VILLAGE OF

WEST DUNDEE

SUMMER 2025 NEWSLETTER

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LEAD SERVICE LINE REPLACEMENT UPDATE

Project Planning and Funding Efforts Continue

In the Spring 2024 edition of the newsletter, the Village reported that it was planning to replace all lead service lines in town over a period of five years at an estimated cost of $8 million. A year ago, the Village had completed a full lead service line inventory, completed the project plan and was pursuing funding assistance through the Change to Illinois Environmental Protection Agency (IEPA) with the assistance of a consultant.

New Approved Plan

While the IEPA did not grant the Village any loan forgiveness due to the median income of the community, it did approve a loan up to $3,000,000 at 0% interest over a term of 30 years for Phase 1. With the project plan approved and loan funding confirmed, the Village shortened the overall project duration from five years to three years and solicited competitive bids.

PHASE 1 LOAN APPROVAL

$3m at 0% Interest

PROJECTED FINISH DATE

2028

QUESTIONS OR CONCERNS

For any questions regarding the program or your water quality, please contact Public Works at publicworks@wdundee.org or by phone at 847.551.3815.

PHASE 1

At the Village Board Meeting on May 5, 2025, the Board awarded a contract to IHC Construction Companies, LLC for Phase 1 of the Lead Service Line Replacement Program. They submitted the lowest responsive and responsible bid at a cost of $2,685,914. Construction is expected to begin in mid-to-late July following the start of the state fiscal year.

Phase 1 includes the replacement of approximately 200 lead and galvanized water service lines in South Old Town with a project area bordered roughly by Oregon Avenue on the north, Dunning Avenue on the south, South Third Street on the west, and the Fox River on the east. Residents within the Phase 1 project area have received correspondence from the Village explaining the details of the project to include the full scope of work, project timeline, identification of their service line type, and the Village's offer to cover the entire cost of replacement for lead and galvanized services.

If you live within the Phase 1 project area and have not received correspondence from the Village, please contact Public Works at publicworks@wdundee.org or by phone at 847.551.3815.

PHASE 2

The Village is ready for Phase 2 of the project, which will take place next summer. Phase 2 represents a repeat of the entire process, from project design and IEPA loan applications to competitive bidding. Phase 2 will focus on North Old Town with an anticipated project area bordered roughly by Hillcrest Court on the north, IL Route 72 on the south, IL Route 31 on the west and the Fox River on the east.

SPRING HILL WATER TOWER REPAIR AND REPAINTING

After several consecutive years of planning and preparation, the Village is undertaking a $1.3 million capital repair and repainting project for the Spring Hill water tower. The Village has received a state grant of $560,000 toward the project. After soliciting competitive bids for the project, the Village Board awarded a contract to Tecorp, Inc. of Joliet, IL to complete this work, which started in June and is projected to be completed in September.

The full scope of the project includes repair of all deterioration and wear throughout the entire interior and exterior surface of the water tower, repair of railings, ladders and hatches, repair of the concrete foundation, repair of the influent/effluent water main, installation of a new mixing system and complete recoating of all interior and exterior surfaces.

