Ft. Price
2024	1/2" - 2"	4.2	536	\$33,619	5.08	\$6,618	12,931	77	459	\$18.00
2024		4.2	536	\$33,619	5.08	\$6,618	12,931	77	459	

*Sidewalk miles repaired are based on survey of sidewalk segments by offset criteria - scatter sites mileage not determined

Ward 1 2024 Sidewalk R&R Information

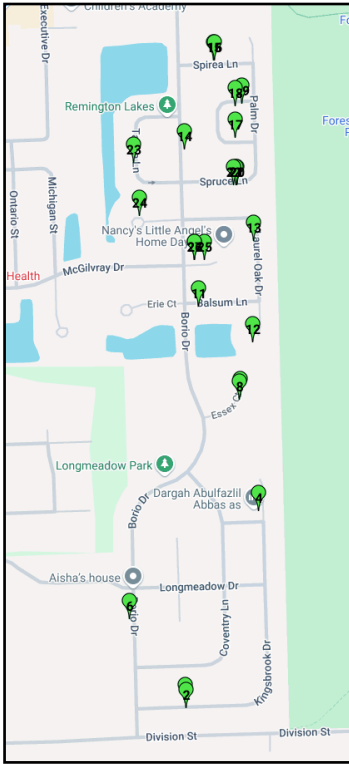
Project Year	4 Inch SqFt	4 Inch Est. Cost	6 Inch SqFt	6 Inch Est. Cost	Total R&R Cost	R&R Cost Per Mile
2024	124	\$1,984	238	\$4,284	\$6,268	\$1,233.86
2024	124	\$1,984	238.00	\$4,284	\$6,268	\$1,233.86

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Ward 2 Saw-Cutting Repair Locations



The green markers on the map to the left indicate the locations of sidewalk defects repaired in 2024.

Ward 2 2023-24 Sidewalk Project Information

Project Year	Offset Criteria	Sidewalk Avg Width	Saw-cut Repairs	Total Cost of Saw-Cutting	Miles Repaired*	Sawcut Cost / Mile	Sq. Ft. Saved	# of Repairs if R&R used	Additional Repairs Using Safe Step	R&R Sq. Ft. Price
2023	1/2" - 2"	4.99	376	\$33,078	7.60	\$4,352	11,061	62	314	\$18.00
2024	1/2" - 2"	4.2	23	\$1,934	Individual Locations requested	N/A	605	4	19	\$18.00
2023-2024		4.6	399	\$35,012	7.60	\$4,607	11,666	67	332	

*Sidewalk miles repaired are based on survey of sidewalk segments by offset criteria - scatter sites mileage not determined

Ward 2 2023-2024 Sidewalk R&R Information

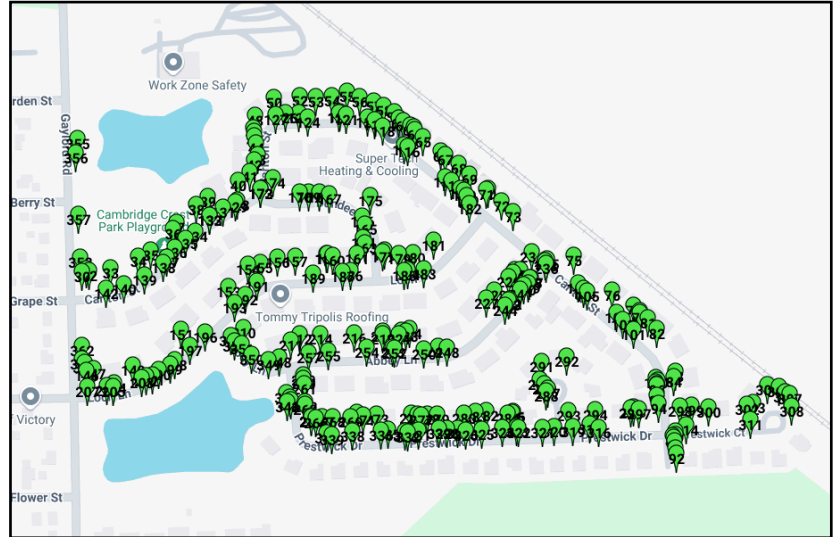
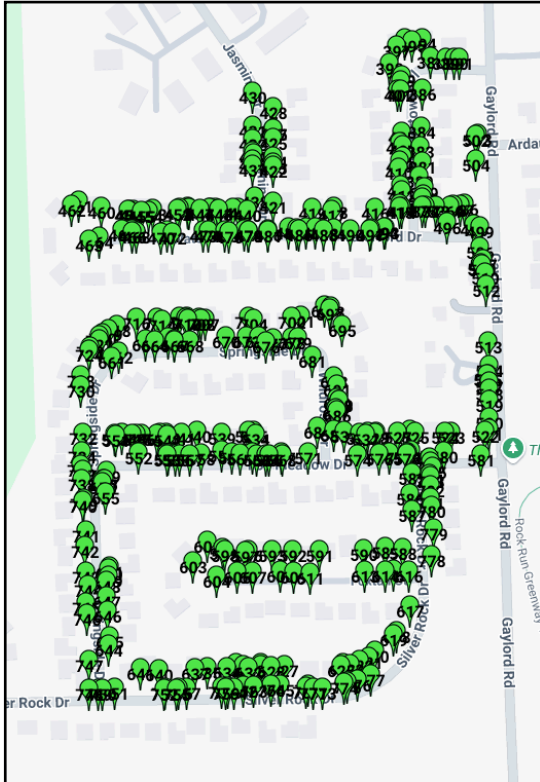
Project Year	4 Inch SqFt	4 Inch Est. Cost	6 Inch SqFt	6 Inch Est. Cost	Total R&R Cost	R&R Cost Per Mile
2023	4909.51	\$51,550	1,633.2	\$19,598	\$71,148	\$9,361.61
2024	124	\$1,984	238	\$4,284	\$6,268	*Individual Locations
2023-2024	5,033.51	\$53,534	1,871.20	\$23,882	\$77,416	\$9,361.61

Philip Sitton • Project Manager • (331) 444-4822 • Philip@NoTrippin.com • www.notrippin.com

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Ward 3 Saw-Cutting Repair Locations



The green markers on the map to the above indicate the locations of sidewalk defects repaired in 2024.

