

**MINUTES  
CITY OF DARIEN  
MUNICIPAL SERVICES COMMITTEE MEETING  
September 25, 2023**

**PRESENT:** Alderman Thomas Belczak-Chairman, Alderman Ted Schauer, Alderman Ralph Stompanato, Mayor Joseph Marchese, Dan Gombac – Director

**OTHER:** Mayor Joseph Marchese

**ABSENT:** None

**Establish Quorum**

Chairperson Thomas Belczak called the meeting to order at 6:01 p.m. at the City of Darien City Hall, 1702 Plainfield Road, Darien, Illinois. Chairperson Belczak declared a quorum present.

**Old Business**

There was no old business.

**New Business**

- a. Ordinance – Consideration to approve an ordinance amending the liquor code to eliminate an open, unused Class K liquor license.**

Mr. Dan Gombac, Director reported that Burrito Paradise is not renewing their liquor license opening an unused Class K liquor license.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato to approve an Ordinance amending the liquor code to eliminate an open, unused Class K liquor license.**

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

- b. 2023HEN-01 Answer Saleem (7510 Adams Street) - Petitioner seeks relief from City Code Sections 7-5-1(B)(5) and 7-5-1(B)(8) of the Chicken Ordinance to grant approval for an existing chicken coop and fence.**

Mr. Dan Gombac. Director reported that the petitioner seeks relief from City Code of the Chicken Ordinance to grant approval for an existing chicken coop to remain at 6 feet from the rear lot line and 19.2 feet from the northern side lot line instead of the required 20 feet. He reported that the petitioner also seeks approval to allow an existing perimeter fence to remain "open" chain-link style at a height of 5 feet instead of the required "solid" style 6 feet by ordinance.

The petitioner's daughter Noruul stated that she was speaking on her father's behalf stating that he intends to increase the height of the fence and that he has the materials but that her father has been unable to build.

Mr. Gombac reported that the petitioner could either provide slats for the fence that is presently there or remove the fence and build a 6" high solid fence. He stated that he would email Noorul for an opportunity to reply with a deadline date for completion.

Mr. Gombac reported that the adjacent neighbors were identified and were in support.

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

**Alderman Stompanato made a motion, and it was seconded by Alderman Schauer approval for an existing chicken coop and fence contingent of a solid fence pending petitioner deadline.**

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

**c. PZC2023-05 O'Brien (8408 Wilmette Avenue) – Petitioner seeks approval of a zoning text amendment and special use.**

Mr. Dan Gombac. Director reported that the subject property is located off Wilmette Avenue and contains a longstanding industrial building housing multiple tenants. He reported that the petitioner would occupy two of the existing tenant spaces totaling 4,000 square feet in floor area.

Mr. Gombac reported that the space is currently occupied by an auto repair/body shop, including a paint booth, which was authorized via a zoning text amendment and special use approved in 2016 with a condition tied to the approval requiring all auto repair activity and vehicles to be within the building. He reported that the petitioner has proposed adding motor vehicle sales on site and that the petitioner decided to submit for a text amendment to allow motor vehicles sales and a special use within the OR&I District.

Mr. Gombac reported that the PZC recommended motor vehicle sales only added as a special use in the OR&I District if done in conjunction with a garage for auto repair and

body shop and Special Use approval for motor vehicle sales within the Office, Research, and Light Industry (OR&I) Zoning District and that all display and storage must be within the enclosed building.

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

**Alderman Belczak made a motion, and it was seconded by Alderman Stompanato approval of a zoning text amendment and special use as recommended by the Planning and Zoning Commission.**

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

**d. Resolution - Authorizing the Mayor to enter into a contract agreement with Compass Minerals America, Inc., for the purchase of rock salt in an amount not to exceed \$54,817.00.**

Mr. Dan Gombac, Director reported that this is the annual contract for rock salt. He reported that staff is doing a better job utilizing deicing operations and that in five years a report should be available showing cost savings. He further reported that there is a 3% increase in pricing.

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato authorizing the Mayor to enter into a contract agreement with Compass Minerals America, Inc., for the purchase of rock salt in an amount not to exceed \$54,817.00.**

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

**e. Resolution - Authorizing for the required balance purchase of the 22/23 rock salt contract agreement with Morton Salt, Inc., in an amount not to exceed \$58,807.00.**

Mr. Dan Gombac, Director reported that as part of the joint contract the City has committed to receive up to 700 tons of salt. He reported that Pending winter conditions the department has the ability to take an additional 300 tons.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution authorizing for the required balance purchase of the 22/23 rock salt contract agreement with Morton Salt, Inc., in an amount not to exceed \$58,807.00.**

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

**f. Resolution - Authorizing the Mayor to execute an Intergovernmental Agreement with Center Cass School District #66 for the reimbursement of Rock Salt through the City's 2023/24 Rock Salt Agreement.**