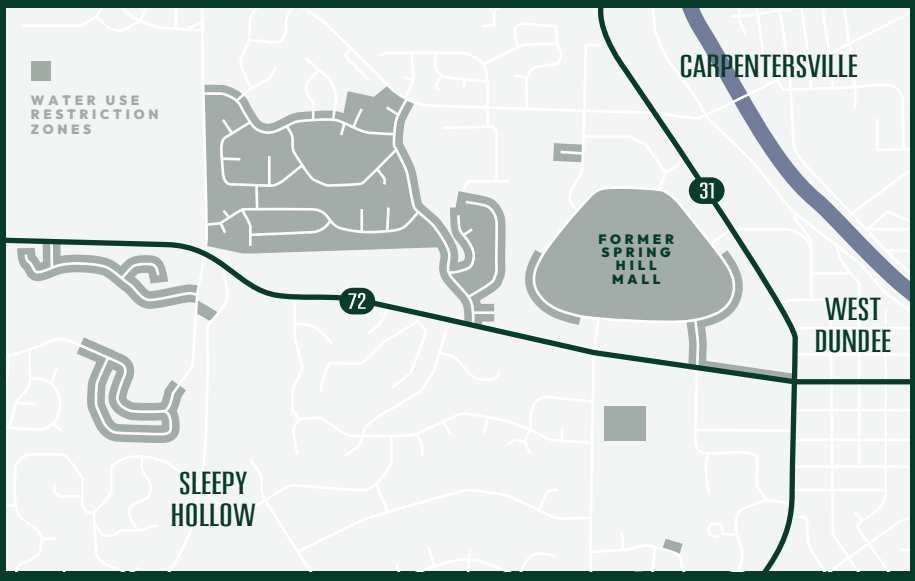
The Spring Hill water tower is the backbone of the middle pressure zone of West Dundee's water system; it provides both the elevated storage and pressure needed to deliver water to each residence and business within the central portion of the Village.

One of the primary challenges of moving forward with this project is that the water tower must be taken out of service entirely in order to do it—meaning that it is necessary to operate this portion of the water system reliably without its most critical component. In preparation for this, the Village commissioned engineering studies, constructed a hydraulic water model and performed numerous tests to identify alternative means of operation.

Another important aspect of ensuring the reliable operation of the middle pressure zone in the absence of the water tower is identifying and limiting any consumption demand on the system that may threaten its integrity. For this purpose, the Village has reinstituted outside water use restrictions on a temporary basis. It is an even/odd system, whereby outside water use is allowed on either the even or odd days of the month corresponding with your address, and between the hours of 6:00 a.m. to 9:00 a.m. and 6:00 p.m. to 9:00 p.m. The restriction applies only to the middle pressure zone area of the Village and will be in effect only for the duration of the project, ending in September.

The Village will post signs indicating the water restriction at the entrances to each subdivision affected, but in general, the identified areas are the former Spring Hill Mall property within and surrounding Ring Road, the Tartans subdivision, the Enclave in Carrington Reserve and the eastern portion of Timbers & Valleys in Carrington Reserve.

The Village appreciates your cooperation and adherence to the temporary outside water use restrictions during this sensitive operation.



QUESTIONS OR CONCERNS

For more information about the temporary water restrictions, visit the Village website or scan the QR code below.

If you have any questions, please contact Public Works at publicworks@wdundee.org or by phone at 847.551.3815.

wdundee.org/wdwaterrestrictions

FIBER OPTIC NETWORK CONSTRUCTION

Over the summer months, Metronet will be installing a fiber optic network throughout the Village of West Dundee, as well as in some of our surrounding communities.

Like other utility companies, Metronet has the right to access the village's right-of-way and easement areas. Residents can expect to see construction teams in and around neighborhoods completing both aerial and underground work. All Metronet team members wear uniforms and drive vehicles that are clearly marked with the Metronet logo.

Village management conducted an in-person meeting with Metronet representatives to discuss the project, including the Village's expectation that site cleanliness and timely restoration be prioritized.

Metronet has a website dedicated to addressing any questions or concerns residents may have about construction. Residents should visit https://www.metronet.com/cct and click on the ASK QUESTIONS tab to submit a question or concern. Residents can also call Metronet at 866.292.5382.

WE'RE GROWING—LATEST CENSUS DATA

The Village of West Dundee recently received the results of its special census, which determined that the village has grown by 686 residents since the 2020 Census, representing an 8.9% increase in population! Based on a Special Census Day of February 15, 2025, the total population of West Dundee now stands at 8,372, up from 7,686 in 2020.

