

Surrey Lane and Forestview Lane Improvements Special Service Area #104

Welcome!

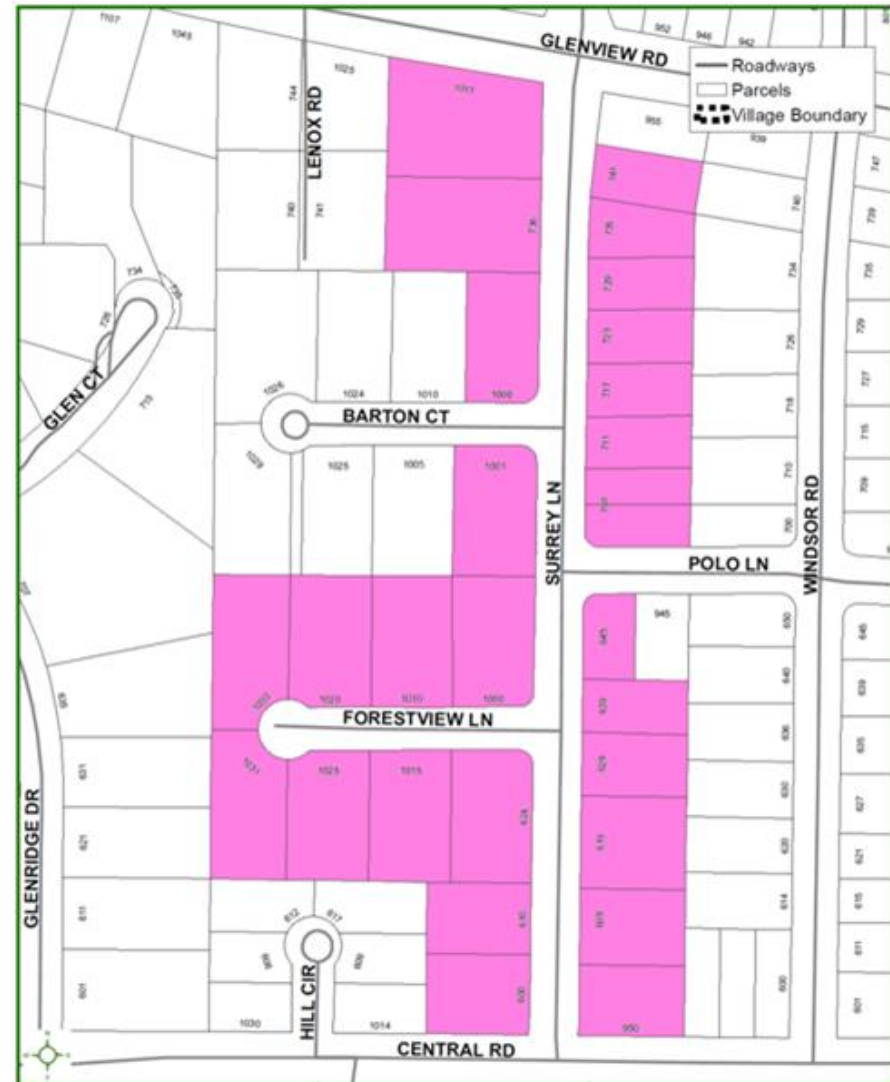
Design Open House

December 3, 2020



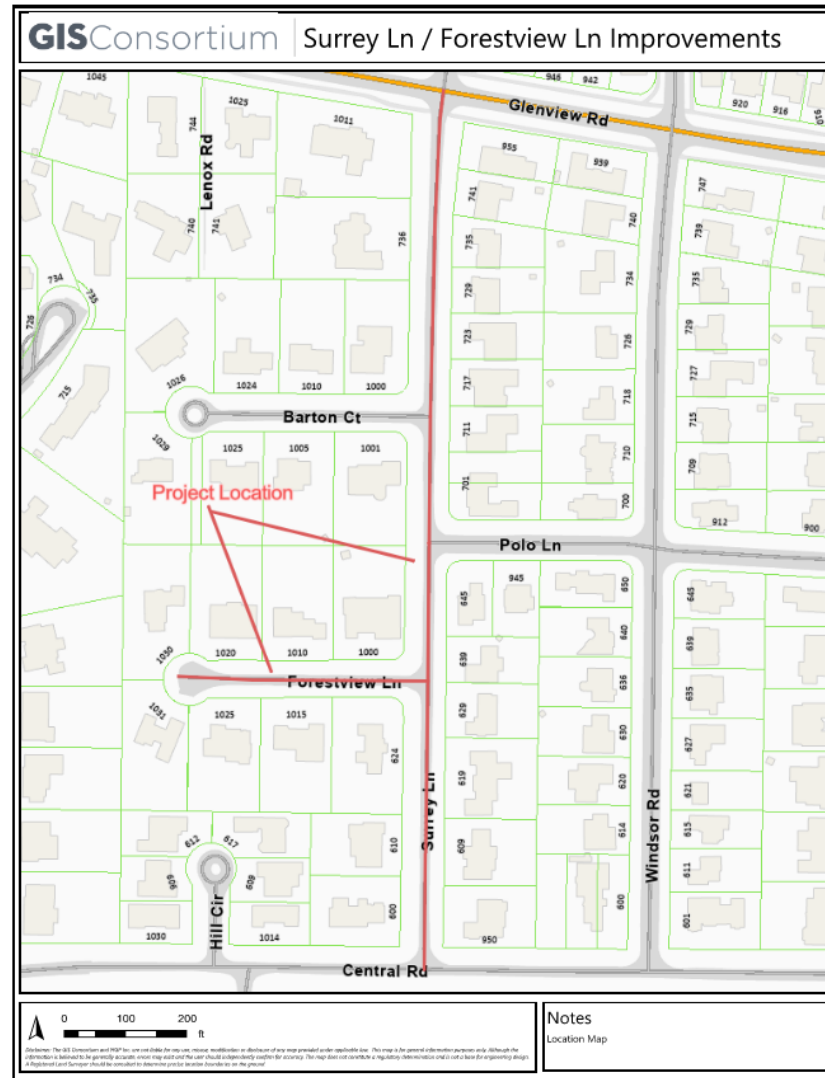
Project Background: Surrey and Forestview

- Last Resurfaced – 2001
- In February 2019, petition submitted by residents for curb & gutter.
- In May 2019, Village held informational meeting to gain feedback for curb & gutter.
- In July 2019, Village balloted properties for curb & gutter installation.
- 2/3 votes were received in support for curb & gutter installation on Surrey Lane and Forestview Lane. Barton Court did not receive the 2/3 majority vote



Project Location and Limits

- Surrey Lane: From Central Road to Glenview Road (approximately 1,430 feet)
- Forestview Lane: From Surrey Lane to West Cul-De-Sac (approximately 400 feet)
- All work to be completed within the public right-of-way
- Construction year: 2021