Mr. Dan Gombac, Director reported that Center Cass School District #66 will be purchasing up to 40 and 8 tons of rock salt through the Intergovernmental Agreement.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of Resolution authorizing the Mayor to execute an Intergovernmental Agreement with Center Cass School District #66 for the reimbursement of Rock Salt through the City's 2023/24 Rock Salt Agreement.**

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

**g. Resolution - Authorizing the Mayor to execute an Intergovernmental Agreement with the Darien Park District for the reimbursement of Rock Salt through the City's 2023/24 Rock Salt Agreement.**

Mr. Dan Gombac, Director reported that the Darien Park District and Center Cass School District #66 will be purchasing up to 40 and 8 tons of rock salt through the Intergovernmental Agreement.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato Resolution - Authorizing the Mayor to execute an Intergovernmental Agreement with the Darien Park District for the reimbursement of Rock Salt through the City's 2023/24 Rock Salt Agreement.**

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

**h. Resolution - Authorizing Public Works Project FYE24-24376REGE for the storm water improvements for the Regency Drive Project total in an amount not to exceed \$371,000.**

Mr. Dan Gombac, Director reported that existing conditions during significant rain events causes roadway flooding to portions of Regency Grove Drive and Adams. He reported that the scope of the work includes limited storm sewer removal and adding storm sewer

infrastructure to significantly to reduce flooding within the roadways. He further reported that a residual amount of debris does deposit onto properties.

Mr. Gombac reported that an evaluation was completed by Christopher B. Burke Engineering for ponding concerns during intense rain event and to assist in alleviating the concern an additional storm sewer would be constructed along Regency Grove Drive easterly, then through a side yard where there is a Public Utility and Drainage Easement to the existing detention basin.

Mr. Gombac reported that the City of Darien was a recipient of the American Rescue Plan Act Grant, administrated through the County of DuPage, through an Intergovernmental Agreement with a grant match of 50% of the final project cost or a maximum \$190,000 based on the original project cost of \$380,000.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution authorizing Public Works Project FYE24-24376REGE for the storm water improvements for the Regency Drive Project total in an amount not to exceed \$371,000.**

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

- i. Resolution - Authorizing the Mayor to enter into a contract with J. Congdon Sewer and Water for the installation of storm sewer pipe and related structures for the Regency Grove Project, inclusive of the total project cost, at the submitted unit prices in an amount of \$96,750 pending final field quantities.**

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution authorizing the Mayor to enter into a contract with J. Congdon Sewer and Water for the installation of storm sewer pipe and related structures for the Regency Grove Project, inclusive of the total project cost, at the submitted unit prices in an amount of \$96,750 pending final field quantities. Upon voice vote, the MOTION CARRIED UNANIMOUSLY 3-0.**

- j. Motion - Authorizing a contingency, inclusive of the total project cost, in the amount of \$25,000 for unidentified infrastructure conflicts, residential side yard landscaping treatment and engineering.**

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution authorizing a contingency, inclusive of the total project cost, in the amount of \$25,000 for unidentified infrastructure conflicts, residential side yard landscaping treatment and engineering.**

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

**k. Resolution - Authorizing the purchase of four (4) Solar Speed Alert 18 Speed Limit Signs from All Traffic Solutions Incorporated in an amount not to exceed \$26,524.22.**

Mr. Dan Gombac, Director reported that the flashing speed limit signs are a proactive approach to further mitigate potential speeding. He reported that the signs would be strategically placed adjacent to 79th Street between Cass Ave and Sawyer Road; 2 eastbound 2 westbound. He further reported that the equipment would be purchased through the Sourcewell Purchasing Cooperative.

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

**Alderman Stompanato made a motion, and it was seconded by Alderman Schauer approval of a Resolution authorizing the purchase of four (4) Solar Speed Alert 18 Speed Limit Signs from All Traffic Solutions Incorporated in an amount not to exceed \$26,524.22.**

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

**I. Resolution - Authorizing the Mayor to execute an Intergovernmental Agreement between the County of DuPage and the City of Darien for limited traffic signal maintenance costs on Lemont Road-eastern leg of 83rd Street and the 87th Street-western leg.**

Mr. Dan Gombac, Director reported that the County of DuPage and the City has been reviewing and discussing the upcoming improvements for Lemont Road from 83rd Street to 87th Street. He reported that the County's policy is that the municipality is obligated to participate in up to 25% for the maintenance of the signals and the County will be responsible for energy costs and will be the lead agency to inspect and repair any deficiencies including emergency responses.