Based on the increase in funding for 686 residents over the next five years, estimates indicate that the Village of West Dundee can receive close to an additional $769,000–$844,000 in revenue through the Local Government Distributive Fund (LGDF) and qualification of the village for an additional Illinois Department of Transportation program for high-growth cities and villages. Through the LGDF, local governments receive a designated portion of state income tax revenues on a per capita basis, which is why a community must have an accurate count of its residents.

Several new housing developments were built in the village between 2019 and 2024, and the units have since been sold or rented. Due to timing, most of the residents living in these housing units were not counted in the 2020 Census. Rather than waiting until the next count in 2030, Village officials decided to conduct a special census.

Staff are thrilled that the results confirm the growth estimates and that the village will now receive its deserved per capita funding, allowing us to continue providing essential services to our community.

We would like to extend a sincere thank you to all the residents in West Dundee who participated in the special census, which enabled our community to secure this increase in funding.

TOTAL POPULATION: 8,372

CENSUS COUNT

% Growth	Change	Population	Year/Survey
8.9%	686	8,372	2025 Special Census
4.8%	355	7,686	2020 Census
1.3%	93	7,331	2010 Census

MUNICIPAL COST COMPARISON AND BUDGET OVERVIEW

The Village of West Dundee annually conducts a per-household analysis of municipal cost comparisons in order to provide an accurate representation of the cost of providing municipal services. As it is calculated and illustrated, it shows that West Dundee is an extremely good value in comparison to neighboring communities, and the appropriate portion of the tax levy is allocated on a per household basis, based on a home value of $300,000.

We are proud to note that West Dundee continues to offer one of the lowest direct costs to residents among area municipalities. For West Dundee, the total daily cost is $5.39 to residents, including refuse, recycling, yard waste collection, police and fire services, snow removal, and leaf collection. This is significantly lower than in surrounding areas. Including average water and sewer charges in this analysis, the daily cost is $8.36.

Your direct financial contributions to West Dundee's municipal services come from your property taxes and utility taxes. These are the only direct payments used to fund West Dundee services. Water and sewer payments go directly toward the operation of the water and sewer systems.

The Village of West Dundee takes great pride in delivering high-quality services at one of the lowest costs in the entire area. When broken down into a daily cost, most residents should agree that the value of West Dundee's municipal services is both reasonable and below that of neighboring communities' costs.

COMMUNITY COST COMPARISON

Community	Property Taxes (Municipal Portion)	Refuse + Recycling Fees	Vehicle Sticker Fees	Utility Taxes	Water + Sewer	Total Costs (All Fees + Taxes)
Algonquin	$1,423	$395	-	$92	$1,173	**$3,083**
Carpentersville	$1,687	$78	-	$132	$735	**$2,632**
East Dundee	$1,596	$504	-	$133	$1,197	**$3,430**
Elgin	$1,574	$427	-	$133	$1,817	**$3,951**
Sleepy Hollow	$1,307	$294	$80	$133	$1,886	**$3,700**
West Dundee	$1,842	-	-	$125	$1,084	**$3,051**

HOUSEHOLD ASSUMPTIONS

Home EAV	Home Market Value	Annual Utility Expenditure	Cars	Bags of Refuse Per Week	Gallons of Water Used
$100,000	$300,000	$2,500	2	2	10,000 bimonthly

WATER AND SEWER RATE INCREASE EFFECTIVE JUNE 2025

Effective June 2025, the Village of West Dundee will implement a water and sewer rate increase in conjunction with the passage of the Village's Fiscal Year 2025–2026 budget. This change supports the ongoing goal of operating the Village's Water and Sewer Fund as a self-sustaining business, ensuring that the revenues equal the expenditures necessary to operate both systems.

This rate increase is necessary to meet rising operational costs. The last operational rate increase was approved by the Village Board in May 2023.