Ward 3 2024 Sidewalk Project Information

Project Year	Offset Criteria	Sidewalk Avg Width	Saw-cut Repairs	Total Cost of Saw-Cutting	Miles Repaired*	Sawcut Cost / Mile	Sq. Ft. Saved	# of Repairs if R&R used	Additional Repairs Using Safe Step	R&R Sq. Ft. Price
2024	1/2" - 2"	5	625	\$51,132	6.12	\$8,355	19,314	92	533	\$18.00
2024		5.0	625	\$51,132	6.12	\$8,355	19,314	92	533	

*Sidewalk miles repaired are based on survey of sidewalk segments by offset criteria - scatter sites mileage not determined

Ward 3 2023-2024 Sidewalk R&R Information

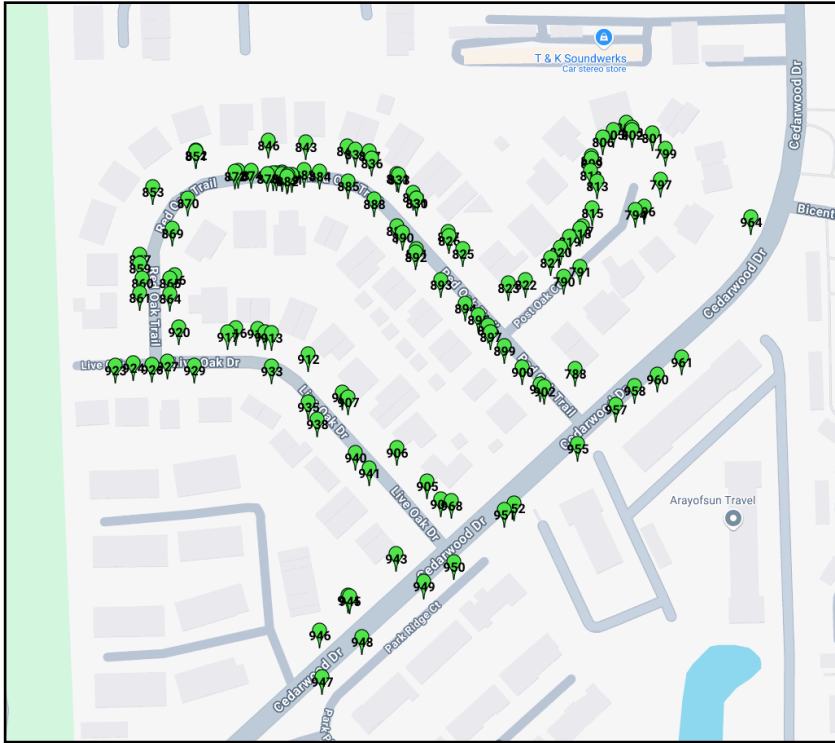
Project Year	4 Inch SqFt	4 Inch Est. Cost	6 Inch SqFt	6 Inch Est. Cost	Total R&R Cost	R&R Cost Per Mile
2024	2260.7	\$36,171	4,872.7	\$87,709	\$123,880	\$20,241.80
2024	2,260.7	\$36,171	4,872.70	\$87,709	\$123,880	\$20,241.80

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Ward 4 Saw-Cutting Repair Locations



The green markers on the map to the left indicate the locations of sidewalk defects repaired in 2024.

Ward 4 2024 Sidewalk Project Information

Project Year	Offset Criteria	Sidewalk Avg Width	Saw-cut Repairs	Total Cost of Saw-Cutting	Miles Repaired*	Sawcut Cost / Mile	Sq. Ft. Saved	# of Repairs if R&R used	Additional Repairs Using Safe Step	R&R Sq. Ft. Price
2024	1/2" - 2"	5	118	\$9,964	1.27	\$7,845	3,353	19	99	\$18.00
2024		5.0	118	\$9,964	1.27	\$7,845	3,353	19	99	

*Sidewalk miles repaired are based on survey of sidewalk segments by offset criteria - scatter sites mileage not determined

