

**RESOLUTION NO. R-2018-45**

**A RESOLUTION AUTHORIZING CERTAIN EXPENDITURES  
FROM THE MADISON STREET / 5TH AVENUE TAX INCREMENT FINANCING  
REDEVELOPMENT PROJECT AREA FUND TO PAY FOR  
THE MADISON STREET-FIRST AVENUE TO DES PLAINES RIVER STORM SEWER REPAIRS  
PROJECT AND AWARD OF CONTRACT TO SUBURBAN GENERAL CONSTRUCTION, INC.**

**(Contractor and Contract Price: Suburban General Construction, Inc.; \$47,950.00)**

**WHEREAS**, the Village of Maywood (the "Village") is a home rule municipality, having all of the powers and authority granted to such municipalities pursuant to Article VII, Section 6 of the Illinois Constitution of 1970, including the right to exercise any power and perform any function pertaining to its government and affairs; and

**WHEREAS**, Section 10 of Article VII of the Illinois Constitution of 1970 permits units of local government/public agencies to contract or otherwise associate among themselves in a manner not prohibited by law or by ordinance. Chapter 127, Section 741, *et seq.*, Illinois Revised Statutes, entitled the "Intergovernmental Cooperation Act," permits public agencies to exercise any power or powers, privileges or authority which may be exercised by such public agency individually to be exercised and enjoyed jointly with any other public agency in the State; and

**WHEREAS**, the President and Board of Trustees (the "Corporate Authorities") of the Village, in an effort to revitalize the Village's local economy and provide for the comprehensive and coordinated development of an underutilized and blighted area within the Village, have adopted a redevelopment plan and project, designated a redevelopment project area, and adopted the use of tax increment financing ("TIF") in accordance with the Illinois Tax Increment Allocation Redevelopment Act, 65 ILCS 5/11-74.4-1 *et seq.*, as amended (the "Act"), for the Madison Street / 5th Avenue Tax Increment Financing Redevelopment Project Area (the "Project Area"); and

**WHEREAS**, the Corporate Authorities have determined that, in order to encourage private investment and restore and enhance the tax base of the Village and affected taxing districts, certain blighting and adverse conditions within the Project Area must be removed, certain infrastructure improvements must be made, and the Project Area must be redeveloped; and

**WHEREAS**, the removal of blight and adverse conditions, the completion of infrastructure improvements and the redevelopment of the Project Area require the expenditure of redevelopment project costs as defined in the Act, as summarized in the Madison Street / 5th Avenue Tax Increment Financing Redevelopment Project and Plan (the "Plan") by the Village; and

**WHEREAS**, under Ordinance No. CO-2013-12, approved at a public meeting on March 13, 2013, the Corporate Authorities extended the estimated date of completion of the Original Plan and Project, and the estimated date of the retirement of all obligations incurred to finance redevelopment project costs as defined by the Original Plan and Project, to December 31, 2020, subject to receipt of year 2020 incremental real estate tax revenues during calendar year 2021; and

**WHEREAS**, it is necessary to consider and approve the use of TIF Funds during calendar year 2018 to complete certain infrastructure improvement projects in order to stimulate reinvestment in the Project Area. The Corporate Authorities have identified and approved the completion of the following infrastructure improvement project(s) within the Project Area (the "Project Improvements" or the "Infrastructure Improvement Projects"), using TIF Funds to pay for such Infrastructure Improvement Projects, in whole or in part:

**Madison Street-First Avenue to Des Plaines River Storm Sewer Repairs Project.**

This Project consists of the removing and repairing portions of the storm sewer located on Madison Street between First Avenue and the Des Plaines River. The Project requires the emergency repair of a severely collapsed section of the sewer that were discovered during the televising and cleaning of the storm sewer.