For the current year, water and sewer operational expenses total $3.7 million. Of that total, $770,000 reflects expected increases in just four specific expenditure line items: electricity, chemicals, treatment salt, and treatment charges. The largest increase is in treatment charges—$600,000—due to our contractual obligations with the Fox River Water Reclamation District and the Village of East Dundee, which handle all wastewater treatment for West Dundee.

Over the past several years, the Village has made a concerted effort to separate operational fees from capital and maintenance fees. These capital and maintenance costs are specifically identified and not funded by operational revenue. Recent changes in the rate structure have helped the Water and Sewer Fund become self-sustaining and capable of meeting both operational and capital needs. This year's rate adjustment continues that objective.

Despite efforts to control expenses within the fund, increased treatment costs and commodity prices have made an operational rate increase necessary to continue to provide water and sewer service to the community. Beginning June 2025, a 20% increase will be applied to all tiers of the existing rate structure, based on gallons used.

A comparison of the typical bill before and after the rate increase is shown below, based on a bimonthly usage of 10,000 gallons. A separate chart also compares the new rate with those of neighboring communities. Even with the increase, West Dundee remains one of the lowest-cost communities in the area for typical household water and sewer bills.

The Village Board and Administration do not take rate increases lightly. However, balancing operational expenses while maintaining ongoing capital infrastructure, such as water treatment systems, storage facilities, and lift stations, is essential for ensuring reliable and safe water and sewer services for the community.

Additionally, the Village is initiating major capital projects this year, including beginning the replacement of lead service lines throughout the community and the repainting of the Spring Hill water tower. These are vital components of maintaining long-term system reliability and providing safe water to the residents and businesses of West Dundee.

FY 2025 - 2026

Utility Bill Components	2025 Rate	2026 Rate
Water	$50.98	$61.76
Sewer	$50.98	$61.76
Distribution	$27.40	$32.88
Capital	$15.45	$15.45
IEPA Loan Fee	$8.74	$8.74
Total	**$153.55**	**$180.59**

2026 COST COMPARISON

Community	Cost for 10,000 Gallons of Usage
Algonquin	$196.67
Carpentersville	$127.00
East Dundee	$190.17
Elgin	$302.83
Sleepy Hollow	$318.17
West Dundee	$180.59

2025–2026 VILLAGE BUDGET OVERVIEW

The Village Board adopted the Fiscal Year 2025–2026 budget on May 5, 2025. The budget again maintains the Village's high service levels, addresses infrastructure needs and continues to maintain expenditures through disciplined spending. The full budget document can be found at www.wdundee.org.

The Village's 2025–2026 budget maintains West Dundee's strong financial position while continuing to work towards the budgetary goals of minimizing the financial burden on West Dundee taxpayers. It is our goal to identify cost efficiencies wherever possible, to responsibly utilize Village reserves, and to maintain a structurally sound balanced budget, all while providing the quality services this community has grown to expect.

The Village's budget process spans several months and involves an in-depth review of revenues and expenditures across all Departments. Public input throughout the process is encouraged and welcomed. The Village maintains 14 individual funds. However, virtually all operational expenditures are maintained within the General Fund and its 8 operating departments and the Sewer and Water Fund.

Like most units of local government, West Dundee levies property taxes to fund certain municipal services. In December 2024, the Village Board approved a $650,000 increase for the property tax levy. Of the increase, $250,000 will go directly toward funding capital improvements and infrastructure needs. The remainder will support increased state-mandated pension contributions for Police and Fire personnel, and $315,000 will be used to fund additional staffing in the Police, Fire, and Public Works departments.

Of the $14,240,262 in General Fund budgeted expenses, the following breakdowns show how funds are allocated across departments and expense categories.