Ward 4 2023-2024 Sidewalk R&R Information

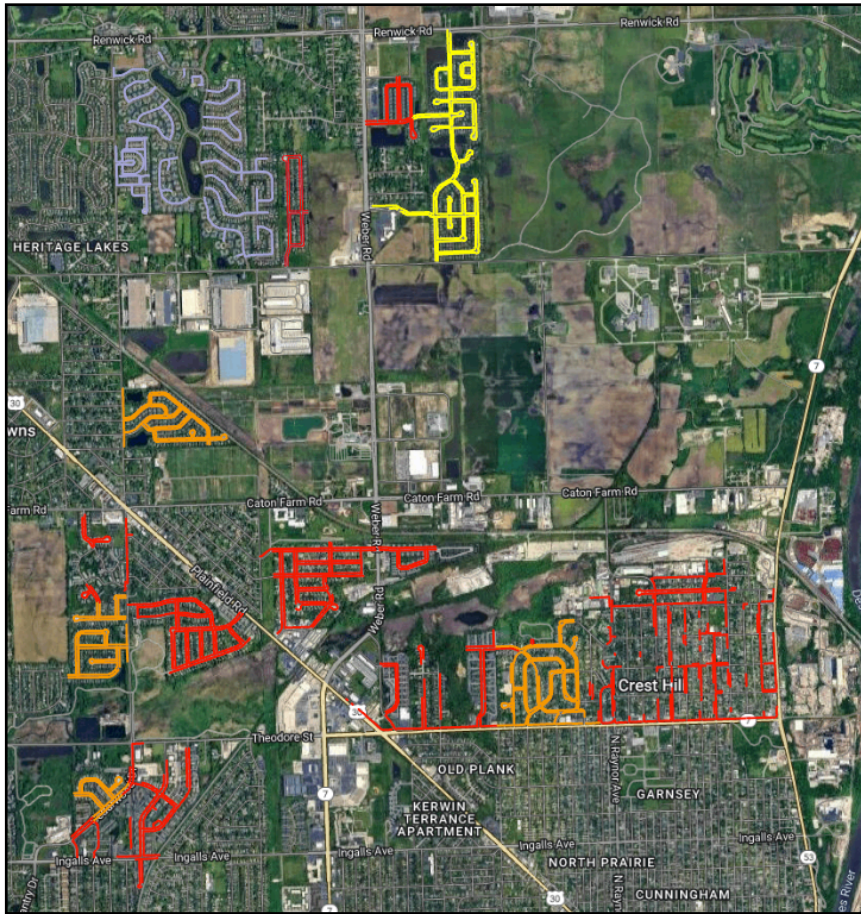
Project Year	4 Inch SqFt	4 Inch Est. Cost	6 Inch SqFt	6 Inch Est. Cost	Total R&R Cost	R&R Cost Per Mile
2024	1347	\$21,552	1,275.5	\$22,959	\$44,511	\$35,048.03
2023-2024	1,347	\$21,552	1,275.50	\$22,959	\$44,511	\$35,048.03

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Sidewalk Repair Program Progress



	2024	12.48 Miles
	2023	7.60 Miles
	Remaining -	28.77 Miles
Total Miles		48.85
	Private	7.62 Miles

Map Data: Google

The map above shows the sidewalk areas that have been completed from 2023 onward.

Red highlighting indicates areas not yet evaluated or repaired. Various colored highlighting indicates the sidewalks that have been evaluated and repaired.

Estimated Sidewalk Infrastructure Value

Estimated Sidewalk Miles	Avg Width	Estimated Sq. Ft Cost	Total Value of Sidewalk
48.85	4.8	\$18.00	\$22,284,979

Life Cycle Progress

Current Budget	Avg Saw-Cut / Mile	Sidewalk Miles To Be Repaired	Years Remaining
\$96,000	\$6,436.00	28.8	2

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Additional Benefits

Crest Hill's engineering time for the sidewalk program can be broken into three major categories:

1. **Evaluation time:** Mapping and verifying sidewalk areas, defining and confirming a 25 point defect evaluation criteria, mobilizing, assessing each sidewalk panel, accurately capturing 26 key data points, photographing and time-stamping each defect, and physically marking sidewalk panels as appropriate.
2. **Data validation time:** Processing and validating data for accuracy, preparing reports for project execution, archiving defect data for record-keeping, and preparing this yearly summary for review and future decision-making.
3. **Project management time:** Verifying contractor's work, communication with contractor, quality assurance checks, interacting with residents, and more. Safe Step LLC's exclusive online portal allows city personnel to maintain control of the project with an easy method to review defects and photos, select preferred repair types, observe project completion, and ensure quality with completed repair photos, minimizing visits to the sidewalks.

Public Support for Safe, Walkable Sidewalks



Sample Repair Photo: Defect 236 was repaired on 08/09/2024 at 21401 Abbey Ln at 11:06 AM

1. **85.9%** of adults think it important to find a walkable community with safe sidewalks when looking for a new place to live.
2. **87%** of Americans feel that it is important for local governments to achieve ADA compliance and for sidewalks to be accessible for those with disabilities.
3. **84.7%** of adults believe it is important to use local tax dollars toward sidewalks.

Results based on a nationwide survey conducted in April 2019 by Praecones Analytics

Completed repair photos and timestamps help ensure repair quality

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RESOLUTION NO. _____

**A RESOLUTION APPROVING AN AGREEMENT FOR 2025 SIDEWALK CUTTING
PROGRAM-CONSTRUCTION BY AND BETWEEN THE CITY OF CREST HILL,
WILL COUNTY, ILLINOIS AND SAFE STEP, LLC**

WHEREAS, the Corporate Authorities of the City of Crest Hill, Will County, Illinois, have the authority to adopt resolutions and to promulgate rules and regulations that pertain to the City's government and affairs and protect the public health and, safety, and welfare of its citizens; and

WHEREAS, pursuant to Section 2-2-12 of the Illinois Municipal Code (65 ILCS 5/2-2-12), the City Council possesses the authority to enter into contracts that serve the legitimate corporate purposes of the City; and

WHEREASECS Safe Step, LLC (the "COMPANY"), is an entity that is in the business of providing Construction Services, to bring non-compliance sidewalk identified during the 2024 survey of the identified location in Ward 1,2,3, and 4 back into compliance. (the "Services"); and

WHEREAS, the City Council desires to engage the Company to provide the Services and the Company is ready, willing to perform the Services for the City; and

WHEREAS, City Staff have negotiated an AGREEMENT for 2025 Sidewalk Cutting Program-Construction (the "Agreement") with the Company for the purposes of engaging the Company to perform the Services (a copy of the Agreement is attached hereto as Exhibit A and fully incorporated herein); and

WHEREAS, the Staff and City Council has reviewed the Agreement and determined that the conditions, terms, and provisions of the Agreement are fair, reasonable, and acceptable to the City; and

WHEREAS, the City Council has determined that it is in the best interest of the City and its citizens to enter into the Agreement with the Company.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Crest Hill, Illinois, pursuant to its statutory authority, as follows:

SECTION 1: PREAMBLE. The City Council hereby finds that all of the recitals contained in the parable to this Resolution are true, correct and complete and are hereby incorporated by reference hereto and made part hereof.

