

**MINUTES
CITY OF DARIEN
MUNICIPAL SERVICES COMMITTEE
January 25, 2016**

PRESENT: Joseph Marchese – Chairperson, Alderman Thomas Belczak, Alderman Thomas Chlystek, Alderman Tina Beilke, Dan Gombac – Director, Michael Griffith, Senior Planner, Elizabeth Lahey - Secretary

ABSENT: None

ESTABLISH QUORUM

Chairperson Marchese called the meeting to order at 6:35 p.m. at the City Hall – City Council Chambers, Darien, Illinois and declared a quorum present.

NEW BUSINESS

Mr. Dan Gombac, Director reported that items a.- cc. provides a pricing opportunity to secure competitive quotes and savings throughout the year.

- a. PZC 2015-21: Darien Pointe, 7517-533 Cass Avenue: Petitioner seeks approval of a sign variation to permit wall signage on the building walls which do not face a street or serve as an entrance.**

Mr. Michael Griffith, Senior Planner reported that the Planning and Zoning Commission held a public hearing and recommended approval. He reported that the site plan illustrates where the signs could be placed on both buildings.

Mr. Dan Gombac, Director reported that the petitioner feels that the signs are needed for both sides.

Alderman Belczak questioned the total linear feet.

Mr. Griffith reported that the sign is limited to 70 square feet.

Alderman Belczak stated that the sign could be huge and that he suggested taking half off and if something larger is requested it can be approved on a case by case basis.

The petitioner, Mr. John Richter stated that the Sprint sign is 3' x 12' and that the sign could be limited to that of the front size. He stated that the two signs will be whoever has the corner locations.

Alderman Chlystek questioned if the signs will be lit.

Mr. Richter stated that the will match the signs on the front.

After discussion, the Committee decided that signs on the building side wall should not exceed the size of the sign on the front façade.

Chairperson Marchese reported that allowances were made for the signs for JoAnn Fabrics, Ross, etc.

There was no one in the audience wishing to present public comment.

Alderman Belczak made a motion and it was seconded by Alderman Chlystek that based upon the submitted petition and the information presented, the request associated with PZC 2015-21 is in

conformance with the standards of the Darien City Code and move that the Municipal Services Committee recommend approval of the petition, subject to the following:

1. **The sign size on the building side not to exceed the sign size on the front façade for the business.**

Upon voice vote, **THE MOTION CARRIED UNANIMOUSLY 3-0.**

- b. **Zoning Map: Approval of the update City of Darien Official Zoning Map for 2016.**

Mr. Michael Griffith, Senior Planner reported that this is the annual Zoning Map update. He stated that the update reflects annexations, plats of subdivisions and zoning activity in 2015.

Chairperson Marchese suggested copies to all Aldermen.

Alderman Belczak made a motion and it was seconded by Alderman Chlystek to approve the update to the City of Darien Zoning Map for 2016.

Upon voice vote, **THE MOTION CARRIED UNANIMOUSLY 3-0.**

- c. **Resolution – Preliminary approval to authorize a contract for the 2016 Landscape Fertilization Program between the City of Darien and TruGreen, LP.**

Mr. Dan Gombac, Director reported that this resolution is for preliminary approval for the contract for TruGreen, LP for five fertilizer applications for the 2016 Landscape Fertilization Services at roadside rights-of-way and medians of 75th Street and certain segments of Plainfield Road as well as City owned facilities such as the Water Plant grounds, the Public Works facility and the City Hall grounds. He reported that TruGreen has provided the City satisfactory services.

There was no one in the audience wishing to present public comment.

Alderman Belczak made a motion and it was seconded by Alderman Chlystek to approve A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A CONTRACT FOR THE 2016 LANDSCAPE FERTIZILIZATION PROGRAM BETWEEN THE CITY OF DARIEN AND TRU GREEN, LP.

