

**MINUTES
CITY OF DARIEN
MUNICIPAL SERVICES COMMITTEE MEETING
January 27, 2020**

PRESENT: Alderman Thomas Belczak -Chairman, Alderman Eric Gustafson, Alderman Joseph Kenny, Dan Gombac – Director, Joe Hennerfeind – Senior Planner

ABSENT: None

OTHER: Mayor Joseph Marchese

ESTABLISH QUORUM

Chairperson Thomas Belczak called the meeting to order at 7:00 p.m. at City Hall Council Chambers, Darien, Illinois and declared a quorum present.

NEW BUSINESS

- a. **Resolution – Accepting a proposal from Underground Pipe & Valve for Mueller Brand brass fittings for the maintenance of the water system for a period of May 1, 2020 through April 30, 2021.**

Mr. Dan Gombac, Director reported that the proposal is for the use of water main brass fittings to repair water-system related items throughout the City. He reported that pricing will be held in place through April 30, 2021.

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

Alderman Kenny made a motion and it was seconded by Alderman Gustafson approval of a Resolution accepting a proposal from Underground Pipe & Valve for Mueller Brand brass fittings for the maintenance of the water system for a period of May 1, 2020 through April 30, 2021.

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

- b. **Resolution – Preliminary approval to authorize a proposal from Suburban Concrete, Inc. for the 2020 Sidewalk, Apron and Curb and Gutter Removal and Replacement Program Contract in an amount not to exceed \$652,920.00 and to waive the residential \$75.00 permit fee application for concrete work.**

Mr. Dan Gombac, Director reported that this is preliminary approval of a resolution for the 2020 Sidewalk, Apron and Curb and Gutter Removal and Replacement Program Contract with Suburban Concrete, Inc. He also reported that this includes preliminary approval for the permit fee application for concrete work.

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

Alderman Kenny made a motion and it was seconded by Alderman Gustafson approval of a Resolution for preliminary approval to authorize a proposal from Suburban Concrete, Inc. for the 2020 Sidewalk, Apron and Curb and Gutter Removal and Replacement Program Contract in an amount not to exceed \$652,920.00 and to waive the residential \$75.00 permit fee application for concrete work.

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

- c. **Resolution – Authorizing the Mayor to execute a contract extension with Rag’s Electric, Inc., for the 2020/21 Street Light Maintenance Contract beginning May 1, 2020 through April 30, 2021.**

Mr. Dan Gombac, Director reported that this is approval of a resolution authorizing the Mayor to execute a contract extension with Rag’s Electric, Inc., for the 2020/21 Street Light Maintenance Contract beginning May 1, 2020 through April 30, 2021. He reported that the proposed contract extension would be the second extension, year three of a three-year contract.

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

Alderman Kenny made a motion and it was seconded by Alderman Gustafson approval of Resolution authorizing the Mayor to execute a contract extension with Rag’s Electric, Inc., for the 2020/21 Street Light Maintenance Contract beginning May 1, 2020 through April 30, 2021.

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

- d. **Resolution - Accepting a proposal from Norwalk Tank Company for storm sewer concrete structures, iron sewer grates, concrete adjusting rings as required for various Public Works projects for a period of May 1, 2020 through April 30, 2021.**

Mr. Dan Gombac, Director reported that this is approval of a resolution accepting a proposal from Norwalk Tank Company for storm sewer concrete structures, iron sewer grates, concrete adjusting rings as required for various Public Works projects for a period of May 1, 2020 through April 30, 2021.

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

Alderman Kenny made a motion and it was seconded by Alderman Gustafson approval of a Resolution accepting a proposal from Norwalk Tank Company for storm sewer concrete structures, iron sewer grates,

concrete adjusting rings as required for various Public Works projects for a period of May 1, 2020 through April 30, 2021.

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

- e. **Resolution – Accepting the unit price proposal for analytical soil testing fees from Testing Services Corporation at the proposed unit prices waste for a period of May 1, 2020 through April 30, 2021.**

Mr. Dan Gombac, Director reported that this is approval of a resolution accepting the unit price proposal for analytical soil testing fees from Testing Services Corporation at the proposed unit prices waste for a period of May 1, 2020 through April 30, 2021.