SECTION 2: AGREEMENT APPROVED. The City Council hereby finds and declares that the conditions, terms, and provisions of this Agreement (Exhibit A) in the amount of \$35,000.00 are fair, reasonable, and acceptable to the City and that the same is hereby approved in form and substance. Therefore, the City Council hereby authorizes and directs the Mayor to execute and deliver, and the

Clerk to attest, the Agreement, and further to take any and all other actions, including without limitation the execution and delivery of any and all documents, necessary and appropriate to effectuate the intent of this Resolution, which is to enter into the Agreement with the Company.

SECTION 3: SEVERABILITY. If any section, paragraph, clause or provisions of this Resolution is held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any other provision of this Resolution.

SECTION 4: REPEALER. All ordinances, resolutions or orders, or parts thereof, which conflict with the provisions of this Resolution, are to the extent of such conflict hereby repealed.

SECTION 5: EFFECTIVE DATE. This Resolution shall be in full force and effect immediately upon its passage and publication according to law.

[Intentionally Blank]

PASSED THIS 17TH DAY FEBRUAY, 2025.

	Aye	Nay	Absent	Abstain
Alderman Scott Dyke	<hr/>	<hr/>	<hr/>	<hr/>
Alderwoman Jennifer Methvin	<hr/>	<hr/>	<hr/>	<hr/>
Alderwoman Claudia Gazal	<hr/>	<hr/>	<hr/>	<hr/>
Alderman Darrell Jefferson	<hr/>	<hr/>	<hr/>	<hr/>
Alderperson Tina Oberlin	<hr/>	<hr/>	<hr/>	<hr/>
Alderman Mark Cipiti	<hr/>	<hr/>	<hr/>	<hr/>
Alderman Nate Albert	<hr/>	<hr/>	<hr/>	<hr/>
Alderman Joe Kubal	<hr/>	<hr/>	<hr/>	<hr/>
Mayor Raymond R. Soliman	<hr/>	<hr/>	<hr/>	<hr/>

APPROVED THIS 17TH DAY OF FEBRUARY 2025.

Raymond R. Soliman, Mayor

ATTEST:

Christine Vershay-Hall, City Clerk

EXHIBIT A



Sidewalk Engineering Evaluation Proposal

Presented to: Raymond Soliman
City of Crest Hill
Crest Hill 2025 Engineering Evaluation
Not yet submitted

Philip Sitton • Project Manager • 331.444.4822 • Philip@NoTrippin.com • www.notrippin.com

Introduction

January 23, 2024

Raymond Soliman
City of Crest Hill
20600 City Center Blvd
Crest Hill, Illinois 60403

Raymond,

Thank you for the opportunity to present this proposal for the City of Crest Hill's 2025 sidewalk engineering evaluation.

Review

1. The City of Crest Hill has requested Safe Step LLC evaluate sidewalk segments in Wards 1, 2, 3, and 4.
2. Upon reaching the engineering budget, the evaluation will stop. If all of the priority areas are able to be included prior to reaching the budget, the City of Crest Hill may provide additional sidewalk segments for evaluation.
3. Safe Step LLC will evaluate sidewalks for defects that present a trip hazard and are appropriate for saw-cutting repair based on the identification criteria on page 4.
4. Safe Step LLC will also evaluate sidewalks for defects that are not appropriate for saw-cutting repair and will require alternative repair methods.

Notable Proposal Contents

- Page 2: Execution Strategy
- Page 3: Survey Areas Map
- Page 4: Evaluation Criteria
- Page 7: Proposal Acceptance

Please let me know if you have any questions. We look forward to serving your needs.

Philip Sitton
Project Manager
331.444.4822
Philip@NoTrippin.com

Philip Sitton • Project Manager • 331.444.4822 • Philip@NoTrippin.com • www.notrippin.com

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Execution Strategy

Based on our discussions, Safe Step will execute the project as follows:

1. Confirm sidewalk evaluation area and defect identification criteria (enclosed)

1. Page 3 of this proposal contains the sidewalk areas and the priority in which they should be evaluated and repaired.
2. Page 4 of this proposal contains the defect identification criteria that will be used to evaluate the sidewalks.

2. Evaluate current sidewalk conditions

1. Safe Step LLC will evaluate the sidewalk locations in priority order until the budget is met.
2. Identified defects will be recorded along with the measurement, address, approximate GPS coordinates, important notes, and a photo of the defect.

3. Deliver evaluation results

1. Following the completion of the evaluation, Safe Step LLC will provide the sidewalk defect data through a proprietary online tool called *Sidewalk Central™*. This data includes locations, descriptions, suggested repair types, and photos of each defect identified.
2. *Sidewalk Central™* allows you to review, make notes, and confirm the preferred repair type for each defect.