Mr. Gombac reported that staff anticipates annual maintenance cost to be approximately \$250 to \$500 per year and that the IGA states that in the future if it is determined by the

County that the traffic signals require modernization or reconstruction due to age, condition, etc. or if the County improves Lemont Road 83rd Street or at 87th Street, the parties agree to share the cost of the improvement to the traffic signals, including engineering, construction, construction engineering and/or land acquisition, in proportion to the number of approaches to the intersection maintained by the respective parties at the time of future improvements.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution authorizing the Mayor to execute an Intergovernmental Agreement between the County of DuPage and the City of Darien for limited traffic signal maintenance costs on Lemont Road-eastern leg of 83rd Street and the 87th Street-western leg.**

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

**m. Resolution - Approving the extension of a proposal from Shreve Services, Inc., for topsoil at the specified unit prices for various public works projects for a period of May 1, 2024 through April 30, 2025.**

Mr. Dan Gombac, Director reported that during the year the department requires the use of topsoil for landscape restoration for various Public Works projects, such as water main breaks, storm sewer replacements and ditching projects.

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

**Alderman Stompanato made a motion, and it was seconded by Alderman Schauer approval of a Resolution for the extension of a proposal from Shreve Services, Inc., for topsoil at the specified unit prices for various public works projects for a period of May 1, 2024 through April 30, 2025.**

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

**n. Resolution – Approving the extension of a proposal from XBE, LLC to provide trucking services relating to hauling waste generated from excavations for a period of May 1, 2024 through April 30, 2025.**

Mr. Dan Gombac, Director reported that throughout the year the department generates waste from various Public Works projects, such as water main breaks, valve and hydrant replacements, landscape restorations and drainage projects. He reported that the waste is

temporarily stored at the Public Works facility and requires removal which is hauled to a local landfill.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution for the extension of a proposal from XBE, LLC to provide trucking services relating to hauling waste generated from excavations for a period of May 1, 2024 through April 30, 2025.**

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

- o. Resolution - Accepting a proposal from Route 66 Asphalt Company for bituminous products as required for various Public Works projects at the specified unit pricing.**

Mr. Dan Gombac, Director reported that during the year the department removes and replaces various storm sewers and culvert pipes across driveway aprons and roadways for various Public Works projects.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution accepting a proposal from Route 66 Asphalt Company for bituminous products as required for various Public Works projects at the specified unit pricing.**

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

- p. Resolution - Accepting a proposal from Landworks Ltd., at the schedule of prices for the placement of topsoil and for the purchase and placement of fertilizer and sod for landscape restoration services for a period of May 1, 2024 through April 30, 2025.**

Mr. Dan Gombac, Director reported that during the year the department requires the services of a landscaper to complete larger restoration projects from various Public Works projects, such as water main breaks, storm sewer and ditching projects. He reported that the City provides topsoil to the proposed vendor, and the vendor would be required to grade the topsoil based on the cubic yards provided and would be required to purchase the sod, fertilizer, and placement of the sod.

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



**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution accepting a proposal from Landworks Ltd., at the schedule of prices for the placement of topsoil and for the purchase and placement of fertilizer and sod for landscape restoration services for a period of May 1, 2024 through April 30, 2025.**

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

- q. Resolution - Authorizing to extend a proposal from 119th St Materials for tipping and transfer fees at the proposed unit prices for certain generated waste from various Public Works Projects.**

Mr. Dan Gombac, Director reported that this resolution authorizes the extension of a proposal from 119th St Materials for tipping and transfer fees at the proposed unit prices for certain generated waste from various Public Works Projects.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution - Authorizing to extend a proposal from 119th St Materials for tipping and transfer fees at the proposed unit prices for certain generated waste from various Public Works Projects.**

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

- r. Resolution - Accepting a proposal to extend prices from M & J Asphalt Paving Company, Inc., for the removal and replacement of bituminous aprons and road patches at the proposed unit pricing as required for various Public Works projects for a period of May 1, 2024 through April 30, 2025.**

Mr. Dan Gombac, Director reported that this resolution is for a proposal to extend prices from M & J Asphalt Paving Company, Inc., for the removal and replacement of bituminous aprons and road patches at the proposed unit pricing as required for various Public Works projects for a period of May 1, 2024 through April 30, 2025.