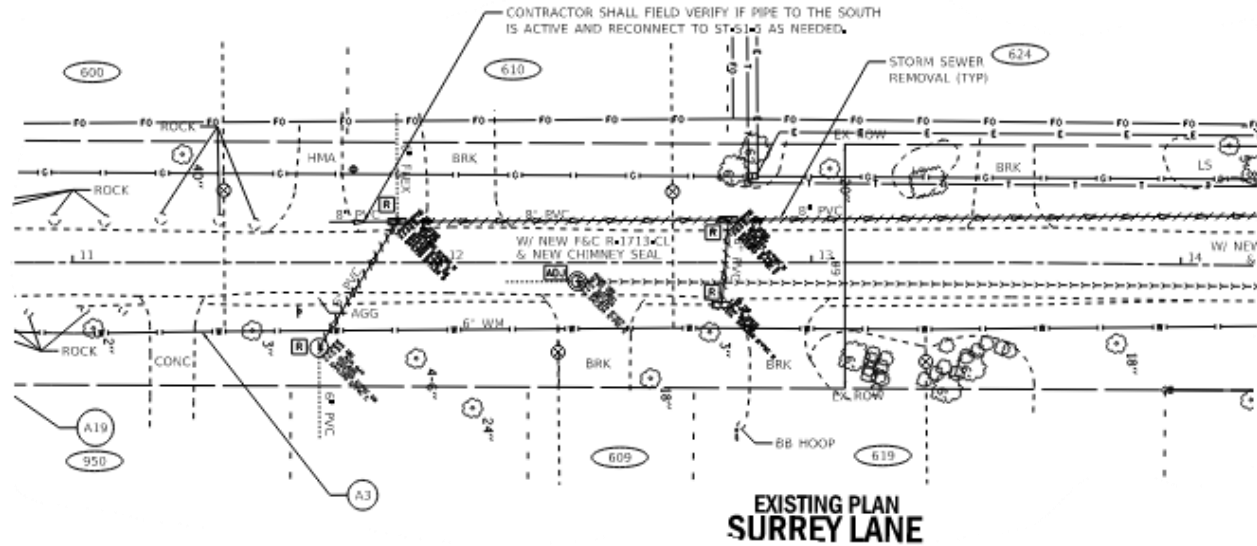


Scope of Work and Benefit to Residents

- Replacement of existing **water main** with new **8-inch diameter water main**, including new **1 ½ -inch water services and new b-boxes**
- Upgrade of existing **storm sewer system**
- Repair of existing **sanitary sewer system**
- Install **new concrete curb and gutter (SSA) – Surrey & Forestview only**
- Construct **new asphalt pavement**
- **Driveway apron** replacement (in-kind)
- **Parkway restoration** with sod