4. Perform repairs

1. Upon your review and confirmation of repair locations, we will create a repair proposal. Once approved, we will schedule a timeframe to begin repairing the identified saw-cutting locations.
2. All saw-cutting repairs will be done in accordance with "The Safe Step LLC Approach" outlined on page 5 of this proposal.
3. *Sidewalk Central™* allows you to monitor the saw-cutting in real-time, providing defect completion status as well as repair photos and timestamps for quality assurance.

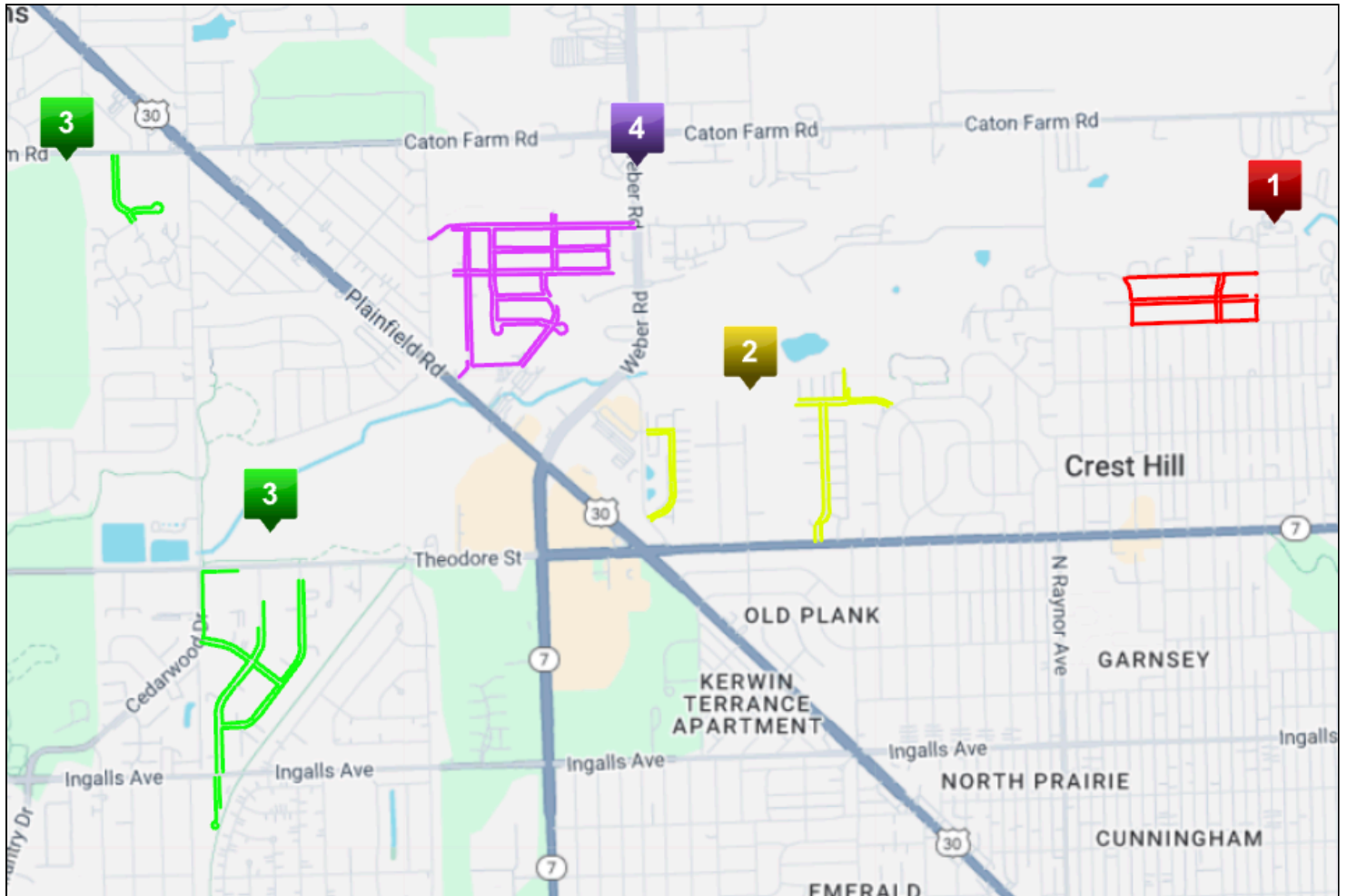
5. Provide documentation

1. At the conclusion of the project, we will provide a final report of saw-cut locations repaired including the displacement measurements, address, approximate GPS coordinates, GIS shape files (if requested) and important notes.

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Survey Areas Map



Map Data: Google

Survey Area

- Ward 1: (1.56 Miles)
- Ward 2: (1.68 Miles)
- Ward 3: (3.05 Miles)
- Ward 4: (4.69 Miles)
- Total Miles: 10.98

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Sidewalk Evaluation Criteria

Condition			Record for Saw-Cutting	Record for Replacement
Panel Offset:			Y	If greater Y
Min (1/8s)	4	Max (1/8s) 16		
Sharp edge:			Y	N/A
		Height (1/8s) 3		
Prior Grind/Saw-Cut Repairs ¹ :			Y*	
Cutting to sunken panel:			Lift	Y
Waterpooling:			Lift	Y
Caused by tree:			CR	Y
Negative cross-slope:			Y,CR - Severe	Y
Positive cross-slope:			Y,CR - Severe	Y
Contains structural crack ² :			Y	Y
Qty no more than	1	Gap no more than 3/8"		
Displacement is a crack ² :			N	Y
Perpendicular	N	Parallel N		
Panel is spalled ² :			Y	Y
Surface less than	50	Depth no more than 1"		
Sidewalk joint is decayed ² :			Y	Y
		Width no more than 1"		
Curbing:			CR	CR
On bridge structure:			N	N
Parallel joints:			Y	Y
Min. Height	4	Max Height 16		
Ramps:			Y	Y
At Landing Max Ht	ADA	At street Max Ht ADA		
Top of flowline:			N	Y
Adjacent to asphalt:			CR	Y
Adjacent to pavers:			CR	Y