General Fund Allocated to Departments

Total Expenses: $14,240,262

38.93%
POLICE
$5,544,361

28.27%
FIRE
$4,025,291

10.26%
STREETS + BRIDGE
$1,461,460

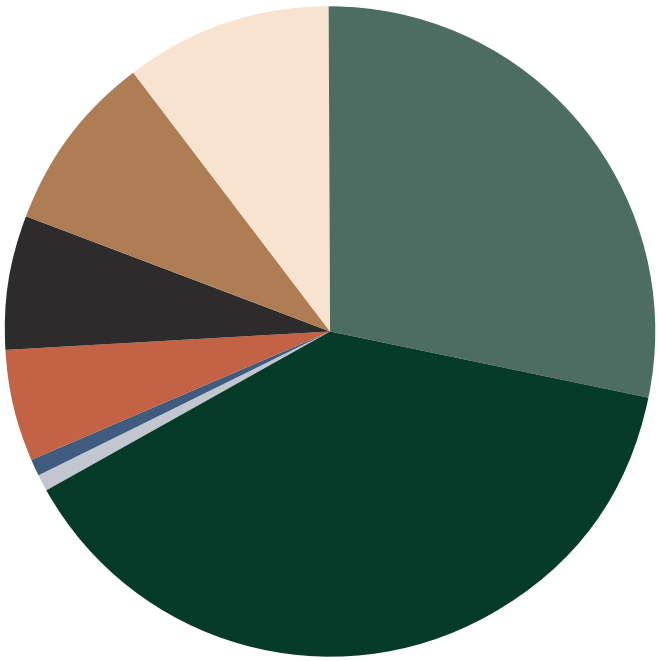
8.92%
ADMIN + FINANCE
$1,270,200

6.82%
COMMUNITY/ECONOMIC DEVELOPMENT
$970,900

5.58%
BUILDINGS + GROUNDS
$794,100

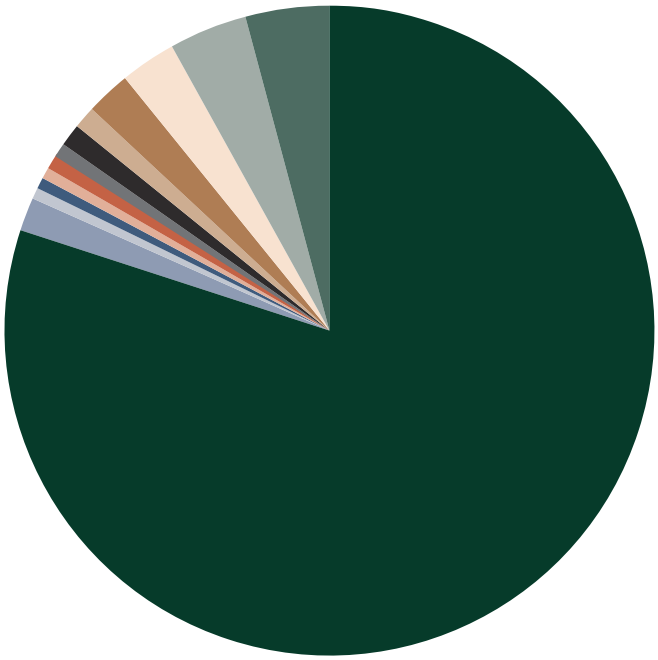
0.75%
LEGAL
$106,900

0.47%
LEGISLATIVE
$67,050



General Fund Expense Categories

Total Expenses:
$14,240,262



80.06%
PERSONNEL SALARIES + BENEFIT
$11,400,177

4.11%
REFUSE/RECYCLING/ YARD WASTE
$585,600

4.02%
CONTRACTUAL SERVICES
$572,500

2.86%
911 DISPATCH QUADCOM
$407,570

2.10%
MAINTENANCE + REPAIRS
$298,875

1.21%
UTILITIES/PHONE/ INTERNET
$173,000

0.91%
DEPARTMENT SPECIFIC PROGRAMS
$130,250

0.75%
LEGAL
$106,900

0.74%
OPERATING INSURANCE
$105,500

0.60%
VEHICLE FUEL
$85,500

0.59%
SUPPLIES
$83,950

0.42%
CAPITAL
$60,000

1.62%
REMAINING
$230,440

Major capital projects this year, financed through the Village's Capital Fund (Fund 4), include the annual Street and Infrastructure Program, budgeted at $1.1 million, the Sleepy Hollow Roadway Resurfacing and Trail Installation, budgeted at $1.3 million ($1 million which is grant-funded), Phase 1 of a three-phase lead service line replacement within the community, and improvements to the front entrance of Village Hall.