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

Alderman Kenny made a motion and it was seconded by Alderman Gustafson approval of a Resolution accepting the unit price proposal for analytical soil testing fees from Testing Services Corporation at the proposed unit prices waste for a period of May 1, 2020 through April 30, 2021.

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

- f. **Resolution – Approval releasing the Letter of Credit – No 2015-1613 McNaughton Development, Inc-Rolling Knolls-Darien, Il., in the amount of \$157,102.86 for the Public Improvements for the Rolling Knolls subdivision at Manning Road and Cottage Lane.**

Mr. Dan Gombac, Director reported that this is approval of a resolution releasing the Letter of Credit –No 2015-1613 McNaughton Development, Inc-Rolling Knolls-Darien, Il., in the amount of \$157,102.86 for the Public Improvements for the Rolling Knolls subdivision at Manning Road and Cottage Lane.

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

Alderman Kenny made a motion and it was seconded by Alderman Gustafson approval of a Resolution releasing the Letter of Credit – No 2015-1613 McNaughton Development, Inc-Rolling Knolls-Darien, Il., in the amount of \$157,102.86 for the Public Improvements for the Rolling Knolls subdivision at Manning Road and Cottage Lane.

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

- g. **Resolution - Authorizing the Mayor to execute a contract extension with Denler Inc. in an amount not to exceed \$189,238.63 for the 2020 Crack Fill Program.**

Mr. Dan Gombac, Director reported that this is approval of a resolution authorizing the Mayor to execute a contract extension with Denler Inc. in an amount not to exceed \$189,238.63 for the 2020 Crack Fill Program.

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

Alderman Kenny made a motion and it was seconded by Alderman Gustafson approval of a Resolution authorizing the Mayor to execute a contract extension with Denler Inc. in an amount not to exceed \$189,238.63 for the 2020 Crack Fill Program.

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

- h. Resolution - Approval of a resolution to enter into a contract with Allstate Tower, Inc. for the preparation and painting of the communication tower located at 1041 South Frontage Road in an amount not to exceed \$75,800.**

Mr. Dan Gombac, Director reported that this is approval for the preparation and painting of the tower. There was much discussion regarding the need to paint the tower. Mr. Gombac reported that the tower has not been painted in 25 years.

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

Alderman Belczak made a motion and it was seconded by Alderman Kenny approval of a resolution to enter into a contract with Allstate Tower, Inc. for the preparation and painting of the communication tower located at 1041 South Frontage Road in an amount not to exceed \$75,800.

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

- i. Resolution - Authorizing the Mayor to execute a contract with Berglund Construction Company for the foundation repairs consisting of waterproofing, and restoration of the Old Lace School in an amount not to exceed \$88,920.**

Mr. Dan Gombac, Director reported that this is a resolution for the foundation repairs of waterproofing and restoration of the Old Lace School. He reported that the waterproofing company that presented to the City did not submit a bid.

There was much discussion from the Committee regarding the Historical Society and fundraising efforts.

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

Alderman Belczak made a motion and it was seconded by Alderman Kenny approval of a resolution authorizing the Mayor to execute a contract with Berglund Construction Company for the foundation repairs consisting of waterproofing, and restoration of the Old Lace School in an amount not to exceed \$88,920.

Upon voice vote, THE MOTION CARRIED 2-0. Alderman Gustafson voted Nay.

- j. Resolution - Authorizing the purchase of two (2) Solar Speed Alert 18 Speed Limit Signs from Traffic Logix Corporation in an amount not to exceed \$5,598.**

Mr. Dan Gombac, Director reported that the City Council directed staff to implement Option No. 3 for the 67th Street and Clarendon Hills Road traffic signal warrant study as presented from Kenig, Lindgren, O'Hara, Aboona, Inc. (KLOA), traffic-engineering consultants.