¹As measured at presenting face; recorded values will be for proper 12:1 repair

²Panels failing this criteria will be recorded for replacement regardless of offset

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Marking/Other

Mark Saw-Cutting	Numbered
DWP - Plastic	\$12/sq ft to install
Mark R&R	Y/N
5" R&R Sq. Ft. Cost	\$16
6" R&R Sq. Ft. Cost	\$18

Use Lifting for sunken & waterpooling panels	Y
Mark Lifting	N
Lifting Sq. Ft. Price	TBD

Scatter Sites

Apply criteria to scatter sites?	Y
Survey only marked?	
Survey entire address?	Driveway
Survey entire block-face?	

Crest Hill Notes:

*Prior Repairs-If presenting exceeds 4
 *Evaluate culverts as traditional sidewalk, not bridges.
 *Client Review any long stretches of depressed curb along sidewalk/

The Safe Step Approach



Specifications

1. Repairs will be tapered to a 1:12 slope ratio and taken to a zero point of differential between adjoining sidewalk panels along the full width of the sidewalk, in accordance with ADA standards.
2. Repairs shall have a smooth and uniform finish with a coefficient of friction meeting OSHA requirements and shall not impact adjoining sidewalks, driveways, landscaping, or other objects within the vicinity of the work.
3. In instances where sidewalk conditions do not permit a 1:12 slope ratio, repairs will be made with the shallowest slope possible for the given sidewalk condition.



Clean-up

1. All saw-cutting will be performed without water-cooling; No slurry will be created eliminating the risk of "tracking" and run-off water contamination.
2. Saw mounted dust abatement systems will be used to minimize airborne dust. Containment systems are designed for fine dust applications.
3. Debris and concrete shall be cleaned from the sidewalk surface as well as surrounding rails, sidewalks, driveways, landscaping, or other objects within the vicinity of the work.



Reporting

1. Upon completion of the project, Safe Step LLC will provide a detailed and audit-able report. This report will include the street address or location, dimensions, and GPS coordinates of each repair made.
2. An invoice for payment will be provided when the projected has been completed. Payment in full is due **30 days** from the date of invoice. Late payments may be subject to a \$30 re-billing fee.



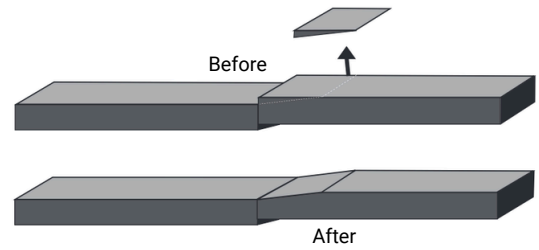
Safety and Insurance

1. Safe Step LLC employees who work directly in slab displacement repair undergo a rigorous training process with emphasis on safe work practices, OSHA-approved personal protection equipment, and quality workmanship. It is not uncommon for our clients to receive unsolicited compliments on our safety practices and the quality of the work performed.
2. Safe Step LLC is fully licensed and insured. Proof of auto, liability, and workers compensation insurance are available upon request.

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Our Result



Before



After



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Proposal Acceptance

Financial Parameters

1. Financial Parameters

1. The total cost of the engineering evaluation and reporting will not exceed **\$35,000.00**.
2. Safe Step LLC will accept full responsibility for any project cost overage, provided that the scope of the project is not altered once the project begins. Any requested change in scope will be fully discussed and approved by the City of Crest Hill prior to the start of the work on the revised area.
3. Invoice terms are net 30 after engineering evaluation has been completed and delivered.

If this proposal is acceptable, please complete and sign below. We will contact you upon receiving this form to schedule your project.

Cost: \$35,000.00

Proposal #: 202091

Due to the ongoing supply chain issues and labor availability, the pricing in this proposal is only valid until **February 28, 2025**.

Billing Contact Name:

Billing Email Address:

PO Number:

Does this project require prevailing wage?:

Approved by:

Date:

Signed:  SIGNATURE
Raymond Soliman

Title:

Client Notes:

Use this form to provide us with any other information we may need to know.

For a valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the above signed hereby agrees to defend, indemnify, and hold contractor harmless with respect to any and all liability whatsoever arising from contractor's activities in attempting to repair concrete sidewalk and other slabs owned by the above signed or within the above signed's dominion and control, and to defend, indemnify, and hold harmless contractor with respect thereto.

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Agenda Memo



Public Works Department

City of Crest Hill

Date:	2/5/2025
Submitter:	Julius Hansen, Interim Public Works Director
Department:	Public Works
Agenda Item:	M.E. Simpson Co., Inc. Contractual Services for Water System Annual Maintenance

Summary:

In the current budget ending April 30, 2025 \$105,000 has been allocated for various water system related maintenance that is completed on an annual basis. To date this work has not been completed as it should have been. Therefore, to allow proper maintenance to be performed in a timely manner this work needs to be accomplished in the current fiscal year. In addition, \$11,900 needs to be approved, that was not budgeted, to fix 6 valves found inoperative in 2022. That work is long overdue, and those 6 valves cannot be used to turn off water in their current condition.