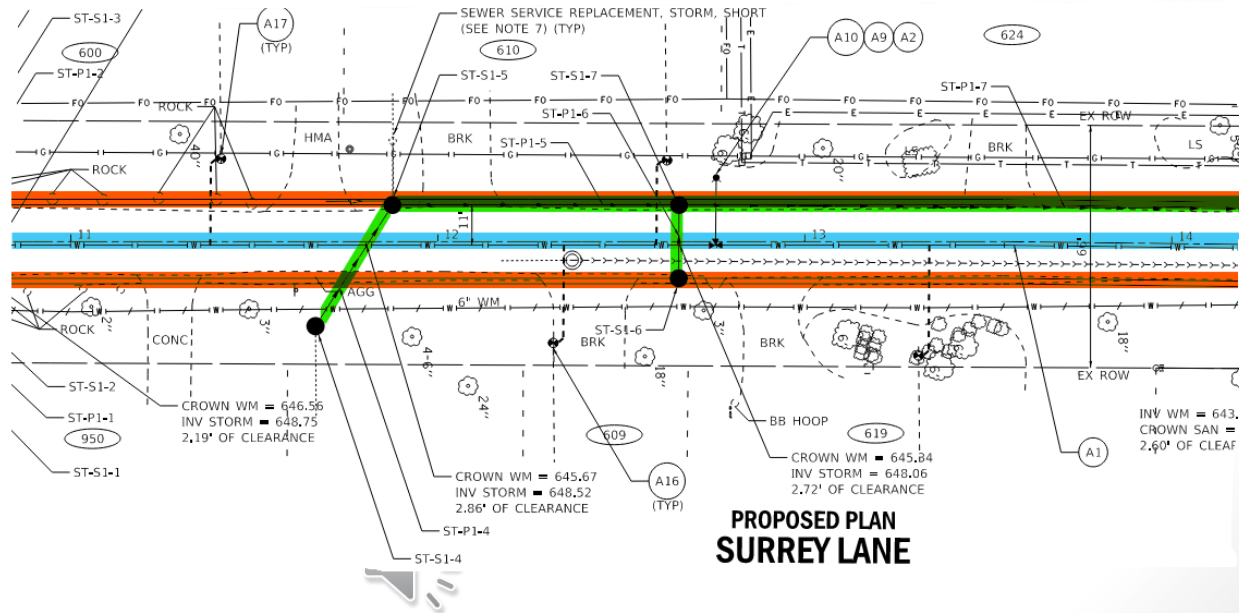
Existing and Proposed Typical Plans



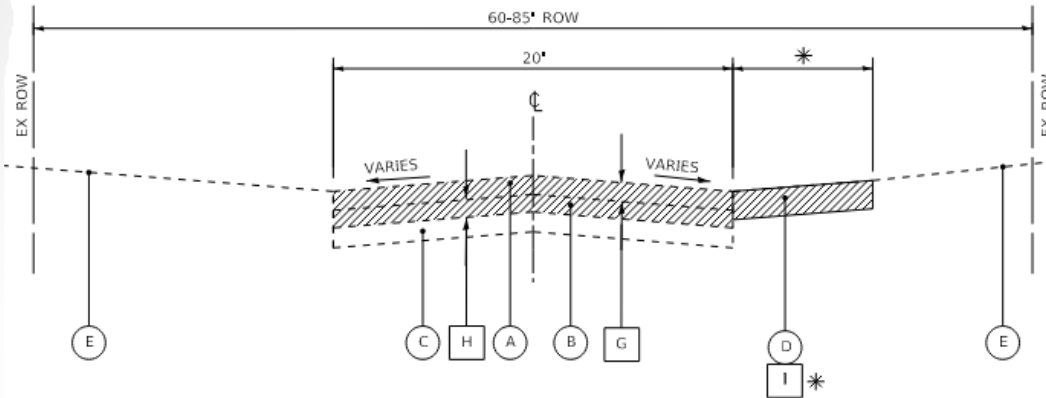
New Curb & Gutter – Road Widen 1'-1.5' on each side

New Storm Sewer

New Water Main



Existing and Proposed Typical Section

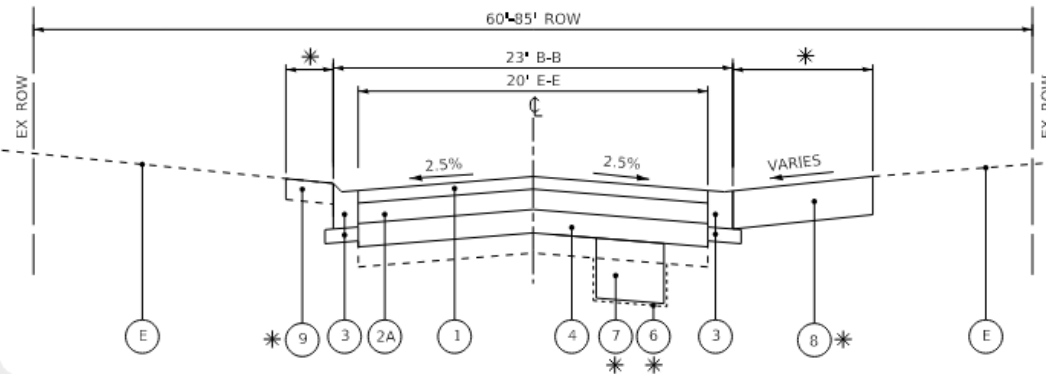


EXISTING LEGEND

- (A) HMA PAVEMENT
- (B) AGGREGATE BASE
- (C) CLAY SUBGRADE
- (D) DRIVEWAY
- (E) GROUND SURFACE
- (F) PAVEMENT REMOVAL, 5" (SPECIAL) (SEE NOTE 2)
- (G) HOT-MIX ASPHALT PAVEMENT REMOVAL, 5.5" (SPECIAL)
- (H) EARTH EXCAVATION (SPECIAL) (SEE NOTE 3)
- (I) DRIVEWAY REMOVAL (INCLUDED IN DRIVEWAY REMOVAL * AND REPLACEMENT)
- [Hatched Box] ITEM TO BE REMOVED

* AS DETERMINED BY ENGINEER

EXISTING TYPICAL SECTION
SURREY LANE / FORESTVIEW LANE
 NOT TO SCALE



