

## ----MILL CREEK NEIGHBORHOOD WATCH---- EMERGENCY PHONE NUMBERS

**Police – Fire – Ambulance . . . .911**

Fire Department . . . . . 788-8444

Police Non-Emergency . . . **788-8311**

CRIME STOPPERS . . . . 788-8427

Mill Creek Neighborhood Watch

To send an alert . . . . . **788-7882**

Neighborhood Police Officer:

Ed Higginson

(The alert number is for alerts only. Contact the neighborhood association officers for all other issues)

[edward.higginson@cwlp.com](mailto:edward.higginson@cwlp.com)

741-0987 (cell)

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### How to Detect Suspicious Activity

You are additional **EYES and EARS for the Police and your Neighbors!** Detecting and reporting suspicious activity requires you to make a judgment call. Use your intuition, your gut feeling! If you think or feel something is wrong or suspicious, it probably is – **CALL & REPORT to the Police.**

Remember to get a license plate number, vehicle description (make, model, year) or suspect description (race, sex, height, weight, clothing) if possible. A GOOD NEIGHBOR is the best security.

### MILL CREEK NEIGHBORHOOD WATCH

Our neighborhood watch system uses a commercial answering service to send out email and text message alerts. Text messages have a 160 character limit, so they will try to help you condense the alert to as few words as possible. For location of the activity use the hundred block and street name, do not put phone numbers or addresses in messages. Remember to call the police first.

For follow up we have an internet web page set up as a blog that all alerts will be posted to and anyone can add a comment to. Usually, you should post follow up information here and not as another alert message. The blog address is <http://www.millcreekneighborhoodwatch.blogspot.com> If you have follow up information but do not have internet access please pass the information along to your block captain.

You may receive the alert messages by email or by text message on your cell phone. To be added or deleted from the alert list email [millcreekneighborhoodwatch@gmail.com](mailto:millcreekneighborhoodwatch@gmail.com) or send a letter to the association president with your name address, email and text capable phone number (and cell carrier). To receive a voice alert, talk to your block captain.

## List of Mill Creek Neighborhood Watch Block Captains

(May 2015)

3900s Eagle Wing	_____	4000s Old Mill	<u>Jill Stoops 637-9411</u>
4000s Eagle Wing	<u>Greg Harris 546-9635</u>	3900s Rocky Falls	_____
3900s Guilford	<u>Jim O'Brien 793-4005</u>	4000s Southwoods	<u>Mary Beth Cohen 546-3784</u>
4000s Guilford	<u>Jim O'Brien 793-4005</u>	3900s Springer	_____
3900s Millstone	_____	4000s Springer	<u>Yvonne Zumstein 793-6156</u>
4000s Millstone	<u>Sharon Patterson 793-6286</u>	3900s Stone Bridge	_____
1500-1530 Old Ivy	<u>Julie Sundquist 787-6402</u>	4000s Stone Bridge	_____
1531-1600 Old Ivy	<u>Julie Sundquist 787-6402</u>	3900s Surry Place	_____
3900s Old Mill	<u>Jill Stoops 637-9411</u>	4000s Surry Place	<u>Margaret Sartore 546-3079</u>

---Meadowbrook – 1500s with Rock Falls, 1420 with 3900 Mill Stone, 1423 with 4000 Mill Stone---  
*If your block does not have a block captain you might consider volunteering.*

## List of Mill Creek Estates Homeowners Association Board Members:

James O'Brien-Vice-President 217/793-4005	Julie Sundquist-Director 217/787-6402	Sharon Patterson-Secretary 217/793-6286
Jim Harrington - Treasurer 217/726-7535	Jill Stoops –Director 217/637-9411	Mary Beth Cohen - Director 217/546-3784

Preferred means of contact is by email to: [millcreekboard@gmail.com](mailto:millcreekboard@gmail.com)

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## Mill Creek Estates -- Phase I

### Summary of Detention Area Issues Spring 2015

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The storm water detention area being discussed is located east of the intersection of Meadowbrook Road and Southwoods Road. It is lot 1004 of Mill Creek Estates.

**1993-1994** The storm water drainage was designed for Charles Robbins (the subdivision developer) by Auby, Oglesby & Bartolomucci who are consulting engineers, land surveyors and planners. Drawings and engineering calculations of storm water flows, inlet and outlet design were filed with the City of Springfield. The detention area was built. None of the drawings or reports filed with the city show detailed survey elevations or any tile installation in the detention area. However, early homeowners believe there was a tile going east to west from the east inlet to the outfall structure that leads west under Meadowbrook. Early homeowners have indicated that the detention area was periodically wet, but often dry enough to mow on a regular basis.

