Mill Creek Special Service Area (SSA) Advisory Board

Valleybrook Community Church

0N377 N Mill Creek Dr.

Geneva, IL 60134

Monday, October 26, 2026 at 6:30 p.m.

Benjamin Ehnat (Chairman), Mike Ulaszek (Vice Chairman), Brad Rosenberg, Heidi Urbelis & Misty Meinig

AGENDA

Objectives for 2026 and Prioritization of Goals

a) Acquiring land parcels
b) Pond Maintenance
c) General Landscaping
d) Communication / Follow up / Quality Check
e) Roadways, Sidewalks, Paths

1.) Call to Order
2.) Roll Call
3.) Comments from the Public
4.) Approval of Minutes: September 28, 2026
5.) MCSSA Financial Reports
6.) Communications
7.) Old Business
8.) Kane County Board Report (Fahnestock)
    - Budget is approved for 2027, subject to adjustments after levy is approved
    - Public Hearing for Mill Creek SSA levy scheduled for November 4, 2026 at 10:30 AM; Kane County Government Center, Building A, 719 Batavia Ave. Geneva, IL
    - Resolution to adopt the Mill Creek SSA levy schedule for November 10, 2026 at 9:45 AM, County Board Meeting, Kane County Government Center, Building A, 719 Batavia Ave. Geneva, IL
    - Parcel transfer is with legal
9.) Mill Creek Coordinator Report
    - Tree Removal & Replacement- currently marking for new trees
    - Sidewalk Project “Phase two for 2026”- replacements happening, grinding to start in 4-5 weeks
    - Ticketing System- Report attached

10.) Engineer (HLR) Report- Attached
11.) Items requiring Advisory Board Action
12.) New Business
13.) Other Business
14.) Adjournment

MILL CREEK SPECIAL SERVICE AREA
ADVISORY BOARD
Valleybrook Community Church
0N377 N Mill Creek Dr. Geneva, IL 60134

The Kane County Mill Creek SSA Advisory Board was
held Monday September 28tht, 2026 at 6:30 p.m.

CALL MEETING TO ORDER

Benjamin Ehnat called the meeting to order at 6:32 pm.

ATTENDANCE

Roll call taken by Brooke Roff

Members Present: Heidi Urbelis, Brad Rosenberg, Mike Ulaszek, Benjamin Ehnat, Misty Meinig

Absent: None

Also Present: Randy Newkirk

APPROVAL OF MINUTES

Motion to approve August 2026 minutes with motion to approve by Mike Ulaszek and seconded by Heidi Urbelis. All in favor.

PUBLIC COMMENT

MCSSA FINANCIAL REPORTS

- Roger Fahnestock stated reports included (Balance Sheet, Budget Performance Report, Detailed Ledger).
    - Talked about the revenue from the latest tax collection is not showing yet in the account. Include interest in the Balance Sheet for next month.

COMMUNICATIONS REPORT

- There are still 3 vacancies on the SSA board

OLD BUSINESS

- Recommending the 2026 Mill Creek Special Service Area Levy – Discussion of added parcel cost in landscaping, pond maintenance, contract price increase and previously discussed roadway repairs in relation to choosing the levy. Board estimates $335,000 in needed funds for mentioned projections and increase in contract pricing. Benjamin Ehnat makes a motion for the levy rate to be increased to the 0.003242943%, Brad Rosenberg seconded. All in favor.
- Recommending the 2027 Mill Creek Special Service Area Budget – Benjamin Ehnat makes a motion to approve the budget as is and Brad Rosenberg seconds. All in favor.
- Recommendation from the Mill Creek Special Service Area regarding the use and funding of flock cameras for the Kane County Sheriff's office. Benjamin Ehnat makes a motion that the SSA will not pay or reimburse for the flock cameras, Brad Rosenberg seconds. All in favor.

OBJECTIVES FOR 2026 AND PRIORITIZATION OF GOALS

Benjamin Ehnat asking the group for what the new objectives and priorities are- items highlighted below are the focus spots.

- Ben: Acquiring land parcels needed
- Misty: Pond maintenance
- Misty/Mike: Neighborhood entrances Brundige, Herrington, Armstrong, North / South Mill Creek
- Mike: General landscaping
- Brad: Natural areas that we own
- General team: Communication / Follow up / Quality Check
- Roger: Roadways, Sidewalks, paths- how to pay for the roads.

MILL CREEK SSA COORDINATOR'S REPORT (NOT GIVEN)

- Tree Removal & Replacement
- Sidewalk Project "Phase two for 2026"
- Ticketing System – Report attached
- Landscaping Review – mums and trees
- Entrance sign at Friendship

KANE COUNTY BOARD REPORT (NOT GIVEN)

ITEMS REQUIRING ADVISORY BOARD ACTION

-

NEW BUSINESS

-

ADJOURN

Motion made by Brad Rosenberg seconded by Mike Ulaszek to adjourn meeting at 8:18

(AYE, NAYE, ABSENT, ABSTAIN)

Benjamin Ehnat: AYE

Mike Ulaszek: AYE

Heidi Urbelis: AYE

Brad Rosenberg: AYE

Misty Meinig: AYE

Meeting adjourned at 8:18 pm.

Next meeting: October 26th, 2026

Recording Secretary:
Morgan Becker

Balance Sheet

Through 09/29/26
Summary Listing

	Current YTD Balance	Prior Year Total Actual	Net Change	Change %
Fund Category **Governmental Funds**				
Fund Type **Special Revenue Funds**				
Fund **520 - Mill Creek Special Service Area**				
ASSETS	$1,321,688.71	$2,268,208.52	($946,519.81)	(41.73%)
LIABILITIES	$55,171.34	$1,249,190.49	($1,194,019.15)	(95.58%)
FUND EQUITY Prior to Current Year Changes	$1,019,018.03	$1,019,018.03	$0.00	0.00%
Prior Year Fund Equity Adjustment	.00	.00		
Fund Revenues	(1,157,272.89)	(1,093,361.89)		
Fund Expenses	909,773.55	893,136.70		
FUND EQUITY	$1,266,517.37	$1,219,243.22	$47,274.15	3.88%
LIABILITIES AND FUND EQUITY	$1,321,688.71	$2,468,433.71	($1,146,745.00)	(46.46%)
Fund **520 - Mill Creek Special Service Area** Totals	$0.00	($200,225.19)	$200,225.19	100.00%
Fund Type **Special Revenue Funds** Totals	$0.00	($200,225.19)	$200,225.19	100.00%
Fund Category **Governmental Funds** Totals	$0.00	($200,225.19)	$200,225.19	100.00%
Grand Totals	$0.00	($200,225.19)	$200,225.19	100.00%

