

In early September 2018 I visited the property located at:

27275 W. Lakeview Dr. South in unincorporated Wauconda Township. I found the following conditions:

- Located on the property was a single-family dwelling in an advanced state of deterioration due to abandonment and neglect.
- Two small accessory buildings that were open to intrusion and in disrepair.
- One small accessory building which had been destroyed by a falling tree.
- An open well pit which contained several feet of water.
- Approximately 60 old tires of various sizes.
- Multiple cans of various paints, solvents and unidentified household chemicals.

A thorough inspection of the property revealed that most of the windows had been broken by vandals, the roof was collapsing into the dwelling and the interior of the dwelling was damaged to a point beyond reasonable repair.

After consultation with PB&D Department and States Attorney staff, it was determined that these structures were an immediate and continuing hazard to the public and met the criteria for a fast track demolition. A title report was ordered, the property was posted with the required notice of our intent to demolish the structures and notices were sent to all parties with a potential interest in the property.

Based on previous experience, the construction of the home and the amount of special waste that needed to be properly disposed of, PB&D staff estimated the cost for demolition at approximately \$60,000.00. This figure was presented to the PB&Z Committee and the entire Lake County Board.

The following potential bidders were sent bid packets and invited to a pre-bid meeting at the site:

- Diemer Plumbing
- Leo Fox Trucking
- Schneider Trucking
- Lake County Grading
- Jacobsen Excavating
- Campenella & Sons

The only contractor to attend the pre-bid meeting and submit a bid was Lake County Grading. Their bid was \$60,800.00.

Because this was an emergency demolition, only one responsible bid was required, and the contract was awarded to Lake County Grading.

A site inspection conducted 12/10/2018 indicated that all work had been performed in accordance with the contract.