**2004-2005** Acting for the MCEHA Board of Directors, Jill Stoops discussed standing water issues in the detention area with the Army Corp of Engineers, the Springfield Department of Public Health and City of Springfield engineering staff. The Corp suggested planting trees such as Swamp White Oak and Bald Cypress. Public health suggested larvicide treatment of standing water. The city engineer described three options: (1) installing a concrete swell from the east inlet to the west outfall, (2) installing perforated tile, or (3) installing riprap stone. There is no record of any decision being made. Jill Stoops recalls that some additional trees were planted, but the willows were already there.

**2006** Hanson Engineering is retained by the MCEHA to review the condition of the detention area and recommend a course of action. Water inputs include the east storm sewer inlet, homeowner sump pump discharges and two inlets from street drains along Meadowbrook. They note that siltation has occurred that inhibits the flow of water through the detention area. They recommended removing plant growth to reduce the wet bottom condition and also suggest construction of a concrete swale. There is no record of any action being taken by the MCEHA.

**2007** Options for the detention area were discussed at the MCEHA meeting. Cost estimates are presented for installing riprap (\$15,000) or re-grading the bottom and lowering the outlet structure (\$50,000-\$100,000).

**2008** MCEHA meeting minutes indicate that complaints were again raised about the lack of mowing of the detention area.

**2010** Meeting minutes again record complaints about the condition of the detention area.

**2011** Complaints continue but the detention area is often too wet to mow. Bulrushes and cattails have become established and are difficult to control because they propagate by rhizomes.

**2012** Larry Scheufele, acting for MCEHA, contacted the University of Illinois Extension Services who recommended several local landscapers and a wetlands expert, Vern LaGessee. Despite initial interest by the landscapers and wetlands expert, all eventually declined to take this area as a project or prepare a management plan for MCEHA. Bruce Shevlin presented a petition signed by many homeowners asking for a maintenance plan for the detention area and citing health impacts associated with mosquitoes and wild animals living in the tall cattails and bulrushes that have invaded the wet areas.

**2013** The engineering firm that designed the area is no longer in business. The city engineer provided plans and calculations from the subdivision approval files. He said that flows have not changed so re-

engineering is not necessary. He also stated that the detention area was designed to be a dry detention area. Jim Harrington proposed to clear the flow drainage from east to west. A contractor was hired to mow the detention area and remove trees threatening the stability of the side slopes (\$1,562.50 and \$575.00). Another contractor was hired to mow with a tracked mower in more difficult areas and excavate to determine if a tile existed (\$3,300). A tile was found that had been silted in at the inlet and outlet. Water flow through the tile was now observed but wet areas remained. Five loads of debris were removed.

**2014-Spring** The approved budget contained \$3,000 for additional detention area work. Due to the area being constantly wet getting heavy equipment into it for work is difficult without causing more harm than good. Plans were discussed about finishing the ends of the tile with geotextile, rock and rodent guards. The inlets from the street drains on Meadowbrook also contribute to wetness along the west edge of the detention area parallel to Meadowbrook. Clearing that area and installing geotextile and rock was also discussed. It was suggested that an agricultural tile expert be consulted. The MCEHA Board subsequently approved a contract to finish grading, install geotextile and rock and haul away debris (\$6,720).

**2014-Fall** At the October meeting Jim Harrington reported on the work that had been done and plans to seek the advice of a farm irrigation specialist (Carl Mitchell) as the tile seems to be flowing, but wet areas remain above where the tile is assumed to be. A motion was made to approve expenditures of another \$5,000 is necessary to assure proper function of the tile. Subsequent to the meeting, Carl Mitchell viewed the area and suggested that frost heave may have damaged the tile. He recommended replacement with similar sized tile and attaching laterals to assist drainage of more of the detention area bottom. He noted that the willow trees in the detention area have roots that are known to seek out and block tiles. He recommended their removal. He declined to do the work himself and provided his advice without fee. A bid of \$9,100 was subsequently approved by the MCEHA Board of Directors from another vendor to perform this work. Because the ground was frozen at the time the tile was installed, \$300 has been held in reserve until final grading is completed. Elevation measurements at the time of installation show a 14-inch drop over the 300 plus foot length of the main tile.

Expenditures to date total \$21,257.50, which has all been paid except for \$300 as described above. At this time the only further work anticipated is seeding the disturbed soil with a grass and wildflower mixture recommended for detention areas (\$300 shown in budget for this).