Budget Performance Report

Fiscal Year to Date 09/29/26

Include Rollup Account and Rollup to Account

Account	Account Description	Adopted Budget	Budget Amendments	Amended Budget	Current Month Transactions	YTD Encumbrances	YTD Transactions	Budget - YTD Transactions	% Used/ Rec'd	Prior Year Total
Fund **520 - Mill Creek Special Service Area**										
EXPENSE										
Department **690 - Development**										
Sub-Department **730 - Mill Creek Special Service Area**										
40000	Salaries and Wages	71,566.00	2,147.00	73,713.00	5,469.42	.00	58,583.01	15,129.99	79	57,571.34
45000	Healthcare Contribution	21,074.00	.00	21,074.00	1,797.18	.00	17,817.73	3,256.27	85	13,946.49
45010	Dental Contribution	684.00	.00	684.00	56.80	.00	562.02	121.98	82	156.94
45100	FICA/SS Contribution	5,480.00	164.00	5,644.00	381.51	.00	4,131.81	1,512.19	73	4,303.06
45200	IMRF Contribution	4,683.00	140.00	4,823.00	327.54	.00	3,524.58	1,298.42	73	3,058.97
50150	Contractual/Consulting Services	40,200.00	.00	40,200.00	.00	.00	.00	40,200.00	0	43,353.24
50160	Legal Services	6,000.00	.00	6,000.00	.00	.00	.00	6,000.00	0	.00
50480	Security Services	9,000.00	.00	9,000.00	.00	.00	.00	9,000.00	0	.00
52020	Repairs and Maintenance- Roads	128,000.00	.00	128,000.00	.00	2,678.82	86,897.64	38,423.54	70	140,202.40
52120	Repairs and Maint- Grounds	570,000.00	64,984.00	634,984.00	293,171.00	10,629.20	630,021.65	(5,666.85)	101	539,055.73
52180	Building Space Rental	17,000.00	.00	17,000.00	.00	.00	.00	17,000.00	0	13,027.03
52230	Repairs and Maint- Vehicles	2,500.00	.00	2,500.00	.00	.00	440.11	2,059.89	18	852.90
52250	Intersect Lighting Services	25,000.00	.00	25,000.00	1,497.09	.00	9,372.27	15,627.73	37	5,395.13
53000	Liability Insurance	2,670.00	.00	2,670.00	.00	.00	2,670.00	.00	100	2,721.00
53010	Workers Compensation	1,241.00	.00	1,241.00	.00	.00	1,241.00	.00	100	1,270.00
53020	Unemployment Claims	43.00	.00	43.00	.00	.00	43.00	.00	100	37.00
53060	General Printing	1,500.00	.00	1,500.00	.00	.00	.00	1,500.00	0	.00
53070	Legal Printing	500.00	.00	500.00	.00	.00	.00	500.00	0	34.50
55000	Miscellaneous Contractual Exp	136,914.00	.00	136,914.00	4,905.90	9,192.94	58,714.12	69,006.94	50	29,496.34
60000	Office Supplies	3,000.00	.00	3,000.00	.00	.00	.00	3,000.00	0	845.14
60010	Operating Supplies	3,000.00	.00	3,000.00	.00	.00	436.92	2,563.08	15	851.16
60040	Postage	1,500.00	.00	1,500.00	.00	.00	.00	1,500.00	0	.00
63020	Utilities- Intersect Lighting	17,100.00	.00	17,100.00	891.32	.00	8,190.33	8,909.67	48	10,923.69
63040	Fuel- Vehicles	2,000.00	.00	2,000.00	.00	.00	983.08	1,016.92	49	.00
64010	Cellular Phone	800.00	.00	800.00	.00	.00	615.28	184.72	77	615.64
99001	Transfer to General Fund 001	25,529.00	.00	25,529.00	.00	.00	25,529.00	.00	100	25,419.00
Sub-Department **730 - Mill Creek Special Service Area** Totals		$1,096,984.00	$67,435.00	$1,164,419.00	$308,497.76	$22,500.96	$909,773.55	$232,144.49	80%	$893,136.70
Department **690 - Development** Totals		$1,096,984.00	$67,435.00	$1,164,419.00	$308,497.76	$22,500.96	$909,773.55	$232,144.49	80%	$893,136.70
EXPENSE TOTALS		$1,096,984.00	$67,435.00	$1,164,419.00	$308,497.76	$22,500.96	$909,773.55	$232,144.49	80%	$893,136.70
Fund **520 - Mill Creek Special Service Area** Totals										
REVENUE TOTALS		.00	.00	.00	.00	.00	.00	.00	+++	.00
EXPENSE TOTALS		1,096,984.00	67,435.00	1,164,419.00	308,497.76	22,500.96	909,773.55	232,144.49	80%	893,136.70
Fund **520 - Mill Creek Special Service Area** Totals		($1,096,984.00)	($67,435.00)	($1,164,419.00)	($308,497.76)	($22,500.96)	($909,773.55)	($232,144.49)		($893,136.70)
Grand Totals										

Budget Performance Report

Fiscal Year to Date 09/29/26

Include Rollup Account and Rollup to Account

REVENUE TOTALS	.00	.00	.00	.00	.00	.00	.00	+++	.00
EXPENSE TOTALS	1,096,984.00	67,435.00	1,164,419.00	308,497.76	22,500.96	909,773.55	232,144.49	80%	893,136.70
Grand Totals	($1,096,984.00)	($67,435.00)	($1,164,419.00)	($308,497.76)	($22,500.96)	($909,773.55)	($232,144.49)		($893,136.70)

Detail General Ledger Report

G/L Date Range 09/01/26 - 09/29/26
Include Sub Ledger Detail
Exclude Accounts with No Activity