Recommended Council Action:

To approve the budgeted contractual services of M.E. Simpson Co, Inc. to perform a Leak Survey, Meter testing, Valve assessment and Hydrant assessment for \$99,490 and an additional unbudgeted \$11,900 to repair 6 seized valves for a total of \$111,390.

Attachments:

M.E. Simpson Co., Inc. proposal summary and individual proposals for a Seized Valve Release Program, Leak Survey, Meter Testing, Valve Assessment and Hydrant Assessment.



April 30, 2024

Mr. Mike Eulitz
Interim Director of Public Works
City of Crest Hill
1610 Plainfield Road
Crest Hill, IL 60403

RE: PROPOSAL FOR LARGE METER TESTING

Dear Mr. Eulitz

M.E. Simpson Co., Inc. is pleased to present the City of Crest Hill our proposal for Large Water Meter Evaluation, Testing and Calibration Program. We are honored to be considered for this work and are confident our team will help make the project a success.

M.E. Simpson Co., Inc. is a Professional Services Firm dedicated to developing and providing programs and services designed to maximize peak performance for our clients' water distribution systems. Many of these programs are universally recognized as a part of "Best Management Practices" (BMPs) for utilities. We pride ourselves on delivering solid solutions using the highest quality technical and professional services by way of state-of-the-art technology and a skilled and well-trained staff of professionals. Our highly-educated engineers and technical team are committed to the success of this project. They will be ready at a moment's notice to relieve your staff's burden and ensure a seamless continuation of your services.

Our services were developed and refined to provide utilities with programs that can be customized to meet their needs. From complete "Turn-Key" services to assisting with the development of "in-house" programs for utilities, M.E. Simpson Co., Inc. serves our clients with this ultimate goal: to deliver to the public the implicit faith that "the water is always safe to drink".

Thank you for your consideration and this opportunity to acquaint you with our Large Water Meter Testing and Calibration Services and offer this response. We are committed to exceeding your expectations.

Sincerely,

Carlos A Covarrubias
Regional Manager

Carlos A Covarrubias
Regional Manager

3406 Enterprise Avenue
Valparaiso, IN 46383

800.255.1521 P
888.531.2444 F

carlos@mesimpson.com



January 31, 2025

Mr. Julius Hansen
Acting Director of Water and Waste Water
City of Crest Hill
1610 Plainfield Road
Crest Hill, IL 60403

RE: PROPOSAL FOR A SEIZED VALVE RELEASE SERVICES PROGRAM

Dear Mr. Hansen,

M.E. Simpson Co., Inc. is delighted to present our proposal to City of Crest Hill for a Seized Valve Release Services Program. We feel privileged to be considered for this endeavor and are confident that our team will contribute to the project's success.

As a Professional Services Firm, our primary focus is on developing and delivering programs and services that optimize the performance of our clients' water distribution systems. Many of these programs are recognized globally as Best Management Practices (BMPs) for water and wastewater utilities. We take pride in providing robust solutions by utilizing top-tier technical and professional services, leveraging state-of-the-art technology, and employing a highly skilled and well-trained staff of professionals. Our team of educated engineers and technical experts is fully dedicated to the success of this project and ready to alleviate the distribution system and collection system maintenance burden on your staff, ensuring a seamless continuation of water delivery and collection system services.

Our services have been meticulously developed and refined to cater to utilities' specific needs. Whether offering comprehensive turn-key solutions or assisting in the development of in-house programs for the water/wastewater utility, M.E. Simpson Co., Inc. strives to fulfill one overarching goal: to instill public confidence by ensuring the safety and quality of drinking water.

We sincerely appreciate your consideration and thank you for the opportunity to introduce our seized valve release services through this proposal. We are committed to surpassing your expectations and delivering exceptional results.

Sincerely,

A handwritten signature in black ink, appearing to read 'RL' or 'Randy Lusk'.

Randy Lusk
Vice President of Innovations & Solutions

Randy Lusk
Vice President of Innovations & Solutions

3406 Enterprise Avenue
Valparaiso, IN 46383

800.255.1521 P
888.531.2444 F

RandyL@mesimpson.com



April 30, 2024

Mike Eulitz
Interim Director of Public Works
City of Crest Hill
2090 Oakland Ave
Crest Hill, IL

RE: PROPOSAL FOR A WATER DISTRIBUTION SYSTEM LEAK SURVEY

Dear Mr. Eulitz,

M.E. Simpson Co., Inc. is pleased to present the City of Crest Hill, Illinois our proposal for a Water Distribution System Leak Detection Survey Program. We are honored to be considered for this work and are confident our team will help make the project a success.

M.E. Simpson Co., Inc. is a Professional Services Firm dedicated to developing and providing programs and services designed to maximize peak performance for our clients' water distribution systems. Many of these programs are universally recognized as a part of "Best Management Practices" (BMPs) for utilities. We pride ourselves on delivering solid solutions using the highest quality technical and professional services by way of state-of-the-art technology and a skilled and well-trained staff of professionals. Our highly-educated engineers and technical team are committed to the success of this project. They will be ready at a moment's notice to relieve your staff's burden and ensure a seamless continuation of your services.

Our services were developed and refined to provide utilities with programs that can be customized to meet their needs. From complete "Turn-Key" services to assisting with the development of "in-house" programs for utilities, M.E. Simpson Co., Inc. serves our clients with this ultimate goal: to deliver to the public the implicit faith that "the water is always safe to drink".

Thank you for your consideration and this opportunity to acquaint you with our Water Distribution System Leak Detection Services and offer this response. We are committed to exceeding your expectations.