PROPOSED LEGEND

- (1) HOT-MIX ASPHALT SURFACE COURSE, MIX "D", N50 - 2"
- (2A) HOT-MIX ASPHALT BINDER COURSE, IL-19.0, N50 - 5"
- (2B) HOT-MIX ASPHALT BINDER COURSE, IL-19.0, N50 - 3"
- (3) COMBINATION CONCRETE CURB AND GUTTER, TYPE M-3,12 (10" MIN GUTTER FLAG DEPTH; DEPRESSED AT DRIVEWAYS)
- (4) AGGREGATE BASE COURSE, TYPE B - 6 INCH
- (5) AGGREGATE BASE COURSE REMOVAL AND REPLACEMENT, 6" *
- (6) GEOTECHNICAL FABRIC FOR GROUND STABILIZATION *
- (7) REMOVAL AND DISPOSAL OF UNSUITABLE MATERIAL; AND AGGREGATE SUBGRADE IMPROVEMENT (6" MIN) (SEE NOTE 5) *
- (8A) PORTLAND CEMENT CONCRETE DRIVEWAY REPLACEMENT *
- (8B) HOT-MIX ASPHALT DRIVEWAY REPLACEMENT *
- (8C) BRICK PAVER (DRIVEWAY) REMOVAL AND STOCKPILE (SPECIAL) *
- (9) TOPSOIL, FURNISH AND PLACE 4"; AND SODDING *