G/L Date	Journal	Journal Type	Sub Ledger	Description/Project	Source	Reference	Debit Amount	Credit Amount	Actual Balance
G/L Account Number **520.690.730.40000 Salaries and Wages**								Balance To Date:	$53,113.59
09/12/2026	2026-00004734	JE	HR	Payroll Post 2202620 BIWEEKLY Biweekly	Payroll Post		2,734.71		55,848.30
Payroll Batch		*Batch Number*		*Employee Name*				*Gross Pay*	*Distribution Amount*
BIWEEKLY		2202620		CLARK, KELLY L				2,773.08	970.58
BIWEEKLY		2202620		WILFONG, CAROLINE M				1,786.20	357.24
BIWEEKLY		2202620		BECKER, MORGAN M				2,376.92	475.38
BIWEEKLY		2202620		ROFF, BROOKE L				4,657.54	931.51
								Total	$2,734.71
09/26/2026	2026-00004961	JE	HR	Payroll Post 2202621 BIWEEKLY Biweekly	Payroll Post		2,734.71		58,583.01
Payroll Batch		*Batch Number*		*Employee Name*				*Gross Pay*	*Distribution Amount*
BIWEEKLY		2202621		CLARK, KELLY L				2,773.08	970.58
BIWEEKLY		2202621		WILFONG, CAROLINE M				1,786.20	357.24
BIWEEKLY		2202621		ROFF, BROOKE L				4,657.54	931.51
BIWEEKLY		2202621		BECKER, MORGAN M				2,376.92	475.38
								Total	$2,734.71
					Month **September 2026** Totals		$5,469.42	$0.00	$58,583.01
					Account **Salaries and Wages** Totals		$5,469.42	$0.00	$58,583.01
G/L Account Number **520.690.730.45000 Healthcare Contribution**								Balance To Date:	$16,020.55
09/12/2026	2026-00004734	JE	HR	Payroll Post 2202620 BIWEEKLY Biweekly	Payroll Post		898.59		16,919.14
Payroll Batch		*Batch Number*		*Employee Name*				*Gross Pay*	*Distribution Amount*
BIWEEKLY		2202620		BECKER, MORGAN M				2,376.92	312.43
BIWEEKLY		2202620		ROFF, BROOKE L				4,657.54	202.91
BIWEEKLY		2202620		CLARK, KELLY L				2,773.08	180.34
BIWEEKLY		2202620		WILFONG, CAROLINE M				1,786.20	202.91
								Total	$898.59
09/26/2026	2026-00004961	JE	HR	Payroll Post 2202621 BIWEEKLY Biweekly	Payroll Post		898.59		17,817.73
Payroll Batch		*Batch Number*		*Employee Name*				*Gross Pay*	*Distribution Amount*
BIWEEKLY		2202621		ROFF, BROOKE L				4,657.54	202.91
BIWEEKLY		2202621		BECKER, MORGAN M				2,376.92	312.43
BIWEEKLY		2202621		WILFONG, CAROLINE M				1,786.20	202.91
BIWEEKLY		2202621		CLARK, KELLY L				2,773.08	180.34
								Total	$898.59
					Month **September 2026** Totals		$1,797.18	$0.00	$17,817.73
					Account **Healthcare Contribution** Totals		$1,797.18	$0.00	$17,817.73

Detail General Ledger Report

G/L Date Range 09/01/26 - 09/29/26
Include Sub Ledger Detail
Exclude Accounts with No Activity

G/L Date	Journal	Journal Type	Sub Ledger	Description/Project	Source	Reference	Debit Amount	Credit Amount	Actual Balance
G/L Account Number **520.690.730.45010 Dental Contribution**								Balance To Date:	$505.22
09/12/2026	2026-00004734	JE	HR	Payroll Post 2202620 BIWEEKLY Biweekly	Payroll Post		28.40		533.62
Payroll Batch		*Batch Number*		*Employee Name*				*Gross Pay*	*Distribution Amount*
BIWEEKLY		2202620		WILFONG, CAROLINE M				1,786.20	5.98
BIWEEKLY		2202620		ROFF, BROOKE L				4,657.54	5.98
BIWEEKLY		2202620		CLARK, KELLY L				2,773.08	10.46
BIWEEKLY		2202620		BECKER, MORGAN M				2,376.92	5.98
								Total	$28.40
09/26/2026	2026-00004961	JE	HR	Payroll Post 2202621 BIWEEKLY Biweekly	Payroll Post		28.40		562.02
Payroll Batch		*Batch Number*		*Employee Name*				*Gross Pay*	*Distribution Amount*
BIWEEKLY		2202621		CLARK, KELLY L				2,773.08	10.46
BIWEEKLY		2202621		ROFF, BROOKE L				4,657.54	5.98
BIWEEKLY		2202621		WILFONG, CAROLINE M				1,786.20	5.98
BIWEEKLY		2202621		BECKER, MORGAN M				2,376.92	5.98
								Total	$28.40
					Month **September 2026** Totals		$56.80	$0.00	$562.02
					Account **Dental Contribution** Totals		$56.80	$0.00	$562.02
G/L Account Number **520.690.730.45100 FICA/SS Contribution**								Balance To Date:	$3,750.30
09/12/2026	2026-00004734	JE	HR	Payroll Post 2202620 BIWEEKLY Biweekly	Payroll Post		189.94		3,940.24
Payroll Batch		*Batch Number*		*Employee Name*				*Gross Pay*	*Distribution Amount*
BIWEEKLY		2202620		WILFONG, CAROLINE M				1,786.20	21.69
BIWEEKLY		2202620		ROFF, BROOKE L				4,657.54	67.79
BIWEEKLY		2202620		BECKER, MORGAN M				2,376.92	31.18
BIWEEKLY		2202620		CLARK, KELLY L				2,773.08	69.28
								Total	$189.94
09/26/2026	2026-00004961	JE	HR	Payroll Post 2202621 BIWEEKLY Biweekly	Payroll Post		191.57		4,131.81
Payroll Batch		*Batch Number*		*Employee Name*				*Gross Pay*	*Distribution Amount*
BIWEEKLY		2202621		CLARK, KELLY L				2,773.08	70.91
BIWEEKLY		2202621		ROFF, BROOKE L				4,657.54	67.79
BIWEEKLY		2202621		WILFONG, CAROLINE M				1,786.20	21.69
BIWEEKLY		2202621		BECKER, MORGAN M				2,376.92	31.18
								Total	$191.57
					Month **September 2026** Totals		$381.51	$0.00	$4,131.81
					Account **FICA/SS Contribution** Totals		$381.51	$0.00	$4,131.81

Detail General Ledger Report

G/L Date Range 09/01/26 - 09/29/26
Include Sub Ledger Detail
Exclude Accounts with No Activity