# Mill Creek Homeowners Spring Meeting

## 2015

Dear Neighbors,

It is nearly time for our semi-annual association meeting. This spring the first official meeting will be on my front porch on May 15 at 6 PM. If a quorum is not present, I will immediately adjourn the meeting until

**4:00 to 5:00 PM --Sunday 17 May 2015 at YMCA-Kerasotes  
4550 West Iles Avenue (at junction with Archer Elevator Road)**

At which time only 21 members will be needed to constitute a quorum pursuant to Sections 5 and 6 of the association by-laws. Each meeting a small number of members attend, but often not enough for a quorum of 42 voting members. Thus, the expected adjournment and rescheduling to lower the quorum quota. We believe that those of you who take the time to attend the meeting should be able to vote.

### Agenda Items:

- We will be having elections for president and any vacant board positions at this meeting. We currently do not have a president. Any HOA member wishing to run for office or serve on the board is requested, but not required, to contact us in advance of the meeting.
- A vote will be held to adopt the annual budget. A proposed budget has been prepared by the treasurer and is listed below.
- We have been unsuccessful in finding a volunteer to develop a simple web page for the HOA where the covenants, by-laws and policies can be viewed and downloaded. We will discuss hiring a professional.
- Questions will be taken about the drainage issues with the detention area. A status summary is included in this notice. Volunteers will be requested for a committee to monitor the drainage make management recommendations for the detention area.

### Updates:

- Sharon Patterson is the point person for MCEHA for complaints or compliments regarding the landscape maintenance contractor. If you have a complaint we want to know about it immediately, telling us at the end of the season does no good at all.
- Our **neighborhood watch alert system** continues to be supported by the HOA.
- Please let us know about any other issues you wish to discuss so we can research them prior to the meeting. We can be contacted at [millcreekboard@gmail.com](mailto:millcreekboard@gmail.com)

### Mill Creek Home Owner Association Budget Report July 1, 2014 thru June 30, 2016

		7/1/14-6/30/15	7/1/14-3/31/15	7/1/15-6/30/16
		BUDGETED	ACTUAL	PROPOSED
		DUES @ \$85/yr		DUES @ \$85/yr
INCOME:	Homeowner Dues	\$18,105.00	\$18,164.50	\$18,105.00
	Interest Income	\$72.00	\$53.21	\$60.00
	<b>Total Income</b>	<b>\$18,177.00</b>	<b>\$18,217.71</b>	<b>\$18,165.00</b>
EXPENSES:	Utilities	\$600.00	\$671.46	\$700.00
	Mowing/fertilize	\$9,050.00	\$5,740.00	\$8,000.00
	Landscaping/sprinkler	\$750.00	\$1,719.00	\$750.00
	Insurance	\$1,500.00	\$1,395.00	\$1,600.00
	Legal & Professional Fees	\$2,500.00	\$1,675.38	\$2,500.00
	Answering Service	\$500.00	\$429.00	\$500.00
	Meeting Room Rental	\$150.00	\$175.00	\$150.00
	Office Supplies & Postage	\$400.00	\$310.00	\$400.00
	Taxes/filing fees	\$35.00	\$13.00	\$35.00
	Misc. Repairs & Maintenance	\$1,000.00	\$2,000.00	\$1,500.00
	Detention area *	\$3,000.00	\$15,820.00	\$500.00
	<b>Total Expenses</b>	<b>\$19,485.00</b>	<b>\$29,947.84</b>	<b>\$16,635.00</b>
<b>NET INCOME:</b>		<b>(\$1,308.00)</b>	<b>(\$11,730.13)</b>	<b>\$1,530.00</b>
	Checking Account Balance: 5/5/14	\$56,110.09		
	Checking Account Balance:3/31/15		\$44,104.36	

We both mailed and emailed this notice. If you did not receive it by email please send us your email address so we can save on postage in the future. We are required to send this meeting notice by mail but we send the meeting minutes by email and only mail paper versions on request.

Regards,  
James O'Brien  
Vice-President, Mill Creek Estates Homeowners Association, Inc.

Our neighborhood watch alert system is still in place but very few alerts have been sent using it. Occasionally residents tell us about events that occurred days or weeks ago that would have been good candidates for an alert. The first person aware should call it in. Don't put any personal identifiers or specific addresses in the alerts. Typical alerts might be; "Loud noises and a person running 3900 block Old Mill Lane," or "Person in dark clothes lurking in bushes 8:10pm 4000 block Guilford". If neighbors receiving alerts look out and turn on their lights, perpetrators will be caught or discouraged.

Please let us know about any other issues you wish to discuss so we can research them prior to the meeting. We can be contacted at [millcreekboard@gmail.com](mailto:millcreekboard@gmail.com)