Upon voice vote, **THE MOTION CARRIED UNINANIMOUSLY 3-0.**

- d. **Resolution - To accept a proposal from Rieke Office Interiors for the labor, material, installation to remove and replace the existing carpeting at the Darien Historical Society and the City of Darien.**

Mr. Dan Gombac, Director reported that this resolution is to accept a proposal from Rieke Office Interiors for the labor, material and installation to remove and replace the existing carpeting at the Darien Historical Society and the City of Darien. He reported that the City Council directed staff to take over the Historical Society. He further reported that both are within the budget.

Alderman Chlystek made a motion and it was seconded by Alderman Belczak to approve A RESOLUTION TO ACCEPT A PROPOSAL FROM RIEKE OFFICE INTERIORS FOR THE LABOR, MATERIAL AND INSTALLATION TO REMOVE AND REPLACE THE EXISTING CARPETING AT THE DARIEN HISTORICAL SOCIETY AND THE CITY OF DARIEN IN AN AMOUNT NOT TO EXCEED \$22,835.

Upon voice vote, **THE MOTION CARRIED UNANIMOUSLY 3-0.**

- e. **Resolution – Preliminary approval to authorize a contract for the 2016 Roadside Ditch Maintenance - Regrading Program between the City of Darien and Scorpio Construction Corp. for the layout and replacement of storm sewer pipes and structures and grading.**

Mr. Dan Gombac, Director reported that this resolution authorizes a contract for the 2016 Roadside Ditch Maintenance Regrading Program between the City of Darien and Scorpio Construction for the layout and replacement of storm sewer pipes and structures and grading.

He reported that staff will ask for additional consideration during the budget hearings.

Chairperson Marchese stated that he would like to recommend \$2.6 million and let the City Council make a decision.

There was no one wishing to present public comment.

Alderman Chlystek made a motion and it was seconded by Alderman Belczak to approve A RESOLUTION TO AUTHORIZE THE MAYOR TO EXECUTE A CONTRACT FOR THE 2016 ROADSIDE DITCH MAINTENANCE REGRADING PROGRAM BETWEEN THE CITY OF DARIEN AND SCORPIO CONSTRUCTION CORP. FOR THE LAYOUT AND REPLACEMENT OF STORM SEWER PIPE AND STRUCTURES AND GRADING.

Upon voice vote, **THE MOTION CARRIED UNANIMOUSLY 3-0.**

- f. **Resolution - To amend the private Property-Development Storm Water Management Assistance Policy for a Level 2 Rear Yard Drainage Assistance Program.**

Mr. Dan Gombac, Director reported that throughout the year the City receives complaints from residents regarding drainage issues within the rear lot lines or easements. He reported that the complaints are due to standing water.

Mr. Gombac reported that the City's Private Property-Development Storm Water Management Assistance Policy allows residents, multifamily, commercial property owners and the City to work together in resolving such issues. He stated that the City will contribute up to \$5,000 and any additional costs are shared by the participants of the project. He further reported that the City receives and completes 5-9 projects per year ranging in cost from \$3,400 - \$14,000. Mr. Gombac reported that this year's budget included \$36,000 for such projects.

Mr. Gombac reported that staff has reviewed an additional level of funding for extraordinary drainage situations which range from \$15,000 to \$25,000 and very limited number of participants. He stated that while the current policy allows for funding not to exceed \$5,000 per project that staff is recommending consideration for a Level 2 funding for projects over \$14,000.

Mr. Mark Gute, 914 Ironwood stated that he receives downstream water from four residents and requested Council consideration for additional funding assistance.

Mr. Gombac reported that staff surveyed five residents for participation and that Mr. Gute was the only interested resident. He stated that the project cost is approximately \$17,000 and that similar projects have been completed on 68th Street.

Chairperson Marchese questioned how staff will propose this for the budget.

Mr. Gombac stated that three projects have been identified and that he will show through examples and that residents can come to speak of their situations at City Council meetings or the upcoming budget meetings.

Chairperson Marchese questioned how sure there were only three proposed.

Mr. Gombac reported that three have been identified and there could be additional projects in the future.

Chairperson Marchese stated that he would recommend a contingency for 4 or 5 so that there is money to assist.

Alderman Chlystek questioned the difference in pricing.