PROPOSED TYPICAL SECTION
SURREY LANE / FORESTVIEW LANE
 NOT TO SCALE

Estimated Project Costs

- Project Cost - \$1,661,800
- Village Cost - \$1,540,000
 - Pavement and Restoration (including curb & gutter) - \$585,000
 - Storm sewer upgrades - \$400,000
 - Sanitary Sewer - \$100,000
 - Water Main Replacement - \$415,000
 - Design and Construction Inspections - \$40,000
- Resident estimated cost-shared amounts
 - Curb & Gutter SSA 104 (distributed amongst 27 properties) = \$121,800
plus 25% contingency = \$152,250

Note: These costs are estimates. Actual costs will be based on the lowest bid and the loan interest rate. SSA payments are calculated based on the Equalized Assessed Values for each property and redistribute by Cook County on the annual basis through the property tax bill

Estimated Resident's Cost for Curb & Gutter

Surrey, Forestview, Barton (Dec 2020)
Curb & Gutter Cost Estimate
SSA # 104

50% Homeowner cost (matching Village)	\$ 121,800.00
Village of Glenview Cost (Entire Project)	\$1,640,800.00
TOTAL HOMEOWNER SSA COSTS-	\$ 121,800.00
SSA INTEREST RATE % (not to exceed)-	5
Number of payments per year-	2
Period of repayments (years)-	10
Total number of lots-	27

