



# Lake County Illinois

## Legislation Details (With Text)

**File #:** 18-0370 **Version:** 1 **Name:** Joint resolution to approve and renew an Intergovernmental Agreement with the Village of Hainesville for the Lake County Department of Planning, Building & Development to provide plan review and inspection services in building, fire, and safety codes for

**Type:** resolution **Status:** Passed

**File created:** 3/26/2018 **In control:** Planning, Building and Zoning Committee

**On agenda:** **Final action:** 4/10/2018

**Title:** Joint resolution approving a renewal Intergovernmental Agreement with the Village of Hainesville (Village) for the Lake County Planning, Building and Development Department (Department) to provide plan review and inspection services in building, fire, and safety codes for the Village.

### Sponsors:

### Indexes:

### Code sections:

**Attachments:** 1. Hainesville IGA 032318.pdf

Date	Ver.	Action By	Action	Result
4/10/2018	1	Lake County Board	adopted	Pass
4/4/2018	1	Financial & Administrative Committee	recommended for adoption to the regular agenda	Pass
4/4/2018	1	Planning, Building and Zoning Committee	approved and referred on to the Financial and Administrative Committee	Pass

Joint resolution approving a renewal Intergovernmental Agreement with the Village of Hainesville (Village) for the Lake County Planning, Building and Development Department (Department) to provide plan review and inspection services in building, fire, and safety codes for the Village.

- The Department has been completing inspections and plan reviews for the Village under a previous Intergovernmental Agreement since 2014. The agreement is expired and needs to be renewed.
- Due to increased efficiencies in the Department's field operations and the Village's convenient geographical location, the Department has the capacity to continue utilizing existing staff to assist the Village while maintaining the current level of service with the Department's other clients and covering all departmental costs associated with such services to the Village.
- The proposed, renewed agreement - which includes current inspection and plan review hourly rates - would be effective from the date of execution for a period of two years.

### INTERGOVERNMENTAL AGREEMENT FOR BUILDING INSPECTION AND DEVELOPMENT REVIEW FOR THE VILLAGE OF HAINESVILLE, ILLINOIS

This Agreement made and entered into this \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ by and between the County of Lake, a body politic and corporate hereinafter referred to as the "COUNTY", and the Village of Hainesville, a municipal corporation within the boundaries of the County of Lake, hereinafter referred to as the "VILLAGE."

**WHEREAS**, both the COUNTY and the VILLAGE are governmental agencies of the State of Illinois vested with the responsibility and authority to enforce and uphold building, fire, and safety codes and other related services in their respective jurisdictions; and

**WHEREAS**, the VILLAGE has determined that there presently exists a need for plan review and inspection services in building, fire, and safety code enforcement in the VILLAGE as it currently lacks any qualified individual to perform those tasks for the VILLAGE; and

**WHEREAS**, both the COUNTY and the VILLAGE are authorized by the terms and provisions of the Intergovernmental Cooperation Act, 5 ILCS 220/5, to enter into intergovernmental agreements, ventures and undertakings to perform jointly any governmental purpose or undertaking either of them could do singularly; and

**WHEREAS**, the VILLAGE and COUNTY are desirous of continuing the previous intergovernmental agreement, which provides indemnity to the COUNTY, its agents, officials and employees against all injuries, losses, claims, suits, costs, expenses and judgments which may accrue against the COUNTY for building inspection and plan review services provided by the County until formal approval of this Agreement; and

**WHEREAS**, the VILLAGE is desirous of contracting with the COUNTY to obtain and provide said services in and for the VILLAGE and agrees to pay for any services of the COUNTY that are incurred under this Agreement; and

**WHEREAS**, the COUNTY can provide said services.

**NOW THEREFORE**, in consideration of the foregoing and the covenants contained herein, the parties hereby agree and covenant as follows:

1. It is mutually agreed by and between the COUNTY and the VILLAGE that the forgoing preambles are incorporated herein as though fully set forth.
2. For all assigned building construction projects within the VILLAGE, whether residential or non-residential, the COUNTY through its DEPARTMENT OF PLANNING, BUILDING AND DEVELOPMENT (the "DEPARTMENT"), will be responsible for building inspections and plan reviews, and ensuring all unique site plan requirements of the VILLAGE are met.
3. The DEPARTMENT will not issue violation notices or initiate any enforcement actions for the VILLAGE. If a violation of any building, fire or safety code is observed, the DEPARTMENT shall notify the mayor or his designee. Notwithstanding the foregoing, the DEPARTMENT shall, upon notice to and consent of the VILLAGE, issue stop work orders for any person or entity doing work without or outside of a permit and shall also provide written notice, when appropriate, of any work which does not pass an inspection. If a DEPARTMENT representative's participation is required at any circuit court or adjudication hearing, the COUNTY will be paid at the hourly inspection rate, as identified in paragraph 6 below, including travel time.
4. The DEPARTMENT will provide staff to conduct inspection and plan review services during regular working hours of 7:30 a.m. to 4:30 p.m. The DEPARTMENT shall also provide a staff

member who will be available for after-hours call outs in case of emergency. Services provided outside of the regular working hours, as defined in this Agreement, will be paid at 1½ times the hourly inspection rate.

5. The VILLAGE will be responsible for processing all building permit applications and certificates of compliance and providing the DEPARTMENT notice of pending work at least 24 hours in advance of said work.
6. The following fee schedule shall apply to this Agreement:

	SERVICE	FEE TO BE PAID TO COUNTY
a.	Residential Inspection	Billed at a rate of \$67.00 per hour (includes scheduling, travel and inspection time).
b.	Commercial Inspection	Billed at an hourly rate of \$67.00 per hour of (includes scheduling, travel and inspection time).
c.	Residential Plan Review	Billed at an hourly rate of \$67.00 per hour (includes scheduling, travel as necessary, and plan review time).
d.	Commercial Plan Review	Billed at an hourly rate of \$67.00 per hour (includes scheduling, travel as necessary, and plan review time).

7. All notices to the COUNTY shall be sent to:

Matthew Meyers  
Central Permit Facility  
Planning, Building and Development Department  
500 Winchester Road  
Libertyville, IL 60048

All notices to the VILLAGE shall be sent to:

Mayor Gerry Daley  
Village of Hainesville  
100 North Hainesville Road  
Hainesville, Illinois 60030

8. This Agreement shall be in full force and effect upon full execution. The Agreement shall be valid for two (2) years from the date of the latest signature, with a two (2) year automatic renewal. Either party may terminate this Agreement for any reason upon sixty (60) days written notice.
9. The VILLAGE shall indemnify and hold harmless the COUNTY, including the DEPARTMENT, its agents, officials and employees from and against all injuries, losses, claims, suits, costs, expenses and judgments which may accrue against the COUNTY or the DEPARTMENT as a consequence, or to have arisen out of, or in

connection with building inspection, site plan review or any services provided by the COUNTY and/or the DEPARTMENT. The foregoing indemnity shall apply except if such injury, loss, or damage is caused directly by the willful and wanton conduct of the COUNTY, its agents, officials, or employees.

10. The foregoing constitutes the entire Agreement between the parties, and no verbal statement shall supersede any of its provisions. This Agreement may be amended by mutual agreement, signed and executed with the same formality with which this instrument was executed.

11. This Agreement may be executed in multiple identical counterparts, and all of said counterparts shall, individually and taken together, constitute one and the same Agreement.

**IN WITNESS WHEREOF**, the County of Lake, by a Resolution duly adopted by the County Board of Lake County, causes this Agreement to be signed by its Chairman and its Department of Planning, Building and Development Director and attested to by its Clerk and the Village of Hainesville, by approval of its Board has caused these presence to be executed by the Mayor of the Village Board and attested to by its Clerk all on the day and year hereinafter written.

Dated this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

COUNTY OF LAKE

By: \_\_\_\_\_  
Aaron Lawlor, Chairman  
Lake County Board

By: \_\_\_\_\_  
Eric Waggoner, Director  
Lake County Planning, Building and  
Development Department

Attest:

\_\_\_\_\_  
Carla N. Wyckoff  
Lake County Clerk

Dated this \_\_\_\_ day of \_\_\_\_\_, 20\_\_

VILLAGE OF HAINESVILLE

By: \_\_\_\_\_  
Gerry Daley, Mayor

Attest:

\_\_\_\_\_  
Kathy Metzler, Village Clerk

Dated this \_\_\_\_ Day of \_\_\_\_\_, 20\_\_.