The Village staff solicited and received competitive quotes from three (3) companies to perform the construction services required for the Project. Suburban General Construction, Inc. submitted the lowest, responsive quote to perform the Project work for an amount not to exceed Forty-Seven Thousand Nine Hundred Fifty and No/100 Dollars (\$47,950.00); and

**WHEREAS**, pursuant to Section 36.08 (Contracts and Purchases) of the Village of Maywood Municipal Code ("MVC"), the Project is required to be competitively bid and awarded to the lowest qualified and responsible bidder, after due notice inviting bids, because the work is a public improvement paid for with public funds and the estimated cost exceeds \$20,000, unless competitive bidding is waived by a vote of two-thirds (2/3) of the Corporate Authorities. Under Section 36.08(B) (Solicitation of Competitive Proposal) of the MVC, the Corporate Authorities may waive the competitive bidding process by a two-thirds (2/3) vote and direct the Village Manager to solicit competitive proposals for the award of any eligible public works or public improvement contract. The justification for waiving the competitive bidding process in lieu of the solicitation of competitive proposals may include any of the considerations set forth in 36.08(A)(6)(e) of the MVC as well as the following: (1) Availability of only a single source vendor or a limited number of known vendors; and (2) Financial savings realized by not utilizing the competitive bidding process; and

**WHEREAS**, by soliciting competitive proposals, Village staff was able to obtain competitive, responsive quotes for the Project and realize financial savings by not conducting a formal bidding process. The Corporate Authorities find that it is desirable and in the best interests of the residents of the Village to waive the competitive bidding process in lieu of the solicitation of competitive proposals process and award a contract to Suburban General Construction, Inc. to perform the Project work based on its lowest, responsive quote; and

**WHEREAS**, the Corporate Authorities find that it is desirable and in the best interests of the residents of the Village to approve the expenditure of TIF Funds to complete the Project Improvements within the Project Area, which expenditures will be paid on or after the date of passage of this Resolution (the "Expenditures").

**NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF MAYWOOD, COOK COUNTY, ILLINOIS, AS FOLLOWS:**

**SECTION 1: Recitals.** The statements set forth in the preambles of this Resolution are found to be true and correct and are adopted as part of this Resolution.

**SECTION 2: Authority.**

- (a) The Village is a duly constituted and organized home rule municipality, as described in Division 6 of Article VII of the Illinois Constitution of 1970, and, as such, may exercise any power and perform any function pertaining to its government and affairs including, but not limited to, the power to tax and incur debt.
- (b) This Resolution is adopted in connection with implementing the Plan in accordance with the Act.
- (c) This Resolution is a declaration of official intent under Treasury Regulation Section 1.150-2.

**SECTION 3: Estimate of Expenditures.**

- (a) The Village intends to incur Expenditures in connection with Maywood Madison Street-First Avenue to Des Plaines River Storm Sewer Repairs Project within the Plan and Project Area including, but not limited to, the following:
  - 1. Costs for the construction of the Project.
  - 2. Costs for professional services related to the Project, including, but not limited to, legal, zoning, redevelopment, consulting, architectural and engineering services, landscape architectural services, design guidelines, appraisals, surveys, market studies, traffic studies, and environmental and geotechnical services.
- (b) A Preliminary Estimate of Expenditures to be incurred and reimbursed, in connection with the Madison Street-First Avenue to Des Plaines River Storm Sewer Repairs Project, as provided by the Village Engineer, is as follows:

**Madison Street-First Avenue to Des Plaines River Storm Sewer Repairs Project.** Suburban General Construction, Inc. submitted the lowest, responsive quote perform the Project work for an amount not to exceed Forty-Seven Thousand Nine Hundred Fifty and No/100 Dollars (\$47,950.00).

The Quote and Recommendation, as set forth in a Memorandum dated August 29, 2018, and prepared by the Village Engineer, Edwin Hancock Engineering Company, for the Project, is attached hereto as **Exhibit "A"** and made a part hereof.