G/L Date	Journal	Journal Type	Sub Ledger	Description/Project	Source	Reference	Debit Amount	Credit Amount	Actual Balance
G/L Account Number **520.690.730.45200 IMRF Contribution**								Balance To Date:	$3,197.04
09/12/2026	2026-00004734	JE	HR	Payroll Post 2202620 BIWEEKLY Biweekly	Payroll Post		163.77		3,360.81
Payroll Batch		*Batch Number*		*Employee Name*				*Gross Pay*	*Distribution Amount*
BIWEEKLY		2202620		BECKER, MORGAN M				2,376.92	26.66
BIWEEKLY		2202620		CLARK, KELLY L				2,773.08	60.62
BIWEEKLY		2202620		WILFONG, CAROLINE M				1,786.20	18.54
BIWEEKLY		2202620		ROFF, BROOKE L				4,657.54	57.95
								Total	$163.77
09/26/2026	2026-00004961	JE	HR	Payroll Post 2202621 BIWEEKLY Biweekly	Payroll Post		163.77		3,524.58
Payroll Batch		*Batch Number*		*Employee Name*				*Gross Pay*	*Distribution Amount*
BIWEEKLY		2202621		BECKER, MORGAN M				2,376.92	26.66
BIWEEKLY		2202621		ROFF, BROOKE L				4,657.54	57.95
BIWEEKLY		2202621		CLARK, KELLY L				2,773.08	60.62
BIWEEKLY		2202621		WILFONG, CAROLINE M				1,786.20	18.54
								Total	$163.77
					Month **September 2026** Totals		$327.54	$0.00	$3,524.58
					Account **IMRF Contribution** Totals		$327.54	$0.00	$3,524.58
G/L Account Number **520.690.730.52120 Repairs and Maint- Grounds**								Balance To Date:	$336,850.65
09/03/2026	2026-00004631	JE	AP	A/P Invoice Entry	Accounts Payable		220,000.00		556,850.65
Invoice Number	*Vendor*			*Description*	*Invoice Date*	*Payment Type*	*Payment Number*	*Amount*	*Distribution Amount*
72026	M/M Peters Construction, Inc.			Concrete Work Mill Creek Sidewalks-PO 2026-0857	07/20/2026	EFT	108677	220,000.00	220,000.00
							Total	$220,000.00	$220,000.00
09/09/2026	2026-00004631	JE	AP	A/P Invoice Entry	Accounts Payable		29,266.00		586,116.65
Invoice Number	*Vendor*			*Description*	*Invoice Date*	*Payment Type*	*Payment Number*	*Amount*	*Distribution Amount*
68899	Langton Snow Solutions dba Langton Group			Landscaping Services-PO 2026-2050	09/01/2026	EFT	108667	29,266.00	29,266.00
							Total	$29,266.00	$29,266.00
09/23/2026	2026-00004833	JE	AP	A/P Invoice Entry	Accounts Payable		43,905.00		630,021.65
Invoice Number	*Vendor*			*Description*	*Invoice Date*	*Payment Type*	*Payment Number*	*Amount*	*Distribution Amount*
69072	Langton Snow Solutions dba Langton Group			Landscaping Services-PO 2026-2138	09/23/2026	EFT	109026	43,905.00	43,905.00
							Total	$43,905.00	$43,905.00
					Month **September 2026** Totals		$293,171.00	$0.00	$630,021.65
					Account **Repairs and Maint- Grounds** Totals		$293,171.00	$0.00	$630,021.65

Detail General Ledger Report

G/L Date Range 09/01/26 - 09/29/26
Include Sub Ledger Detail
Exclude Accounts with No Activity

G/L Date	Journal	Journal Type	Sub Ledger	Description/Project	Source	Reference	Debit Amount	Credit Amount	Actual Balance
G/L Account Number **520.690.730.52250 Intersect Lighting Services**								Balance To Date:	$7,875.18
09/18/2026	2026-00004833	JE	AP	A/P Invoice Entry	Accounts Payable		1,497.09		9,372.27

Invoice Number	*Vendor*	*Description*	*Invoice Date*	*Payment Type*	*Payment Number*	*Amount*	*Distribution Amount*
15321	Rehm Electric Shop, Inc.	Street light repairs Main St/S. Mill Creek Dr	09/03/2026	EFT	109091	360.81	360.81
15328	Rehm Electric Shop, Inc.	Street Light Repairs-Hughs/Herrington & S. Hathaway/Herrington	08/29/2026	EFT	109091	876.52	876.52
15329	Rehm Electric Shop, Inc.	Flag pole S. Mill Creek dr / Main St	09/03/2026	EFT	109091	259.76	259.76
					Total	$1,497.09	$1,497.09

Month **September 2026** Totals	$1,497.09	$0.00	$9,372.27
Account **Intersect Lighting Services** Totals	$1,497.09	$0.00	$9,372.27

G/L Account Number **520.690.730.55000 Miscellaneous Contractual Exp**								Balance To Date:	$53,808.22
09/18/2026	2026-00004833	JE	AP	A/P Invoice Entry	Accounts Payable		4,905.90		58,714.12

Invoice Number	*Vendor*	*Description*	*Invoice Date*	*Payment Type*	*Payment Number*	*Amount*	*Distribution Amount*
000020262321	Hampton Lenzini & Renwick, Inc.	Administrative Services- PO 2026-0210	09/11/2026	EFT	108973	4,905.90	4,905.90
					Total	$4,905.90	$4,905.90

Month **September 2026** Totals	$4,905.90	$0.00	$58,714.12
Account **Miscellaneous Contractual Exp** Totals	$4,905.90	$0.00	$58,714.12

G/L Account Number **520.690.730.63020 Utilities- Intersect Lighting**								Balance To Date:	$7,299.01
09/09/2026	2026-00004631	JE	AP	A/P Invoice Entry	Accounts Payable		45.00		7,344.01

Invoice Number	*Vendor*	*Description*	*Invoice Date*	*Payment Type*	*Payment Number*	*Amount*	*Distribution Amount*
5028441222 0926	ComEd	ComEd Acct# 5028441222 September 2026	09/08/2026	Check	390218	45.00	45.00
					Total	$45.00	$45.00

09/18/2026	2026-00004833	JE	AP	A/P Invoice Entry	Accounts Payable		846.32		8,190.33

Invoice Number	*Vendor*	*Description*	*Invoice Date*	*Payment Type*	*Payment Number*	*Amount*	*Distribution Amount*
0145975000 0926	ComEd	ComEd Acct# 0145975000 September 2026	09/10/2026	Check	390314	23.87	23.87
0312236000 0926	ComEd	ComEd Acct# 0312236000 September 2026	09/10/2026	Check	390315	145.95	145.95
3383319000 0826	ComEd	ComEd Acct# 3383319000 August 2026	08/31/2026	Check	390332	289.09	289.09
4797182222 0926	ComEd	ComEd Acct# 4797182222 September 2026	09/10/2026	Check	390336	119.20	119.20
5031903000 0926	ComEd	ComEd Acct# 5031903000 September 2026	09/10/2026	Check	390338	39.82	39.82
5701196000 0926	ComEd	ComEd Acct# 5701196000 September 2026	09/14/2026	Check	390343	78.49	78.49
6262053000 0926	ComEd	ComEd Acct# 6262053000 September 2026	09/16/2026	Check	390344	47.39	47.39