Sincerely,

A handwritten signature in black ink, appearing to read 'C. Covarrubias', is written over a light blue horizontal line.

Carlos Covarrubias
Regional Manager

Carlos Covarrubias
Regional Manager

3406 Enterprise Avenue
Valparaiso, IN 46383

800.255.1521 P
888.531.2444 F

Carlos.Covarrubias@mesimpson.com



January 31, 2025

Mr. Julius Hansen
Acting Director of Water and Waste Water
City of Crest Hill

Below is a summary of each service and the cost that we proposed for the budget ending on April 30th, 2025, and what is in your budget as of our last meeting.

In your budget, you have the following:

1. Leak Survey \$20,000
2. Meter Testing - \$20,000
3. Valve Assessment - \$65,000 (We believe the hydrant funding was accidentally added to this line item)

Your Budget Total: \$105,000.00

Our proposals for the 2024 budget that ends April 30th, 2025 are for the following amounts.

1. Leak Survey - \$21,165.00 (year 1 of the 3-year proposal) 83 Miles to be surveyed.
2. Meters - \$19,500.00 (Year 1 of a 2-year proposal) Estimated 40 meters to be tested.
3. Valves - \$17,875.00 (Year 4 of 5-year proposal) 275 valves to be exercised and assessed
4. Hydrants - \$40,950.00 (Year 1 of a 3-year proposal) 25% Flow tested (325) and 25% maintenance (325), which means 50% (650) of the hydrants will be assessed This will put Crest Hill in ISO compliance. (We believe the past acting director added this money into the valve line item by mistake)

Our Proposal Total: \$99,490.00

The Hydro V technology we will use to attempt to release the 6 frozen/seized valves in your system is not currently on either budget.

Proposal Cost: \$11,900.00

Randy Lusk
Vice President of Innovations & Solutions

3406 Enterprise Avenue
Valparaiso, IN 46383

800.255.1521 P
888.531.2444 F

randy.lusk@mesimpson.com



January 26, 2022

Mr. Mark Siefert
Director of Water and Waste Water
City of Crest Hill
1610 Plainfield Road
Crest Hill, IL 60403

RE: PROPOSAL FOR A WATER DISTRIBUTION SYSTEM VALVE EXERCISING PROGRAM

Dear Mr. Siefert,

M.E. Simpson Co., Inc. is pleased to present the City of Crest Hill our proposal for a Water Distribution System Valve Assessment and Exercising Program. We are honored to be considered for this work and are confident our team will help make the project a success.

M.E. Simpson Co., Inc. is a Professional Services Firm dedicated to developing and providing programs and services designed to maximize peak performance for our clients' water distribution systems. Many of these programs are universally recognized as a part of "Best Management Practices" (BMPs) for utilities. We pride ourselves on delivering solid solutions using the highest quality technical and professional services by way of state-of-the-art technology and a skilled and well-trained staff of professionals. Our highly-educated engineers and technical team are committed to the success of this project. They will be ready at a moment's notice to relieve your staff's burden and ensure a seamless continuation of your services.

Our services were developed and refined to provide utilities with programs that can be customized to meet their needs. From complete "Turn-Key" services to assisting with the development of "in-house" programs for utilities, M.E. Simpson Co., Inc. serves our clients with this ultimate goal: to deliver to the public the implicit faith that "the water is always safe to drink".

Thank you for your consideration and this opportunity to acquaint you with our Valve Exercising and Assessment Services and offer this response. We are committed to exceeding your expectations.

Sincerely,

Randy Lusk
Regional Manager

Randy Lusk
Innovations & Solutions Manager

3406 Enterprise Avenue
Valparaiso, IN 46383

800.255.1521 P
888.531.2444 F

Randy.Lusk@mesimpson.com



October 12, 2023

Mr. Mike Eulitz
Interim Director of Public Works
City of Crest Hill
2090 Oakland Avenue
Crest Hill, Illinois 60403

RE: PROPOSAL FOR FIRE HYDRANT MAINTENANCE & FLOW/WATERMAIN CAPACITY TESTING

Dear Mr. Eulitz,

M.E. Simpson Co., Inc. is pleased to present the City of Crest Hill, Illinois our proposal for its Fire Hydrant Maintenance and Flow/Watermain Capacity Testing Program. We are honored to be considered for this work and are confident our team will help make the project a success.

M.E. Simpson Co., Inc. is a Professional Services Firm dedicated to developing and providing programs and services designed to maximize peak performance for our clients' water distribution systems. Many of these programs are universally recognized as a part of "Best Management Practices" (BMPs) for utilities. We pride ourselves on delivering solid solutions using the highest quality technical and professional services by way of state-of-the-art technology and a skilled and well-trained staff of professionals. Our highly educated engineers and technical team are committed to the success of this project. They will be ready at a moment's notice to relieve your staff's burden and ensure a seamless continuation of your services.

Our services were developed and refined to provide utilities with programs that can be customized to meet their needs. From complete "Turn-Key" services to assisting with the development of "in-house" programs for utilities, M.E. Simpson Co., Inc. serves our clients with this ultimate goal: to deliver to the public the implicit faith that "the water is always safe to drink".

Thank you for your consideration and this opportunity to acquaint you with our services and offer this response. We are committed to exceeding your expectations.

Sincerely yours,

A handwritten signature in dark ink, appearing to read 'CC', is written over a light blue horizontal line.

Carlos Covarrubias
Regional Manager

Carlos Covarrubias
Regional Manager

3406 Enterprise Avenue
Valparaiso, IN 46383

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