PAYMENT PER PERIOD:
\$7,813.12
TOTAL RESIDENT COST (PRINC+INT):
\$156,262.41
AVERAGE COST PER HOME PER YR:
\$488.32

# Of Homes	PIN NUMBERS	STREET ADDRESS	Cook County Assessor		% OF TOTAL EAV	COST OF IMPROVEMENT LUMP SUM PAYMENT	ESTIMATED SEMI-ANNUAL PAYMENT 10-YR PLAN	ESTIMATED ANNUAL PAYMENT 10-YR PLAN
			2019 ASSESSED VALUE					
1	04-36-314-038-0000	950 Central Rd	382118	5.59%	\$ 6,805.79	\$436.57	\$ 873.14	
2	04-36-311-035-0000	1011 Glenview Rd	645556	9.44%	\$ 11,497.81	\$737.55	\$ 1,475.10	
3	04-36-311-027-0000	1020 Forestview Ln	188196	2.75%	\$ 3,351.90	\$215.01	\$ 430.03	
4	04-36-311-031-0000	1025 Forestview Ln	470220	6.88%	\$ 8,374.95	\$537.23	\$ 1,074.46	
5	04-36-311-028-0000	1010 Forestview Ln	214883	3.14%	\$ 3,827.22	\$245.50	\$ 491.01	
6	04-36-311-032-0000	1015 Forestview Ln	170586	2.49%	\$ 3,038.26	\$194.90	\$ 389.79	
7	04-36-311-026-0000	1030 Forestview Ln	218936	3.20%	\$ 3,899.40	\$250.14	\$ 500.27	
8	04-36-311-050-0000	1000 Forestview Ln	265085	3.88%	\$ 4,721.35	\$302.86	\$ 605.72	
9	04-36-311-030-0000	1031 Forestview Ln	209760	3.07%	\$ 3,735.97	\$239.65	\$ 479.30	
10	04-36-311-017-0000	1001 Barton Ct	335340	4.90%	\$ 5,972.64	\$383.13	\$ 766.26	
11	04-36-314-025-0000	645 Surrey Ln	197186	2.88%	\$ 3,512.02	\$225.29	\$ 450.57	
12	04-36-311-013-0000	1000 Barton Ct	311633	4.56%	\$ 5,550.40	\$356.04	\$ 712.08	
13	04-36-314-039-0000	639 Surrey Ln	127940	1.87%	\$ 2,278.70	\$146.17	\$ 292.34	
14	04-36-314-047-0000	619 Surrey Ln	241182	3.53%	\$ 4,295.62	\$275.55	\$ 551.10	
15	04-36-311-041-0000	600 Surrey Ln	60886	0.89%	\$ 1,084.42	\$69.56	\$ 139.13	
16	04-36-312-040-0000	711 Surrey Ln	272034	3.98%	\$ 4,845.12	\$310.80	\$ 621.60	
17	04-36-312-015-0000	701 Surrey Ln	100882	1.48%	\$ 1,796.78	\$115.26	\$ 230.52	
18	04-36-312-036-0000	723 Surrey Ln	176077	2.57%	\$ 3,136.05	\$201.17	\$ 402.34	
19	04-36-314-050-0000	609 Surrey Ln	436869	6.39%	\$ 7,780.94	\$499.13	\$ 998.25	
20	04-36-311-051-0000	736 Surrey Ln	554314	8.11%	\$ 9,872.72	\$633.31	\$ 1,266.61	
21	04-36-312-033-0000	717 Surrey Ln	144348	2.11%	\$ 2,570.94	\$164.92	\$ 329.84	
22	04-36-312-025-0000	741 Surrey Ln	100235	1.47%	\$ 1,785.26	\$114.52	\$ 229.04	
23	04-36-311-040-0000	610 Surrey Ln	433245	6.34%	\$ 7,716.40	\$494.98	\$ 989.97	
24	04-36-314-043-0000	629 Surrey Ln	119947	1.75%	\$ 2,136.34	\$137.04	\$ 274.08	
25	04-36-312-007-0000	735 Surrey Ln	123326	1.80%	\$ 2,196.52	\$140.90	\$ 281.80	
26	04-36-312-035-0000	729 Surrey Ln	131815	1.93%	\$ 2,347.72	\$150.60	\$ 301.20	
27	04-36-311-033-0000	624 Surrey Ln	205986	3.01%	\$ 3,668.76	\$235.34	\$ 470.68	
	TOTALS		6,838,585.00	100%	\$ 121,800.00	\$ 7,813.12	\$ 15,626.24	

Tentative Schedule and Next Steps

Dates	Steps
December 3, 2020 (Today)	Resident Design Meeting – Zoom Meeting
December 8, 2020	First consideration of an ordinance proposing the establishment of SSA
January 5, 2021	Second consideration of an ordinance proposing the establishment of SSA
February 1, 2021	Notice to be sent to newspaper regarding public hearing
February 26, 2021	Public Notice – notice of Public Hearing for SSAs
March 5, 2021	Certified mail sent to area residents regarding Public Hearing
March 16, 2021	Public Hearing (start of 60 day period)
March 16, 2021	First consideration of an ordinance establishing SSA
April 8, 2021	Second consideration of an ordinance establishing SSA
May 14, 2021	End of 60 day waiting period & ordinance effective date
May 2021	Contract awarded
May 2021	Pre-construction meeting with residents
May/June 2021	Start of construction



Resident FAQ's

If my driveway is damaged, will it be fixed or replaced?

- Sections of private driveways in public easement will be replaced if damaged during construction with the exception of edging materials and brick paver driveways.

Will my driveway be closed during construction?

- Private drives will be accessible the majority of the time during construction. If your driveway needs to be closed, notice will be provided to allow adequate time to make arrangements.

Will the parkway be restored after construction is completed?

- Parkway areas disturbed by construction will be restored with sod during the last stage of construction. Please note that residents are responsible for the removal of private items located within parkway such as landscaping features, fencing, boulders, sprinklers, planters, etc. These items will not be replaced if damaged.

Contact Us

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SSA Questions & Communications

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Written Comments

Engineering Capital Projects

2500 East Lake Avenue

Glenview, IL 60026

Project Information Updates

Project updates will be posted weekly on the Village of Glenview construction blog

<https://www.glenview.il.us/Pages/Surrey.aspx>