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

**Alderman Stompanato made a motion, and it was seconded by Alderman Schauer approval of a Resolution Accepting a proposal to extend prices from M & J Asphalt Paving Company, Inc., for the removal and replacement of bituminous aprons and road patches at the proposed unit pricing as required for various Public Works projects for a period of May 1, 2024 through April 30, 2025.**

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

- s. Resolution – Authorizing the purchase of one (1) new 2024 Peterbilt Model 548 cab and chassis, to replace unit 103, from JX Truck Center, an amount not to exceed \$130,730.23.**

Mr. Dan Gombac, Director reported that this is for approval of a resolution authorizing the purchase of one (1) new 2024 Peterbilt Model 548 cab and chassis, to replace unit 103, from JX Truck Center, an amount not to exceed \$130,730.23.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution authorizing the purchase of one (1) new 2024 Peterbilt Model 548 cab and chassis, to replace unit 103, from JX Truck Center, an amount not to exceed \$130,730.23.**

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

- t. Resolution - Accepting a proposal from Monroe Truck Equipment for the purchase of a dump body, snow plow equipment package, lighting accessories, and hydraulic controls, for the 2024 Peterbilt Model 548, in an amount not to exceed \$172,911.00.**

Mr. Dan Gombac, Director reported that this resolution is for approval accepting a proposal from Monroe Truck Equipment for the purchase of a dump body, snow plow equipment package, lighting accessories, and hydraulic controls, for the 2024 Peterbilt Model 548, in an amount not to exceed \$172,911.00.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution accepting a proposal from Monroe Truck Equipment for the purchase of a dump body, snow plow equipment package, lighting accessories, and hydraulic controls, for the 2024 Peterbilt Model 548, in an amount not to exceed \$172,911.00.**

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

- u. Resolution – Authorizing the purchase of one (1) new 2024 Peterbilt Model 548 cab and chassis with Monroe body, to replace unit 109, from Monroe Truck Equipment, in amount not to exceed \$6,321.00.**

Mr. Dan Gombac, Director reported that the new Peterbilt truck was approved for replacement in May of 2021. He reported that truck inventory continues to be nonexistent and production has not returned to full capacity since the pandemic.

Mr. Gombac reported that Peterbilt reached out to their distributors and informed them that the 348 was no longer in production and is being replaced with Model 548 and that due to the change in production, this was presented to City Council and approved at the August 21, 2023 meeting.

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

**Alderman Stompanato made a motion, and it was seconded by Alderman Schauer approval of a Resolution authorizing the purchase of one (1) new 2024 Peterbilt Model 548 cab and chassis with Monroe body, to replace unit 109, from Monroe Truck Equipment, in amount not to exceed \$6,321.00.**

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

**v. Resolution – Authorizing the purchase of one (1) new 2024 Peterbilt Model 548 cab and chassis, to replace unit 110, from JX Truck Center, an amount not to exceed \$130,744.23.**

Mr. Dan Gombac, Director reported that this is for approval of a resolution authorizing the purchase of one (1) new 2024 Peterbilt Model 548 cab and chassis, to replace unit 110, from JX Truck Center, an amount not to exceed \$130,744.23.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution authorizing the purchase of one (1) new 2024 Peterbilt Model 548 cab and chassis, to replace unit 110, from JX Truck Center, an amount not to exceed \$130,744.23.**

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

**w. Resolution - Accepting a proposal from Monroe Truck Equipment for the purchase of a dump body, snow plow equipment package, lighting accessories, and hydraulic controls, for the 2024 Peterbilt Model 548, in an amount not to exceed \$190,201.00.**

Mr. Dan Gombac, Director reported that this is approval of a resolution accepting a proposal from Monroe Truck Equipment for the purchase of a dump body, snow plow equipment

package, lighting accessories, and hydraulic controls, for the 2024 Peterbilt Model 548, in an amount not to exceed \$190,201.00.

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

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of a Resolution accepting a proposal from Monroe Truck Equipment for the purchase of a dump body, snow plow equipment package, lighting accessories, and hydraulic controls, for the 2024 Peterbilt Model 548, in an amount not to exceed \$190,201.00.**

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

**x. Minutes – August 21, 2023 Municipal Services Committee**

**Alderman Schauer made a motion, and it was seconded by Alderman Stompanato approval of the August 21, 2023, Municipal Services Committee Meeting Minutes.**

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

### **DIRECTOR'S REPORT**

Mr. Dan Gombac, Director reported that the pedestrian signals at Hinsdale South were activated and that Community Park will be powered by the end of the week. He reported that ComEd will be replacing a pole and that there will be interruptions. He further reported that display boards will be up to warn residents that the signals will be affected.

Mr. Gombac reported that he is preparing a holiday theme around Cass and Plainfield with holiday lighting and decorations along with Santa and a trolley to take residents around. He reported that he will collaborate with the Lions Club.

### **NEXT SCHEDULED MEETING**

Chairperson Tom Belczak announced that the next meeting is scheduled for Monday, October 23, 2023.

### **ADJOURNMENT**

**With no further business before the Committee, Alderman Schauer made a motion, and it was seconded by Alderman Stompanato to adjourn. Upon voice vote, THE MOTION CARRIED unanimously, and the meeting adjourned at 7:28 p.m.**

**RESPECTFULLY SUBMITTED:**

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**Thomas Belczak**  
**Chairman**

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**Ted Schauer**  
**Alderman**

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**Ralph Stompanato**  
**Alderman**