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

Alderman Belczak made a motion and it was seconded by Alderman Kenny approval of a resolution authorizing the purchase of two (2) Solar Speed Alert 18 Speed Limit Signs from Traffic Logix Corporation in an amount not to exceed \$5,598.

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

- k. Resolution - Authorizing the Mayor to accept a proposal from Christopher B. Burke Engineering, Ltd. for the professional design services related to the Preparation of a Natural Area Conversion Plan for a City Owned Detention Basin Located at North West of 79th Street and Nantucket Drive at a not to exceed \$10,000.**

Mr. Dan Gombac, Director reported that over the last few years staff has been having difficulty mowing the turf basin. He reported that over the years sedimentation has collected within the basin and created a topography that hampers flow to the large storm sewer structures and residents adjacent to the basin have directed their sump pump discharges to the rear of their yards that naturally flow to the basin. Mr. Gombac reported that staff is recommending native plantings based on the soils and saturation. He reported that the Park District has done native plantings and been successful.

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

Alderman Kenny made a motion and it was seconded by Alderman Gustafson approval of a resolution authorizing the Mayor to accept a proposal from Christopher B. Burke Engineering, Ltd. for the professional design services related to the Preparation of a Natural

Area Conversion Plan for a City Owned Detention Basin Located at North West of 79th Street and Nantucket Drive at a not to exceed \$10,000.

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

- I. Resolution - Authorizing the Mayor to accept a proposal from Christopher B. Burke Engineering, Ltd. for the professional design services related to the Construction Layout Services for the geometrical reconfiguration of 67th Street-adjacent to the western leg of Clarendon Hills Road in an amount not to exceed \$10,000.**

Mr. Dan Gombac, Director reported that this is for approval to accept a proposal for the professional design services.

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

Alderman Belczak made a motion and it was seconded by Alderman Kenny for a resolution authorizing the Mayor to accept a proposal from Christopher B. Burke Engineering, Ltd. for the professional design services related to the Construction Layout Services for the geometrical reconfiguration of 67th Street-adjacent to the western leg of Clarendon Hills Road in an amount not to exceed \$10,000.

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

- m. Discussion – Space Study Allocation-Review and Concept Design Summary of the Professional Design Services by Tria Architecture for the Public Works Facility located at 1041 South Frontage Road.**

Mr. Tom Tria, Tria Architecture, Burr Ridge reported that Tria Architecture, Inc. performed a visual survey of the existing City of Darien Public Works Department Facility located at 1041 S. Frontage Road, Darien. He reported that he is familiar with the area and that the company has worked with many municipal clients.

Mr. Tria reported on the findings of the study. He reported that the facility and site is maximized in every aspect to house the current Public Works equipment inventory scattered amongst four locations in Darien. He further reported that much of the equipment inventory has been accounted for in the proposed design, however not all of the inventory can fit at this site and allows no room for any additional expansion.

Mr. Tria recommended that a major renovation of the existing facility is not financially prudent, and a new long-term location and facility should be reviewed to fulfill the current and future needs of the Darien Public Works Department.

Mr. Tria provided rendering of the facility to the committee. There was much discussion regarding the interior and exterior building renovations, site

improvements, building deficiencies including energy efficiency, ADA requirements, safety, truck flow, etc.

Mr. Tria presented costs to renovate as well as cost to build a new facility. He reported that they are presently working with New Lenox and Palos Hills and reported that Palos is building a new \$7.6 million facility.

Mr. Tria reported that new facility takes approximately 9 months versus renovating the existing building which would be completed in phases taking approximately 14-16 months.

Mr. Dan Gombac, Director reported that staff believes that there are certain logistics that can be handled off site and that the ideal time to start would be the end of February. He reported that Sterling Bay has expressed interest in the Public Works property and that staff has looked at available land on Frontage Road near the Village Greens.

Mayor Joseph Marchese stated that the Carmelites and Village Greens would not be in favor of a public works facility near that location. He questioned what the cost is to maintain the building.

