

**MINUTES  
CITY OF DARIEN  
MUNICIPAL SERVICES COMMITTEE MEETING  
October 22, 2018**

**PRESENT:** Alderman Joseph Marchese–Chairman, Alderman Thomas Belczak,  
Dan Gombac – Director, Steven Manning - City Planner

**ABSENT:** Alderman Thomas Chlystek

**ESTABLISH QUORUM**

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

**OLD BUSINESS**

**a. Discussion III- Update-Refuse Container-Consideration to amend the City Code provisions on storage of refuse containers in residential areas.**

Mr. Dan Gombac, Director reported that staff has been working with Alderman Vaughan and Mr. Jon Pearson regarding refuse and storage. He reported that Mr. Pearson is present and that Alderman Vaughan was not able to attend.

Mr. Gombac reported that staff has been working with Home Depot to find an adequate storage shed. He reported that detailed information and pricing is noted in attachment 3-1 of the Agenda Memo with pricing \$348.00 but offered to residents at \$312.00. He stated that the price is costly but long term it is a good product and will last.

Chairperson Marchese questioned if Home Depot could come down in price.

Mr. Gombac reported that that is the lowest pricing.

Alderman Belczak questioned if the Code will need to be amended. He questioned if this should be offered to anyone or those that have a grade variation. He stated that being subjective makes it more difficult.

Chairperson Marchese stated that he is concerned about the message and that he preferred that it not be open to everyone but rather a geographic location.

Mr. Gombac reported that the bulk of the complaints are in one area.

Mr. Steve Manning, Director reported that there are also others scattered throughout Darien.

Chairperson Marchese opened the meeting to anyone wishing to present public comment.

Mr. John Pearson, Darien stated that his home was built in 1967. He questioned if the Council looked at the architecture of the homes when the Code was written. He stated that in the 14 years he has owned his home that he has never had a problem and that he has had no help from the person who taped the note to his home and that it is not feasible to spend \$312.00. Mr.

Pearson stated that there are also a couple neighbors who are senior citizens and that they cannot put their garbage on the side.

Mr. Gombac reported that this will be in discussion and that in the meantime, Mr. Pearson is under a moratorium until a decision is made.

Chairperson Marchese suggested amending the Code for a certain area and try to offer assistance to those who cannot afford it.

Mr. Gombac reported that he will place this topic for a Goal Setting agenda item.

### **NEW BUSINESS**

- a. Resolution – To enter into an engineering agreement with Christopher B. Burke Engineering, Ltd. for the 2019 Street Maintenance Program, in an amount not to exceed \$32,826.00.**

Mr. Dan Gombac, Director reported that this resolution is for an engineering agreement with Christopher B. Burke Engineering, Ltd. for the 2019 Street Maintenance Program. He reported that the proposed 2019 Road Program is listed in Item A of the Agenda Memo.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval of a resolution to enter into an engineering agreement with Christopher B. Burke engineering, Ltd. for the 2019 Street Maintenance Program, in an amount not to exceed \$32,826.00.**

**Upon voice vote, THE MOTION CARRIED UNANIMOUSLY 2-0.**

- b. Resolution – Authorizing the Mayor to enter into an engineering agreement with Christopher B. Burke Engineering, Ltd for pavement corings for the proposed 2019 Street Maintenance Program, in an amount not to exceed \$11,500.00.**

Mr. Dan Gombac, Director reported that this resolution is for an engineering agreement with Christopher B. Burke Engineering, Ltd. for the 2019 Street Maintenance Program. He reported that the cores are almost completed and that there will be limited cores in the future. He further reported that Christopher Burke has not raised his pricing and that there are a lot of caveats as to why the City uses them.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval of a resolution authorizing the Mayor to enter into an engineering agreement with Christopher B. Burke Engineering, Ltd for pavement corings for the proposed 2019 Street Maintenance Program, in an amount not to exceed \$11,500.00.**

**Upon voice vote, THE MOTION CARRIED UNANIMOUSLY 2-0.**

**c. Resolution - Approval of a Resolution authorizing the Mayor to execute a three year Intergovernmental Agreement with the County of DuPage for mowing along County roads and rights of way.**

Mr. Dan Gombac, Director reported that the City has an Intergovernmental Agreement with the County of DuPage for mowing certain areas of DuPage County roads. He reported that the reimbursable amount remains the same for five cycles of mowing and up to an additional 15. Mr. Gombac reported that the frequencies have increased from 10 to 15 reducing the per acre cost from \$100 to \$50 per acre. He reported that the proposed agreement is a three-year agreement.

Alderman Belczak questioned the tree trimming. Mr. Gombac reported that the County is still getting back to him.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval of a resolution authorizing the Mayor to execute a three year Intergovernmental Agreement with the County of DuPage for mowing along County roads and rights of way.**

**Upon voice vote, THE MOTION CARRIED UNANIMOUSLY 2-0.**

**d. Resolution – Accepting the public improvements and authorizing release of the Letter of Credit upon receipt of maintenance security for the Carriage Way West Unit 6 development.**

Mr. Dan Gombac, Director reported that the owner of Carriage Way West Unit 6 has completed the underground utilities and grading. He reported that the City can authorize release of the Letter of Credit upon receipt of security for 10% of the construction costs in the amount of \$6,131 to secure any maintenance that may be needed for the improvements for a one year period.