Detail General Ledger Report

G/L Date Range 09/01/26 - 09/29/26
Include Sub Ledger Detail
Exclude Accounts with No Activity

G/L Date	Journal	Journal Type	Sub Ledger	Description/Project	Source	Reference	Debit Amount	Credit Amount	Actual Balance
G/L Account Number	**520.690.730.63020 Utilities- Intersect Lighting**							Balance To Date:	$7,299.01
09/18/2026	2026-00004833	JE	AP	A/P Invoice Entry	Accounts Payable		846.32		8,190.33

Invoice Number	*Vendor*	*Description*	*Invoice Date*	*Payment Type*	*Payment Number*	*Amount*	*Distribution Amount*
6896536000 0926	ComEd	ComEd Acct# 6896536000 September 2026	09/16/2026	Check	390346	50.29	50.29
7821036000 0926	ComEd	ComEd Acct# 7821036000 September 2026	09/08/2026	Check	390349	52.22	52.22
					Total	$846.32	$846.32

Month	**September 2026** Totals	$891.32	$0.00	$8,190.33
Account	**Utilities- Intersect Lighting** Totals	$891.32	$0.00	$8,190.33
Sub-Department	**Mill Creek Special Service Area** Totals	$308,497.76	$0.00	
Department	**Development** Totals	$308,497.76	$0.00	
Fund	**Mill Creek Special Service Area** Totals	$308,497.76	$0.00	
	Grand Totals	$308,497.76	$0.00	

KANE COUNTY, ILLINOIS
ESTABLISHED JANUARY 16, 1836

Work Orders by Category and Status

From 12/1/2025 to 10/23/2026

WO Number	Description	Priority	Category	Location	Location Other	Status	Date Created	Needed By
67205	[redacted] resident would like parkway tree removed due to it damaging driveway and vehicles. We will reach out to Langton for a quote. [redacted]	4 - Low	Mill Creek SSA - Trees	Mill Creek SSA Grounds - Grounds		Mill Creek - MC Pending	3/31/2026	
68314	[redacted] - faded street signs multiple locations - [redacted]	2 - High	Mill Creek SSA - Signs	Mill Creek SSA Grounds - Grounds		Mill Creek - MC Pending	4/1/2026	
68575	[redacted] - resident reports that there is a fairly big hole in the sidewalk.	2 - High	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds - Grounds		Mill Creek - MC Pending	4/9/2026	
68858	[redacted] curbing "missing" due to Everlast incomplete work. Will check with Randy (HLR)	3 - Medium	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds - Grounds		Mill Creek - MC Pending	4/16/2026	
68859	[redacted] resident reports that contractor damaged driveway while replacing sidewalk panels in South Mill Creek.	2 - High	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds - Grounds		Mill Creek - MC Pending	4/16/2026	
70924	Sidewalk - [redacted] - resident reports that sidewalk on Eldon that is significantly raised up and a trip hazard.	3 - Medium	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds - Grounds		Mill Creek - MC Pending	5/14/2026	
73079	[redacted] Parkway Tree [redacted] resident reports a dead parkway tree.	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	6/15/2026	

WO Number	Description	Priority	Category	Location	Location Other	Status	Date Created	Needed By
73082	[redacted] Parkway Tree - [redacted] - resident reports that parkway tree in front of house blow over into the street in last week's storm. Process for getting replacement tree?	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	6/15/2026	
73361	[redacted] resident states parkway tree between [redacted] and [redacted] appears to be dead.	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	6/23/2026	
73362	[redacted] - Sidewalk - [redacted] resident reports that there is a gap between sidewalk and parkway at [redacted] - opposite side of mailbox (in line with the front door).	3 - Medium	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds		Mill Creek - MC Pending	6/23/2026	
73577	[redacted] resident reports parkway tree is growing into his tree, wants trimmed. Also stated bubbler in pond behind his house is broken.	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	6/29/2026	
74628	[redacted] Parkway Tree - [redacted] - resident reports dead parkway tree and requests replacement.	4 - Low	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	7/1/2026	
75217	[redacted] resident reports a dead parkway tree and is inquiring about the process to remove/replace.	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	7/17/2026	
75288	[redacted] - resident reports cracks and sinking on sidewalks.	3 - Medium	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds		Mill Creek - MC Pending	7/20/2026	

WO Number	Description	Priority	Category	Location	Location Other	Status	Date Created	Needed By
75291	[redacted] - resident requests removal and replacement of parkway tree.	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	7/20/2026	
75474	[redacted] resident reports that the paths need attention and the bridge in front of MC Golf Course needs tree trimming.	3 - Medium	Mill Creek SSA	Mill Creek SSA Grounds		Mill Creek - MC Pending	7/24/2026	
75592	[redacted] resident reports that the trails in South Mill Creek are not being maintained, and that lots of invasive plant species growing in the south Mill creek common areas	3 - Medium	Mill Creek SSA	Mill Creek SSA Grounds		Mill Creek - MC Pending	7/28/2026	
75593	[redacted] Parkway Tree - [redacted] resident reports tree is not well and is requesting replacement	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	7/28/2026	
75674	[redacted] resident states that tree was trimmed a few days ago, it's diseased, and is requesting replacement.	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	7/29/2026	
76769	[redacted] resident is requesting a second tree be planted as their square is lacking in trees compared to the rest of the neighborhood.	4 - Low	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/3/2026	
76949	[redacted] resident is reporting that the lights on the four bridge pillars (west) as you exit north Mill Creek are considerably less bright than the pillar lights (east) as you enter from Fabyan.	3 - Medium	Mill Creek SSA - Lights	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/7/2026	

WO Number	Description	Priority	Category	Location	Location Other	Status	Date Created	Needed By
77127	[redacted] - resident reports he lost some large branches today in the storm.	4 - Low	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/12/2026	
77146	[redacted] resident states he would like to remove and replace a dying ash tree in Parkway	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/12/2026	
77410	[redacted] Sidewalks - between spalling and trip hazards, would likely require 10 new panels.	3 - Medium	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/19/2026	
77543	[redacted] resident reports the bike path has a tree that is growing sideways over the entire bike path.	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/24/2026	
77545	[redacted] resident reports street sign at McNair and Grengs has been bent like someone tried to pull it down.	4 - Low	Mill Creek SSA - Signs	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/24/2026	
77546	[redacted] resident reports sidewalk in front of driveway is crumbled severely and requests replacement.	3 - Medium	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/24/2026	

