



Meeting Minutes

Lake Street Beach Association Open House

Date and Time of Meeting: September 6, 7:30 PM

Location: City Hall

Attendees: See sign-in sheet for attendance

Mike began by thanking the three residents for coming to meet again at this follow-up meeting. Mike said that there were many questions that came out of the first meeting, which were researched and he wanted to share what he had found so far.

When was the creek filled in? The outlet pipe from Cove Pond to the Lake was constructed in 1968. Mike also noted that Dog Lake and Cove Pond do not appear on 1962 aerial photos. Woods Creek Channel does. However, none of these features are present on 1953 aerial photos.

What was the scope of the 1999 Cove Pond Project? The 1999 Cove Pond Project added storage and improved water quality by decreasing the depth of the pond, but spreading it out over a wider area to improve water quality.

What is the capacity of Cove Pond today? This is uncertain, and the City is planning to survey the pond to get a better handle on how it is functioning now.

When was the Crystal Lake Spillway constructed? The 1957 report titled "The Water Level Problem at Crystal Lake, McHenry County" says that a masonry dam was built prior to 1915. The concrete spillway was built in 1921.

How is the City dealing with vacant and foreclosed homes? Mike said that he spoke with the City's Building Commissioner at length about this. Aside from lawn maintenance issues, banks cannot make repairs to any structures until the foreclosure process is complete and the bank has ownership of the property. Any judgements rendered against the property for maintenance issues can be voided by the foreclosure. This means the City has little power to address dilapidated structures until after the foreclosure process is completed.

What sanitary sewers have been lined recently? The sewer east of Oak Court has been lined all the way up to the lift station. Public Works staff is looking at lining and grouting sewer lines for next year as part of the City's annual budget.

Once Mike reviewed those points, there was some general discussion. The residents noted that there were not full basements in this area, only partial basements.

Mike also said that as a result of the meeting with the Woodland Drive residents, the City would explore restoring the connection between Crystal Lake and the Woodland Channel. Mike thinks that the connection will help this area too. Mike also said the City is looking at adding additional stormwater storage to the area south of Green Oaks Drive. Finally, Mike said the City would be looking at the feasibility of naturalizing Crystal Creek. This means creating a channel for the creek and removing it from the storm sewer near the schools.

One resident asked why sanitary sewer backups are more prevalent on this side of the street. Mike theorized that the service lines are at lower elevations than the ones across the street, and that the water is finding an outlet in homes on the north side of the street before the ones on the south side are affected. Mike also said it could have to do with pipe volumes.

There was some discussion about the pump station. Mike said that the improvements to the generator are complete, but the more important repair is to minimize infiltration and inflow (I&I) by lining the sanitary sewer.

There was some discussion about shut off valves for individual homes. Mike said they are researching what other communities have done in similar situations.

One resident brought up the dying trees in the area. Mike said that an arborist had been in the area and marked the trees for removal. He said that ComEd is responsible for removing several trees due to their proximity to the power lines. The City will be removing some of the trees but the area needs to dry out before they can have access.

One resident asked about the drainage from the Route 14 improvement. Mike said there are many underground pipes that were up-sized to provide storage for the stormwater and then release it at the same rate and volume as before the improvement.

There was some discussion about the concept proposal of a new Park District facility along Route 176. The Park District representatives said they are proceeding very carefully, and will ensure that the stormwater runoff does not cause an undo burden for this area.

Mike explained the future process for the stormwater solutions meetings. One resident asked if any more claims had been filed with the City. Mike said that he thought there were two more claims filed since the last meeting. One resident complimented the City Manager's office for their work on coordination with the Illinois Risk Management Association.

There was some discussion on drainage on individual lots. Mike said he would also like to take a closer look at the stormwater inlets near Baldwin Avenue and Crandall Avenue.

Mike thanked all of the residents for coming and for their participation in the process.