Mr. Tria reported that the building has many deficiencies and that ADA requirements would have to be addressed. He further reported that there are safety issues and that the building is just not efficient.

Chairperson Belczak questioned how many hours are spent moving the trucks in and out.

Mr. Gombac estimated that moving the trucks around can be 45 minutes to 1.5 hours per day.

Mayor Marchese stated that the public needs to be informed on what is there now. He suggested having an open house every Saturday.

Mr. Gombac reported that minimal renovation will be approximately \$2.6 million.

The Committee recommended that staff investigate scheduling Open Houses at the facility and securing a broker to look at land opportunities and an appraisal of the current site.

- n. Resolution - Approval of a resolution authorizing the Mayor to execute a contract for the 2020 Street Maintenance project between the City of Darien and Schroeder Asphalt Paving, Inc. The following schedule of pricing: base bid - \$1,248,878.45; alternate 1 - patching - \$84,600.00; alternate 2 – aggregate shoulders - \$25,600.00; alternate 3 – 67th Street widening - \$69,259.50 for a total of \$1,428,337.95.**

Mr. Dan Gombac, Director reported that this is for approval authorizing a contract for the 2020 Street Maintenance Project.

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

Alderman Gustafson made a motion and it was seconded by Alderman Kenny approval of a resolution authorizing the Mayor to execute a contract for the 2020 Street Maintenance project between the City of Darien and Schroeder Asphalt Paving, Inc. The following schedule of pricing: base bid - \$1,248,878.45; alternate 1 - patching - \$84,600.00; alternate 2 – aggregate shoulders - \$25,600.00; alternate 3 – 67th Street widening - \$69,259.50 for a total of \$1,428,337.95.

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

- o. Resolution - Petitioner seeks approval of a resolution accepting the public improvements for the National Shrine to St. Therese campus.**

Mr. Dan Gombac, Director reported that this is the letter of credit for the one-year maintenance period.

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

Alderman Kenny made a motion and it was seconded by Alderman Belczak approval of a resolution accepting the public improvements for the National Shrine to St. Therese campus.

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

- p. Resolution - Preliminary approval authorizing the Mayor and City Clerk to execute a contract for the 2020 Roadside Ditch Maintenance Program between the City of Darien and Bisping Construction Company Inc. for the layout and replacement of storm sewer pipes and structures and grading in an amount of \$288,729.00 based on unit pricing.**

Mr. Dan Gombac, Director reported that this is last ditch projects on the books for the City. He reported that none of the roadways are scheduled for next year and that this will be discussed with the City Council

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

Alderman Belczak made a motion and it was seconded by Alderman Gustafson approval of a resolution for preliminary approval authorizing the Mayor and City Clerk to execute a contract for the 2020 Roadside Ditch Maintenance Program between the City of Darien and Bisping Construction Company Inc. for the layout and replacement of storm

sewer pipes and structures and grading in an amount of \$288,729.00 based on unit pricing.

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

q. **Minutes – December 23, 2019 Municipal Services Committee**

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

Alderman Gustafson made a motion and it was seconded by Alderman Kenny approval of the December 23, 2019 Municipal Services Committee Meeting Minutes.

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

DIRECTOR'S REPORT

a. **Emerald Ash Borer – Tree Trimming**

Mr. Dan Gombac, Director reported that staff has been doing additional research regarding the Emerald Ash Borer treatment. He reported that staff recommends continuing treatment since there has been significant money spent already. Mr. Gombac reported that staff will create an RFP for treatment.

NEXT SCHEDULED MEETING

Chairperson Belczak announced that the next meeting is scheduled for Monday, February 24, 2020.

ADJOURNMENT

With no further business before the Committee, Alderman Kenny made a motion and it was seconded by Alderman Gustafson to adjourn. Upon voice vote, THE MOTION CARRIED unanimously, and the meeting adjourned at 9:32 p.m.

RESPECTFULLY SUBMITTED:

Thomas Belczak
Chairman

Eric Gustafson
Alderman

Joseph Kenny
Alderman