**SECTION 4: Authorization of Expenditures; Award of Contract.** The expenditure of funds from the TIF Fund is authorized up to the amounts set forth in Section 3, or such additional amounts necessary to complete any additional work related to the Project as subsequently approved or authorized by the Corporate Authorities. The President and Board of Trustees award the contract for the Project to Suburban General Construction, Inc. in an amount not to exceed Forty-Seven Thousand Nine Hundred Fifty and No/100 Dollars (\$47,950.00).

**SECTION 5: Public Inspection.** This Resolution shall be immediately available for inspection by the public at the office of the Village Clerk.

**SECTION 6: Repealer.** All resolutions, or parts of resolutions, in conflict with the provisions of this Resolution, to the extent of such conflict, are repealed.

**SECTION 7: Severability.** Each section, paragraph, clause and provision of this Resolution is separable, and if any provision is held unconstitutional or invalid for any reason, such decision shall not affect the remainder of this Resolution, nor any part thereof, other than that part affected by such decision.

**SECTION 8: Ratification.** All actions of the Corporate Authorities, agents and employees of the Village that are in conformity with the purpose and intent of this Resolution, whether taken before or after the adoption of this Resolution, are ratified, confirmed and approved.

**SECTION 9: Effective Date.** This Resolution shall be in full force and effect from and after its adoption, approval and publication in pamphlet form as required by law.

**ADOPTED** this 18<sup>th</sup> day of September, 2018, pursuant to a roll call vote as follows:

**AYES:** Mayor Perkins, Trustee(s) H. Yarbrough, I. Brandon, A. Sanchez,  
K. Wellington and M. Lightford

**NAYS:** None

**ABSENT:** Trustee R. Rivers

**APPROVED** by me as Village President, and attested to by the Village Clerk, on the 19<sup>th</sup> day of September, 2018.

\_\_\_\_\_  
Edwenna Perkins, Village President

**ATTEST:**

\_\_\_\_\_  
Viola Mims, Village Clerk

Published by me in pamphlet form this 19<sup>th</sup> day of September, 2018.

\_\_\_\_\_  
Viola Mims, Village Clerk

**Exhibit "A"**

**Recommendation Memorandum for the Project  
dated August 29, 2018  
and prepared by the Village Engineer (Edwin Hancock Engineering Company)**

(attached)



# MEMO

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**Date:** August 29, 2018

**To:** Village of Maywood

**Attn:** Mr. Willie Norfleet, Jr., Village Manager  
Mr. John West, Director of Public Works

**From:** Bill Peterhansen, P.E., CFM

**Re:** Madison Street – First Avenue to Des Plaines River  
Storm Sewer Repairs

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## Background

There has been a history of frequent ponding of storm water within the pavement on Madison Street, between First Avenue and the Des Plaines River. As a result, we had previously recommended that the Village clean and inspect the entire storm sewer along Madison Street in an effort to investigate the issue. The storm sewer travels from west to east along the north side of Madison Street and ultimately discharges into the Des Plaines River.

The sewer cleaning and video inspection work has been completed to date. During the process, a severely collapsed section of sewer was found and had delayed the televising work. As a result, an interim emergency repair needed to be made in order to continue with the complete video inspection. We have reviewed the recent complete sewer televising video inspection of the storm sewer, and have determined the locations of necessary repairs. There are many sections of storm sewer that we have found to be in poor condition and not functioning properly. The system was originally designed to carry flows through an eighteen-inch (18") diameter pipe, however it is currently functioning at a much smaller capacity.

## Recommendation

It is recommended that the Village complete the storm sewer repairs immediately in order to maintain the schedule of the upcoming Madison Street Resurfacing Project and avoid delays. Due to the scope of work limitations by IDOT, the main line storm sewer repairs are not eligible to be included within the upcoming Madison Street Resurfacing Project.

### Costs

We have reached out to three (3) local sewer contractors who have recently worked within the Village of Maywood to obtain prices to complete the sewer repairs, and received quotes from all of them. The lowest price obtained was from Suburban General Construction, Inc. of LaGrange Park for a total price of **\$47,950**. Suburban General Construction, Inc. is currently working on sewer repairs as part of the 20<sup>th</sup> Avenue and Warren Street CDBG Improvements Project, and as a result would be able to work on Madison Street at a reduced cost to the Village without needing to “remobilize”.