Funding also includes various departmental equipment and vehicle replacements, as well as capital repairs.

Maintaining a balance between the Village's capital needs and available funds is an ongoing challenge. The Village continues to try to ensure that established standards regarding infrastructure and equipment replacement are met when needed and required.

In recent years, the Village has made significant progress in meeting this challenge, and it remains our goal to maintain infrastructure that meets the needs of the community, both today and in the future.

POLICE DEPARTMENT LAUNCHES ITS 2025–2028 STRATEGIC PLAN

The West Dundee Police Department established its 2025–2028 Strategic Plan, a forward-thinking and community-driven road map that will guide the department's focus and initiatives over the next three years. Developed collaboratively with input from internal staff and community stakeholders, the plan outlines clear goals and actionable strategies to uphold the department's mission to protect life and property, uphold the law, and promote a safe, peaceful community.

A Collaborative Approach to Planning

The strategic planning process engaged a variety of key stakeholders, including police employees, village officials, residents, local business leaders, and other community partners. Their feedback was instrumental in shaping a plan that reflects the values, needs, and expectations of the West Dundee community.

FIVE STRATEGIC THEMES GUIDING THE FUTURE

1 ▪ **Infrastructure and Technology Improvements**
Building a new police station and modernizing technology to improve efficiency and service delivery.

2 ▪ **Workforce Recruitment, Retention, and Development**
Attracting and retaining top-tier talent while investing in employee growth, wellness, and leadership development.

3 ▪ **Community Engagement and Problem-Solving**
Strengthening relationships through proactive, approachable policing and increased public outreach.

4 ▪ **Operational Efficiency and Effectiveness**
Streamlining internal processes, modernizing reporting systems, and enhancing collaboration with regional partners.

5 ▪ **Adaptability to Future Challenges**
Preparing for societal shifts, new laws, and growing community expectations through innovation and resilience.

EIGHT GOALS, TWENTY-SIX OBJECTIVES—A PLAN IN ACTION

Guided by the strategic themes, the department established eight overarching goals supported by 26 measurable objectives. Each objective has a designated lead, defined benchmarks, and set timelines to ensure accountability and meaningful progress.

1 ▪ **Attract Top-Quality Candidates**
Expand recruitment efforts and create new opportunities, including a college internship program.

2 ▪ **Retain High Performing Staff**
Implement employee recognition programs, explore wellness initiatives, and offer specialty assignments.

3 ▪ **Build a New Police Headquarters**
Address critical space needs with plans for a modern, purpose-built facility.

4 ▪ **Streamline and Modernize Internal Processes**
Upgrade reporting tools, conduct property room audits, and evaluate law enforcement accreditation.

5 ▪ **Enhance Traffic and Pedestrian Safety**
Increase traffic enforcement, launch safety campaigns, and partner with agencies to review roadway safety conditions.

6 ▪ **Strengthen Community Engagement**
Provide safety presentations, maintain active social media outreach, and increase officer participation at community events.

7 ▪ **Improve Proactive Problem-Solving**
Enhance crisis response, review patrol staffing models, and strengthen interagency partnerships.

8 ▪ **Maximize Employee Development**
Expand training opportunities, establish mentorship programs, and implement succession planning.

A Living Document For a Growing Community

West Dundee continues to grow, and this plan ensures the Police Department evolves alongside it. Framed as a "living document," the plan is not a static checklist, but a dynamic framework that will adapt over time as community needs and resources change.

