

Free Press



Dundee Township Library
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Dundee, IL 60118

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Monday, Wednesday and Friday

Hill Development

Elgin wants 'guarantee' on Homart's runoff plan

By DIANE STRAND

Elgin may seek legal action against Homart Development Company, if it does not develop an adequate water runoff plan for its Spring Hill Mall in West Dundee to prevent pollution of the Fox River.

That was the warning issued by Councilman Steve West at Tuesday's Council work session.

West said the Council had already discussed, in executive session, the problem of expected water pollution from Homart's multi-million dollar shopping center, slated to open in the fall of 1980.

"Since we have recently received some results that the river is in pretty good shape, I would hate to see it made worse," West said. "I think it's time to see if they have a plan for treating the runoff...If they don't, we should sue to enjoin them from polluting the river. I want some guarantees."

Elgin Water Director Ron Zegers said that Kane County Environmental Officer Dick Young and County Board member Ruth Pearsaul have been meeting with Homart, and had requested that grass and ground swellings be employed as natural filters.

When contacted yesterday, however, Young expressed extreme dissatisfaction with developments to date.

"Homart has been less than cooperative in giving us any information...We have tried to set up meetings with them, but they've been cancelled.

"I guess they feel they could make an extra nickel by dumping pollution into Elgin's water supply...The public has to be aware of it," Young said.

"Ultimately, Elgin is going to tell them, 'Clean up your act,' he added angrily. "It will be a big expense to the people of West Dundee to have to treat that matter, rather than (for developers to) design it with vegetative filters."

Though the current plan for the

project includes large retention ponds to hold water runoff, Young said they will fill only a basic need and will not adequately solve the problem.

"The water will wash out of the pond through the storm sewer...to the river," he argued.

What he is proposing, as the environmental officer for Kane County, is "a grass waterway," a band of green space between 30-45 feet wide,

around the development. That green band would provide a natural filter for runoff water pollutants, which Young says are more threatening environmentally than fecal coliform.

He says developers are not willing to employ such a vegetative filter because they consider the land banding the shopping center too valuable from a commercial standpoint.

"Urban storm water runoff—the

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Plans being made for street revamp

By PATRICIA BOMBARD

CARPENTERSVILLE—Preliminary plans for the reconstruction of a major portion of Golfview Lane in Carpentersville will soon be made public, according to Village Engineer Carl Caspers.

Caspers said Thursday that preliminary designs for the project should be completed in about a month and a public hearing for concerned residents will be held shortly thereafter.

According to Caspers the street will be completely rebuilt within the present paved width from Route 25 to the intersection with Jackson Street. The street will not be widened to additional lanes. New storm sewers, curbs and gutters, and sidewalks will also be installed.

Caspers said the sidewalk will be relocated away from the curb, thus providing a tree bank between the sidewalk and the roadway. He said the precise location of the sidewalk has not yet been determined because "it will depend on saving the maximum number of trees."

In addition to Golfview, Caspers said the village will also rebuild Tyler Drive. He said that street will

be torn up in order to install new storm sewers.

Caspers said Tyler will also be rebuilt within its existing width and, in addition to the new sewer, the village will construct new curbs and gutters and sidewalks. The sidewalk on Tyler will also be relocated to provide a tree bank next to the roadway.

According to Caspers, the village will adjust all driveways to meet the new roadway and, if necessary, will get permission from property owners to reshape front yards to meet the new sidewalk as required.

The project will be paid for out of a \$500,000 bond issue approved by voters several years ago. Caspers said the village is hoping to use part of that money as its matching funds in a federal grant program to pay for the improvements. If the 70-30 grant is not approved, the village will have to use all of the bond issue funds to pay for the project, Caspers said.

Caspers said all driveway approaches, sidewalks, curbs and gutters and storm sewers are included in the funding for the project.

Caspers said the village does not expect to have to acquire any new right-of-way for either street because the paving will be done within the width of the old paving.

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Bill Prenevost, far left, announcer for WRMN radio station in Elgin, and Frank Maranbi, manager of Jim Whalen Ford, speak to another possible lucky winner in the WWMN/Jim

Whalen, Pinto giveaway. Other registrants line up waiting their chance to enter their name in the contest.

Elgin wants 'guarantee'

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first flush that comes off from a shopping center parking lot—is dirtier than water now flowing in sanitary sewers,” he says, adding that a half-inch rain would find such pollutants being dumped into the Fox “right where Elgin will be taking it out for drinking water.”

In explaining the value of the vegetative band, Young cited an example: If a cup of oil were dumped from a bridge into the river, “It would spread from shore to shore for a mile downstream, completely cutting off the oxygen supplying organisms in the water.”

“If I dumped it in my yard, you couldn’t tell two days later where I dumped it,” he says, because the earth and its organisms would absorb, neutralize or digest the substances.

He cited another example to explain the principle.

“There’s a high incidence of bowel and stomach cancer (among persons living) in the South who drink from the Mississippi River,” he said, because that river drains three-quarters of the industrial complex of the United States, and carries “all sorts of heavy metals.”

To compensate for the poor water quality, he says, it is pumped from the river, treated by “chlorinating the hell out of it” and used for drinking water.

Yet, at the same time, major efforts have been conducted to rid waterways of water hyacinths, which are considered aesthetically “ugly.”

But those plants, Young said, have the capacity to “pull heavy metals out of the water—nickel, barium, radium.”

“Yet, if you were to design a (man-made) chemical system to remove amounts of heavy metals from water, it would be fantastically expensive!” Young continued. “Why put the heavy metals...for example, cadmium from tires...in the water...when you could pull it out through a vegetative ring?”

“I get awfully upset with engineers that know better...prostitute their licenses...to save their client a buck,” Young continued.

He specifically criticized Barton-Aschman Associates, Inc., engineering consultants to Homart, whom Young said had earlier concluded that an additional bridge across the river near Spring Hill was unnecessary despite increased traffic

to and from the shopping center.

When contacted, representatives for Barton-Aschman declined comment, referring questions to Homart’s project director for Spring Hill. However, he was out of town and could not be reached for comment.

Asked whether West Dundee was satisfied with Homart’s plan to handle water runoff, Young responded, “West Dundee doesn’t understand it...They don’t realize that Elgin will say ‘Treat this water at your expense.’ West Dundee will pay through the nose, but Homart won’t...”

Young said no current legislation exists mandating the measures he recommends to handle the water runoff problem, but added, “They’re trying to get it into (federal Water Quality Management Plan) 208.”

Neither Spring Hill project representatives for Homart nor West Dundee engineering consultants could be reached for comment at press time.

Local History

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Subject SPRING HILL MALL

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