This work would be eligible for payment from the Madison TIF.

### Schedule

The Madison Street Resurfacing Project was bid through IDOT and is scheduled to begin as early as September 10<sup>th</sup>, or as soon as the Village has completed the storm sewer repairs as described above.

### Action

Board approval is requested to move forward so that the storm sewer work may begin as early as September 6, 2018.

Please call our office with any questions.



## Suburban General Construction, Inc

1019 E. 31st St., LaGrange Pk., IL 60526  
(708) 354-0544 office, (708) 354-6236 fax

### PROPOSAL

8/22/2018



**To:** Edwin Hancock Engineering Co.  
**Attention:** Bill Peterhansen  
**Project:** Storm Sewer Repairs - Madison Ave from First Ave to Des Plaines River  
**Location:** Village of Maywood

#	DESCRIPTION	QTY	UNIT	UNIT PRICE	TOTAL PRICE
1	Remove & Replace 12' of 18" Storm Sewer	1	LS	\$ 4,500.00	\$ 4,500.00
2	Remove & Replace 15' of 18" Storm Sewer with Storm Service Connection	1	LS	\$ 4,500.00	\$ 4,500.00
3	Remove & Replace 10' of 18" Storm Sewer, 4' Dia MH & 135' of 18" Storm Sewer	1	LS	\$ 25,000.00	\$ 25,000.00
4	Remove & Replace 42' of 18" Storm Sewer	1	LS	\$ 9,500.00	\$ 9,500.00
5	Remove & Replace 15' of 12" Storm Sewer	1	LS	\$ 4,450.00	\$ 4,450.00
<b>TOTAL AMOUNT OF BID: \$</b>					<b>47,950.00</b>

**ABOVE WORK INCLUDES:**

- 1) Sawcutting
- 2) All PVC Pipe (SDR 2634)
- 3) Mission Bands
- 4) Stone Base & Trench Backfill
- 5) Traffic Control (Arrow Board, Barricades & Cones)
- 6) Spoils Removal
- 7) Asphalt Grinding Patches



STATE OF ILLINOIS     )  
  ) SS.  
COUNTY OF COOK     )

**CLERK’S CERTIFICATE**

I, Viola Mims, Clerk of the Village of Maywood, Cook County, Illinois, certify that the attached document is a true and correct copy of the Resolution now on file in my office, entitled:

**RESOLUTION NO. R-2018-45**

**A RESOLUTION AUTHORIZING CERTAIN EXPENDITURES  
FROM THE MADISON STREET / 5TH AVENUE TAX INCREMENT FINANCING  
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**(Contractor and Contract Price: Suburban General Construction, Inc.; \$47,950.00)**

which was passed by the Board of Trustees of the Village of Maywood at a Regular Meeting of the Board of Trustees held on the 18<sup>th</sup> day of September, 2018, at which meeting a quorum was present, and approved by the President of the Village of Maywood on the 18<sup>th</sup> day of September, 2018.

I further certify that the vote on the question of the passage of the said Resolution by the Board of Trustees of the Village of Maywood was taken by the Ayes and Nays and recorded in the Journal of Proceedings of the Board of Trustees of the Village of Maywood, and that the result of the vote was as follows, to wit:

**AYES:** Mayor Perkins, Trustee(s) H. Yarbrough, I. Brandon, A. Sanchez,  
K. Wellington and M. Lightford

**NAYS:** None

**ABSENT:** Trustee R. Rivers

I do further certify that the original Resolution, of which the attached is a true copy, is entrusted to my care for safekeeping, and that I am the lawful keeper of the same.

**IN WITNESS WHEREOF,** I have hereunto set my hand and affixed the seal of the Village of Maywood, this 19<sup>th</sup> day of September, 2018.

SEAL

\_\_\_\_\_  
Viola Mims, Village Clerk