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

**Alderman Belczak made a motion and it was seconded by Alderman Marchese approval of a resolution accepting the public improvements and authorizing release of the Letter of Credit upon receipt of maintenance security for the Carriage Way West Unit 6 development.**

**Upon voice vote, THE MOTION CARRIED UNANIMOUSLY 2-0.**

**e. Resolution – Approval of the Plat of Easement for the Carriage Way West Unit 6 development.**

Mr. Dan Gombac, Director reported that this is for Plat of Easement approval for the Carriage Way West Unit 6 development.

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

**Alderman Belczak made a motion and it was seconded by Alderman Marchese approval of a resolution approving the Plat of Easement for the Carriage Way West Unit 6 development.**

**Upon voice vote, THE MOTION CARRIED UNANIMOUSLY 2-0.**

**f. Discussion - Staff is proposing a code amendment for nuisance trees.**

Mr. Dan Gombac, Director reported that the City gets several requests for removal of dead or diseased trees by the neighbor. He reported that removal of the nuisance trees is the responsibility of the property owner and often times owners delay, refuse or just do not respond.

Mr. Gombac reported that staff is working on updating the Code because there are no tools in place to enforce. He reported that the Agenda Memo Attachment A provides examples of what Nuisance Codes are in place at nearby communities.

Mr. Gombac reported that staff will provide a recommendation and model Code for approval.

**g. PZC 2018-07 – 7879 Lemont Rd: Petitioner seeks approval of a special use zoning permit to operate an indoor volleyball recreation business in a portion of the building at 7879 Lemont Road.**

Mr. Steve Manning, City Planner reported that the City approved the site plans of the Panattoni Development Company for a warehouse in June 2016. He reported that there is one tenant in the building now and that the rest of the building is vacant.

Mr. Manning reported that Club Fusion has locations in Batavia, Huntley, Crystal Lake and a practice facility in Darien. He reported that NuWave Volleyball has partnered with Club Fusion and that they use space at Perfect Swing. He stated that they are looking for a permanent home with 2 sand volleyball courts, 4 hard surface volleyball courts, fitness training room, showers, concessions, pro shop and offices providing volleyball training to youth grades 4-12 after school hours 4:30 pm - 9:30 pm with up to 4 coaches and 4 employees.

Mr. Manning reported that the PZC held a public hearing on October 3rd. He stated that they had issues regarding the lighting. Mr. Manning reported that the building presently has a wall mounted and pole mounted lighting in the rear and front lighting at the door which meets code and a circular drive. He reported that the PZC voted in favor of the petition 6-0.

Alderman Belczak questioned where the drop-off would be located.

Mr. Steve Dowjotas, NuWave Volleyball reported that the drop off and pick up would be located in the front on the circle drive.

Chairperson Marchese questioned the hours of operation and the number of courts.

Mr. Dowjotas stated that they train between the months of December through June during the hours of 4:30 - 9:00 p.m. for 10-18 year olds. He stated that presently they are unsure if tournaments will be held there and that their priority is to make sure the kids are trained. He further stated that there will be 2 indoor sand courts and 4 indoor floor courts.

Chairperson Marchese questioned if they are working with any of the high schools.

Mr. Dowjotas stated that they held tryouts for 15/16 year olds recently and that there are high schools students from everywhere with 27 currently in Darien. Mr. Dowjotas informed the Committee that parking will not be an issue because 70-80% of the students are dropped off.

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

**Alderman Belczak made a motion and it was seconded by Alderman Marchese approval of a special use zoning permit to operate an indoor volleyball recreation business in a portion of the building at 7879 Lemont Road.**

**Upon voice vote, THE MOTION CARRIED UNANIMOUSLY 2-0.**

Chairperson Marchese announced that this would be forwarded to the City Council on Monday, November 5, 2018.

**h. Minutes – September 24, 2018 Municipal Services Committee**

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

**Alderman Belczak made a motion and it was seconded by Alderman Marchese approval of the minutes of the September 24, 2018 Municipal Services Committee Meeting.**

**Upon voice vote, THE MOTION CARRIED UNANIMOUSLY 2-0.**

**DIRECTOR'S REPORT**

Mr. Dan Gombac, Director reported that the new banners replacing the Green and White banners were installed. He reported that the new banner shows a picture of the Clock Tower.

Mr. Gombac reported that staff is in discussion with a potential restaurant at the corner of Plainfield and Cass.

**NEXT SCHEDULED MEETING**

Chairperson Marchese announced that the next Meeting is scheduled for Monday, November 26, 2018.

**ADJOURNMENT**

**With no further business before the Committee, Alderman Marchese made a motion and it was seconded by Alderman Belczak to adjourn. Upon voice vote, THE MOTION CARRIED unanimously and the meeting adjourned at 7:45 p.m.**

**RESPECTFULLY SUBMITTED:**

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**Joseph Marchese**  
**Chairman**

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**Thomas Belczak**  
**Alderman**

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**Thomas Chlystek**  
**Alderman**