"The development of this plan represents our collective commitment to professional excellence, operational readiness, and above all, the safety and well-being of our residents," said Police Chief, Shawn Green. "We are proud of the collaborative spirit that shaped this plan and confident in our ability to achieve the goals outlined over the next three years."

CREATIVE WORKS SUPPORTING HABITAT FOR HUMANITY

Keep an eye out for artist-designed, eco-friendly sculptures created to support Habitat for Humanity. These unique installations are part of a fundraising campaign to build 28 "net zero" homes in Carpentersville, a development called Carter's Crossing—named in honor of Habitat's most generous volunteer, President Jimmy Carter.

DURATION

Through Summer 2025

LOCATION

Grafelman Park and along the Riverwalk south of Main Street









FRENCH MARKET: COME JOIN US!

This summer, the Village of West Dundee invites residents and visitors alike to experience the debut of a European-style French Market along the picturesque riverfront in downtown West Dundee. Held every Friday from 4:00 p.m. to 8:00 p.m., the French Market blends the elegance of Parisian open-air markets with the community spirit of a local farmers market, under distinctive French canopies. The French Market is operated by Bensidoun, which began managing open-air markets in France almost 60 years ago. In 1996, they expanded to the United States, bringing their expertise and a touch of Parisian color to American communities. The French Market will run from May 23 through August 22, with special concerts scheduled for the final Friday of each month as the sun sets and the market winds down—perfect for relaxing and enjoying the warm summer nights.

A year ago, West Dundee Trustees Dan Wilbrandt and Cheryl Anderley gathered a volunteer-driven group made up of residents from each West Dundee neighborhood who come together to plan, coordinate, and promote events that will enrich our downtown experience—from markets and concerts to seasonal celebrations and family activities. This committee took a grassroots approach by walking door to door, handing out flyers and posting signs to gather community feedback. The popular market and concert series are a direct result of those conversations. We welcome your ideas and invite residents to get involved—your voice helps shape the events that we enjoy! Email downtownevents@wdundee.org. The West Dundee Events volunteers include Kate Grimaldi, David Haas, Maureen Himmel, Thomas Moszczynski, Adriana Solheim and Sam Rosenberg.

HOT CARS, HOT DANGER: PREVENT HEATSTROKE AND FIRES THIS SUMMER

As summer temperatures rise, so do the risks associated with unattended vehicles. The West Dundee Fire Department urges all residents to be alert and take extra precautions to protect loved ones—and themselves—during the warm months ahead.

Hidden Fire Hazards Inside Your Vehicle

It's not just people and pets at risk—certain everyday items can become fire hazards when left in a hot car. The West Dundee Fire Department has responded to vehicle fires in the past that could have been prevented with a few simple precautions.

AVOID LEAVING THESE ITEMS IN A PARKED CAR

Aerosol Cans

Examples include hairspray, sunscreen or spray paint. These can explode under extreme heat.

Lighters

Heat can cause the gas inside to expand and ignite.

Electronic Devices

Examples include phones, power banks or vapes. Batteries can overheat, swell, and potentially start a fire.

Never Leave Children or Pets in a Vehicle

Even on a mild 80-degree day, the interior of a parked car can reach over 100 degrees within 10 minutes. On hotter days, that number skyrockets in just moments. Leaving a child or pet unattended in a vehicle even for a "quick minute" can result in fatal heatstroke. If you see a child or pet alone in a vehicle, call 911 immediately.

Stay Safe, Stay Aware

Vehicle interiors heat up faster than many people realize. Always "look before you lock," and take a moment to scan your vehicle before walking away. Removing hazardous items and double-checking for passengers could save a life—or prevent a costly and dangerous fire.

Let's work together to keep West Dundee safe this summer.

VILLAGE OF WEST DUNDEE
102 South Second Street
West Dundee, IL 60118

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ECRWSS
US POSTAGE
PAID
EDDM RETAIL

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