WO Number	Description	Priority	Category	Location	Location Other	Status	Date Created	Needed By
77550	[redacted] resident is requesting a parkway tree to be planted	4 - Low	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/24/2026	
77553	[redacted] resident reports path in south Mill Creek floods every time it rains. It needs some kind of drainage. Near South Mill Creek Dr and Ellithorp Ln.	3 - Medium	Mill Creek SSA	Mill Creek SSA Grounds		Mill Creek - MC Active	8/24/2026	
77691	[redacted] resident reports diseased tree in the residential parkway area.	4 - Low	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/27/2026	
77693	[redacted] resident reports trip hazard at 0N472 King Rd.	3 - Medium	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/27/2026	
77699	[redacted]r - Phone#: (708)528-0675 - resident reports that their sidewalks are very pitted and have been for many years	4 - Low	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/27/2026	
77796	[redacted] Parkway Trees/Grass - resident reports overgrown parkway trees and deteriorating grass and soil.	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	8/31/2026	
79622	[redacted]- resident reports number of uneven sidewalks at least 1 - 2 inches difference.	3 - Medium	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds		Mill Creek - MC Pending	9/25/2026	

WO Number	Description	Priority	Category	Location	Location Other	Status	Date Created	Needed By
79757	[redacted] resident reports overgrown trees and branches that are left on the ground. There are piles of branches for over past 6 months. Trees have not been trimmed.	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Pending	9/30/2026	
79775	[redacted] resident is purchasing the house at this address and reports that there are no parkway trees.	3 - Medium	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Active	9/30/2026	
80926	[redacted] resident reports 2 sections of sidewalk were replaced on Mill Creek Dr., landscape not repaired.	3 - Medium	Mill Creek SSA - Landscaping	Mill Creek SSA Grounds		Mill Creek - MC Active	10/2/2026	
80929	[redacted] resident reports a sunken spot in the parkway that water accumulates in.	3 - Medium	Mill Creek SSA - Landscaping	Mill Creek SSA Grounds		Mill Creek - MC Active	10/2/2026	
81081	[redacted] resident reports the walking/bike path that starts near Fabyan School and ends near*~~~*Marklund is in bad shape for biking.	3 - Medium	Mill Creek SSA	Mill Creek SSA Grounds		Mill Creek - MC Active	10/7/2026	
81084	[redacted] resident reports a sidewalk section upheaval spans the entire width of the sidewalk.	3 - Medium	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds		Mill Creek - MC Active	10/7/2026	

WO Number	Description	Priority	Category	Location	Location Other	Status	Date Created	Needed By	Date
81164	[redacted] resident reports concrete contractor needlessly cut out large areas of our driveway and cold patched the areasafter they replaced the sidewalk	3 - Medium	Mill Creek SSA - Sidewalks	Mill Creek SSA Grounds		Mill Creek - MC Active	10/9/2026		
81492	[redacted] resident reports a tree on the greenway next to her house needs trimming	4 - Low	Mill Creek SSA - Trees	Mill Creek SSA Grounds		Mill Creek - MC Active	10/20/2026		
Total Count of All Work Orders: 42									

Hampton, Lenzini and Renwick, Inc.
Civil Engineers • Structural Engineers • Land Surveyors • Environmental Specialists
www.hlrengineering.com

September 25, 2026

The list below is the status of projects that have been initiated (items highlighted in yellow are updates from the last month):

COMPLETED PROJECTS:

1. North Mill Creek Sidewalk Program – Bid 24-024-KK
    a. Everlast Blacktop was low bidder at $838,707.72
    b. Contract terminated early based on performance of contractor
2. Native Area Assessment
    a. Report Completed in June 2024
    b. Includes 13 areas that are adjacent to Mill Creek Subdivision. Several sites may be under the jurisdiction of other public and private entities at this time.
    c. Budgeting and Estimate of Cost included
3. Pavement Evaluation
    a. Report Completed in May 2024
    b. 10-year Program, Budgeting, and Estimate of Cost included
4. Sidewalk Evaluation (South Mill Creek and Remaining North Mill Creek)
    a. Completed in August 2024
    b. Estimate of Cost for Budgeting purposes and Locations of Replacement
5. 2025 Sidewalk Program
    a. MM Peters completed the ADA improvements at S. Mill Creek Ave and Mallory intersection.

ONGOING PROJECTS:

1. Refuse/Recycling/Organics
    1. Lakeshore Recycling Systems (LRS) under contract to October 31, 2026
    2. 5 – 1-year mutual options if agreed upon would get the Subdivision top October 31, 2031
2. Snow Plowing Services – Bid 23-050
    1. Awarded to Countywide Landscaping (Option 2) at County Board Meeting held 10/10/2023 (Res. 23-405)
    2. 3-Year Contract (October 2026) with 2 – 1-year renewals (**October 2028**)
3. Tree Replacement Services – Bid Opening on February 27, 2024 (Bid 24-025-TK)
    1. Awarded to Langton Group
    2. Initial Term – April 1, 2024 to April 30, 2026
    3. 3 – 1-year renewals are available and would take contract to **April 30, 2029** if picked up
4. Sidewalk Cutting
    1. Utilize existing County Contractor Safe Step
    2. Maximum of $30,000 – Project extended to incorporate southern half of the subdivision.
5. Brush Pickup
    1. Awarded to Kramer Tree Specialist - Bid No. 25-013-TK (Resolution 25-154)
    2. 2-Year Contract (April 2027) with 3 – 1-year mutual renewals (**April 2030**)
6. Landscaping
    1. Awarded to Langton Group – Bid No. 26-010-TL
    2. 2-Year Contract (March 2028) with 3 – 1-year mutual renewals (**March 2031**)

IN PROCESS

1. 2027 Pavement Management Project
    a. Pavement Sealing and Pavement Marking Renewal
    ~~b. Program reimagined based on recent bids and coordination with Kane County Division of Transportation~~
    c. Utilize Soil Modification, Mill & Resurfacing, and Crack Sealing for maintenance program
    ~~d. This can potentially save $1.2 million over the 10-year program~~

1707 N. Randall Road
Suite 100
Elgin, Illinois 60123
Tel. 847.697.6700
Fax 847.697.6753

380 Shepard Drive
Elgin, Illinois 60123-7010
Tel. 847.697.6700
Fax 847.697.6753

380 N. Terra Cotta Road
Unit G
Crystal Lake, Illinois 60012
Tel. 847.697.6700
Fax 847.697.6753

3085 Stevenson Drive
Suite 201
Springfield, Illinois 62703
Tel. 217.546.3400
Fax 217.546.8116

323 West 3rd Street
P.O. Box 160
Mt Carmel, Illinois 62863
Tel. 618.262.8651
Fax 618.263.3327

e. Kane County Division of Transportation (KDOT) indicated that the program for Mill Creek and the County roadway system was appreciably different for bidding contractors that it could increase overall costs. The special provision in KDOT contract regarding extending pricing to local agencies does not include the SSA based on the interpretation from Procurement. Bid document being prepared for a winter bidding for street resurfacing.
f. Crack sealing due to procurement requirements may be difficult to solicit bidders. Annual crack sealing program with an upper limit of $30,000 would provide maintenance for streets in Area P.