Mr. Gombac reported that it depends on the work required. The higher cost projects have been identified to require work such as grading, retaining walls, and is the footage.

Alderman Beilke stated that a resident in her ward adjacent to 68th and Holly is at the lowest grade and that the homes built around him are at a higher elevation thus causing storm water to flow towards the property. She stated that it is important to fix these drainage issues to reduce ongoing flooding damage. She questioned if staff had a ranking system in place.

Mr. Gombac stated that the projects are analyzed and completed on a first come first served basis. He stated that he would look for cuts in the budget if required to complete such projects. He further stated that he wanted to introduce this to the Committee and then memorialize through the budget.

Chairperson Marchese stated that he was in favor of Level 2 funding and recommended that Mr. Gute attend the budget meetings.

Alderman Beilke questioned if the residents can get their own quote.

Mr. Gombac stated that residents can get their own quote but that staff would work with the residents on getting the best competitive quote.

Alderman Belczak stated that it was a great idea but that he would like to see a gradual scale.

Alderman Beilke stated that a percentage makes more sense than a dollar amount.

Chairperson Marchese recommended staff amend the policy to include percentage costs to the City for various backyard projects. He stated that the less the resident pays the more likely the project will get completed. He suggested that staff come up with other scenarios and that the Committee can meet a half hour before the budget meeting on February 16th.

Alderman Belczak suggested asking for \$75,000 for the entire project since \$36,000 was used last year.

It was agreed to continue the discussion to February 16th at 6:30 p.m.

g. Resolution –Preliminary approval to authorize a contract for the 2016 Street Maintenance between the City of Darien and Schroeder Asphalt Inc.

Mr. Dan Gombac, Director reported that the City's 2016 Street Maintenance Program averages approximately five miles per year. He reported that staff is estimating 5.03 miles this year and recommending alternates.

The Committee recommended pulling Manning Road into the alternates.

Alderman Chlystek made a motion and it was seconded by Alderman Belczak to approve A RESOLUTION TO AUTHORIZE PRELIMINARY APPROVAL TO AUTHORIZE A CONTRACT FOR THE 2016 STREET MAINTENANCE BETWEEN THE CITY OF DARIEN AND SCHROEDER ASPHALT INC.

Upon voice vote, THE MOTION CARRIED UNANIMOUSLY 3-0.

h. Minutes – Approval of the January 4, 2016 Municipal Services Committee Meeting Minutes.

Alderman Marchese made a motion, and it was seconded by Alderman Chlystek to approve the January 4, 2016 Municipal Services Committee Meeting Minutes.

Upon voice vote, THE MOTION CARRIED UNANIMOUSLY 3-0.

DIRECTOR’S REPORT

a. Abandonment of Watermain - Westmont Suffield Gardens

Mr. Gombac reported that Staff is requesting that certain water main be abandoned on Cass Ave, south of 67th Street and west of Cass Ave. The water main serves the Suffield Gardens in Westmont and consist of 8 services. The water main requires replacement and is estimated to cost approximately \$1,000,000. Mr. Gombac presented a spread sheet that shows the annual revenue produced for servicing the Westmont residents and concluded that the water main should be abandoned and that Westmont serve their residents. Mr. Gombac also stated that the Village of Westmont has a water main that runs parallel with the City’s on Cass Avenue and on 63rd Street.

Mr. Gombac reported that Sprint opened in Darien Pointe. He reported that he has been receiving phone calls regarding the fountain running and that it was built to run 365 days per year.

NEXT SCHEDULED MEETING

Chairperson Marchese announced that the next regularly scheduled meeting is scheduled for Monday, February 22, 2016 at 6:30 p.m.

ADJOURNMENT

With no further business before the Committee, Alderman Chlystek made a motion and it was seconded by Alderman Belczak to adjourn. Upon voice vote, THE MOTION CARRIED unanimously and the meeting adjourned at 7:13 p.m.

RESPECTFULLY SUBMITTED:

Joseph Marchese

Chairman

Thomas Belczak
Alderman

Thomas Chlystek
Alderman