2. 2026 Native Area Improvements
   a. Two sites (Site 1 and 13) have been determined to be within the SSA purview
   b. Quotes being requested from existing County contractors (3 quotes received HLR, Pizzo, V3)
   c. Recommending V3 for this work with compliant quote and lowest price
      i. Update – Herbicide was sprayed on Area 13 (behind East Mallory) on August 15, 2025.
      ii. Note from Contractor – "All Phragmites, Sandbar Willows, and smaller scrubby invasive woodies were pistol sprayed. RCG and invasive forbs were sprayed as much as the crew was able to, they avoided spraying near residents' gardens and in areas of encroachment to avoid angry neighbors. 60 gallons of a combined mixture of Vastlan and Glyphosate was utilized so the results should be showing already, Vastlan works quick."
      iii. Winter woody removal is expected late this year (2025).
      iv. Contract extended to remove the Willows between Patrica Lane and Cox Lane east of the bike path
      v. Woody species herbicide treatment for regrowth at the end of 2026 growing season expected.
      vi. Assessment from V3 –

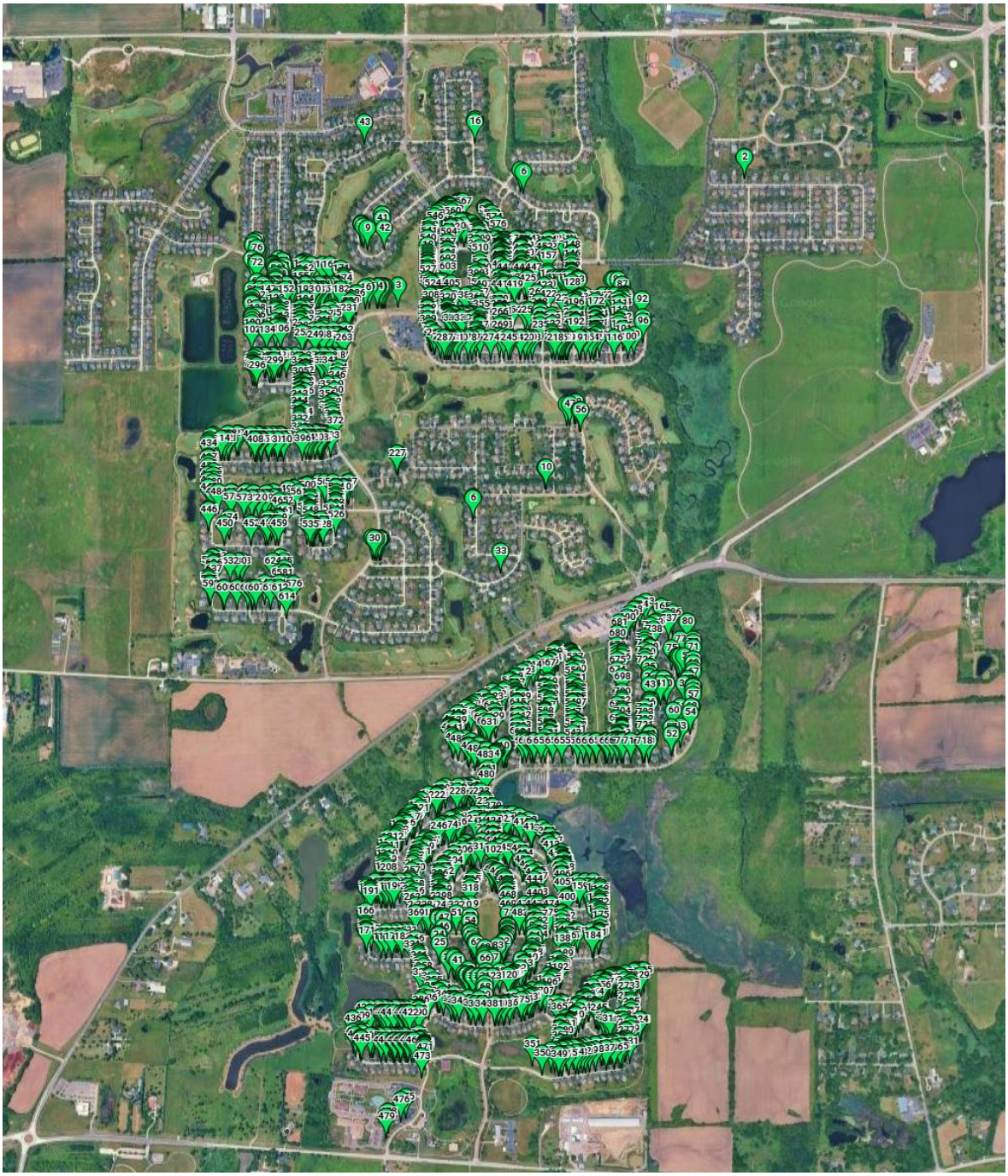
> "Area 1 was in good shape, dominated by native grasses and with little weed pressure overall. It was lacking in native forb diversity, but hopefully seeding helped with that. Burning it would help remove all the built-up dead plant material and allow sunlight to the soil surface for new growth and germination.
>
> Area 13 was not in as great of shape to begin with but treating the woody overgrowth and Phragmites helped immensely with getting the area back on track. I would expect that Phragmites is returning but much sparser. It should probably be hand-wicked rather than sprayed to minimize off-target damage.
>
> Mowing both units will aid in the establishment of the laid down seed but of course won't dispatch the perennial weeds present."

      vii. The SSA is seeking quotes for mowing this year. It is anticipated that an RFP will be prepared for future native area management needs so that this process can be solidified and expedited.
      viii. HLR native area staff indicated that Area 1 was in very good condition and that there were several highly desirable native area species like rattlesnake master.
      ix. V3 will mow Area 13 in the very near future and then will mow both Areas 1 and 13 at the end of the growing season (late October)

3. 2027 Native Area Management – Request for Proposal
   a. Proposal document being prepared for native area management and pond maintenance for release in winter 2026/2027

4. Sidewalk Cutting
   a. Max expenditure is $30,000 with Safe Step LLC
   b. Anticipated start in August 2025
   c. Safe Step completed their tripping hazard evaluation and presenting findings to County.
   d. Authorized the completion of the survey of the remainder of South Mill Creek.

e. Sidewalk tripping hazards scheduled to start on September 22, 2025.
f. Evaluation of Section 3 (Primarily Section P) and sidewalk cutting is complete as of April 9, 2026
g. Tripping Hazards Repaired to Date ~ 1,900
h. Sidewalk Removal & Replacement ~ 500
i. Anticipated Completion of Subdivision Evaluation and Repair – Spring 2028
j. Location of trip hazard correction to date:



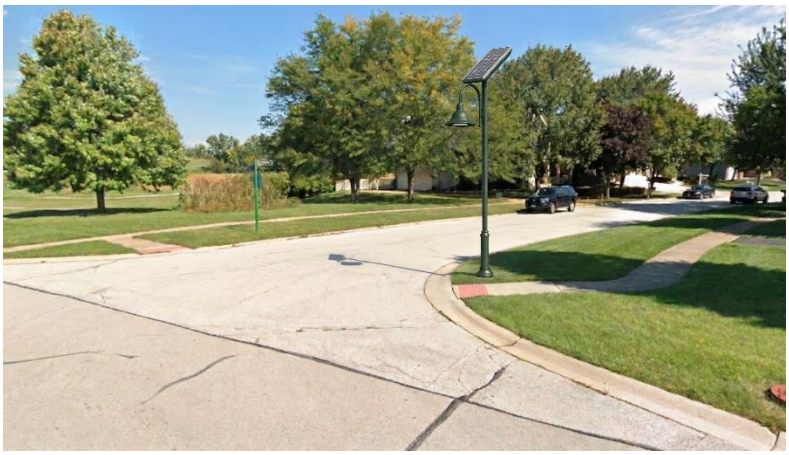
NEW STARTS

1. 2026 Sidewalk Program
    a. MM Peters to prepare quote for sidewalk replacement for panels that couldn't be corrected using Safe Step.
    b. Field Meeting (Wednesday March 18, 2026)
    c. MM Peters Mobilized on April 14, 2026
    d. Substantially Complete July 20, 2026
    e. Additional sidewalk squares requested September 2026
2. Pond Algae
    a. Two algicide treatments have been accomplished.
    b. Algae is no longer the dominant species and has some duckweed coverage which is biologically more desirable.
    c. HLR to continue to monitor and treat, as needed.
    d. Additional treatments for duckweed provided

EVALUATION

1. JULIE marking for Street Light Cable. Total 12-month running fee for JULIE services is $25,238.30 with higher costs during normal construction season.

    a. We contacted several lighting reps regarding modifications to the existing system. We have received some information from one rep for replacing the poles completely at a cost of $2M or basically about $40,000 per pole installed. This missed the mark on what I feel that we want to do. We will continue to work on solutions that retrofit the existing poles at a much lower cost.
    b. Another Vendor provided a list of other lights to consider. The following is a light that we feel may work on the existing poles. HLR is getting more pricing information. https://www.flt.com/products/bfl-deco
    c. Here is a what that pole might look like if implemented:
        i. 

ii. 

CONSIDERATIONS

1. Crack Filling Program
    a. With no companies willing to bid on fog sealing, we need to pivot to another method of maintenance. This is a successful method of reducing water infiltration into the roadway base and extending the life of the pavement. It would not have the same uniform look as the fog seal but it is effective.

FUTURE STARTS

1. 2027 Pavement Program
2. 2027 Native Area & Lake Management
3. 2027 Sidewalk Trip Hazard Cutting
4. 2027 Crack filling (Possibly Quotes)

2026 Mill Creek SSA Brush Collection Guidelines and Dates

Brush pick-up dates are scheduled to start Monday week of:

May 18, July 27, and October 26

• Brush must be put out by 7:00 a.m. on the Monday of the collection week for it to be picked up.

• Only put brush/branches out on the parkway by the weekend before the brush collection week.

• Brush collection will be completed throughout the week scheduled for pick-up.

• No material will be accepted other than brush/branches (No fence parts or other dimensional lumber)

• The brush collection program is intended to pick up brush generated by homeowner activity only. Refrain from instructing professionals you hire to put their debris on the parkway. Professionals are responsible for hauling and disposing of their materials.

• Materials must fit on the parkway grass without extending toward the street over the curb line and without extending over the public sidewalk.

• Brush should be stacked into one large pile in the front/side parkway with cut ends facing the curb and placed away from stationary objects such as parkway trees, mailboxes, utility poles/boxes, hydrants, and parked vehicles.

• Do not bundle or tie up any material. Pile the loose branches.

• Do not put brush/branches in containers of any kind - Loose brush only. (No bags, boxes, garbage cans, etc.)

• Brush will not be collected from alleys or vacant lots.

• Size Restrictions: Length-none, Diameter-14” maximum.

• Only “woody” material will be collected. This is not a landscape waste collection program—no ornamental grasses, grass clippings, leaves, perennials/annuals, root balls, etc.

• Bushes will be accepted only if root balls have been removed. We cannot accept items with attached debris, such as dirt/mud.

• Do not “downsize” unnecessarily. The material should be as large or whole as possible.

It will be the homeowner’s responsibility to dispose of any materials left due to noncompliance with the program’s rules.

MILL CREEK SPECIAL SERVICE

AREA 2026 STREET & ALLEYWAY SWEEPING

- Week of 5/25

- Week of 8/3

- Week of 11/2

Mill Creek Special Service Area Advisory Board

Appointment Application Form

https://www.countyofkane.org/abc/

First Name _____

Last Name _____

E-mail Address _____

Phone Number _____

Street Address _____

City _____

State _____ Zip _____

Are you a resident of Mill Creek Special Service Area? Yes No

Please return this form to the Mill Creek SSA email address below for appointment consideration.

If you have questions please contact the Mill Creek SSA Office at MillCreekSSA@KaneCountyIL.gov

Mill Creek SSA Office
Kane County Government
719 S Batavia Ave.
Geneva, IL 60134