

**AGENDA**  
**Municipal Services Committee**  
**June 25, 2018**  
**6:30 p.m.**

- 1. Call to Order & Roll Call**
- 2. Establishment of Quorum**
- 3. New Business**
  - a. **PZC 2018-04: 6926 Crest Road:** Petitioners seek approval of a variation to the Darien Zoning Code for side yard setback for a proposed attached garage to their home at 6926 Crest Road.
  - b. **Resolution** - Accepting a quote from Allied Door Inc. to remove existing overhead door, modify header and install a new garage door and controller at the Public Works Water Plant located at 1930 Manning Road at a cost not to exceed \$10,618.16.
  - c. **Minutes – May 29, 2018** Municipal Services Committee
- 4. Director's Report –**
- 5. Next scheduled meeting – July 23, 2018**
- 6. Adjournment**

**AGENDA MEMO**  
**MUNICIPAL SERVICES COMMITTEE**  
**June 25, 2018**

**Case**

PZC 2018-04      6926 Crest Road      (Salverredy)

**Issue Statement**

Petitioners seek approval of a variation to the Darien Zoning Code for side yard setback for a proposed attached garage to their home at 6926 Crest Road.

**General Information**

|                                |  |
|--------------------------------|--|
| Petitioners / Property Owners: | Julio and Rachel Salverredy  |
| Property Location / PIN#:      | 6926 Crest Road / 09-23-309-020                                      |
| Zoning / Land Use:             | Site: R-2 / single-family residence                                  |
|                                | West, North, South: R-2 / single-family residence                    |
|                                | East: B-3 Willowbrook / restaurant                                   |
| Comprehensive Plan:            | Future Land Use: Low Density Residential                             |
| Size of Subject Lot:           | 75 feet wide at front by 200 feet deep average<br>17,084 square feet |
| Natural Features:              | Relatively flat with trees in front and back of lot                  |
| Transportation:                | Driveway between former garage and street                            |

**Zoning Provisions**

Section 5A-7-2-6(A): Interior side yard 10 feet minimum

**Development History and Proposal**

After the Petitioners purchased house, they obtained permits for; pool deck and fence in 2012, conversion of attached garage to 2 story home addition and a new detached garage (which was not built) in 2014, and a deck in 2017. The house is now 17.5 feet from south side property line. Proposed garage attached to house would be 12.5 feet wide by 23 feet deep, which would be 5 feet from the south side property line, where 10 feet setback is otherwise required.

**Petitioner Documents** (attached to this memo)

1. Petition
2. Plat of Survey
3. 2018 Plan for garage
4. Finding of fact statement

**Staff Documents** (attached to this memo)

5. Photo – aerial of neighborhood
6. Photos – driveway and southwest corner of house
7. 2014 Plan for garage and home addition
8. Modified Plat
9. City Variation Authority and Standards
10. State Variation Conditions

**Staff Plan Review**

The attached aerial photo shows other houses nearby that have similar narrow lots and narrow side setbacks that have detached garages behind the house. A Modified Plat was prepared by staff that estimates how all the planned improvements fit on the property, including;

- Former attached garage that was converted to living space in 2014
- Detached garage permitted in 2014 but not built
- Deck built in 2017
- Proposed attached garage that is the subject of this variation request.

**Public Hearing 6.6.18**

The Petitioners provided a written finding-of-fact. The PZC members took issue with several statements, including;

- There would be some impact on neighbor by having the Petitioner’s new two-story addition within five feet of the single family lot to the south.
- The hardship of having a 17.5 foot side yard where they would like to build new garage was self-imposed when they converted their former garage into living space.
- It appears possible to locate an attached garage at the rear of the house that would conform to code and not require the removal or reduction of the shed and deck.

The Petitioner’s testified that the reason they converted the former garage to living space and why they now want to build an attached garage is that the wife has a medical condition that limits her ability to walk outside to their car. It was questioned whether such medical condition would be sufficient basis for a zoning variation, because;

- Subsequent owners of this property may not have a similar medical condition but the garage with the reduced setback would be in place.
- If neighbor(s) with similar medical condition were granted a similar variation, it could result in two houses 10 feet apart.
- It appears possible to locate an attached garage at the rear of the house that could accommodate the Petitioner’s desire to not walk outside to access car.

Petitioner was asked if they wanted a chance to work with their architect to study the feasibility of locating garage at the rear of the house and they declined.

The PZC voted 5-2 to approve variation based on a finding that the medical condition being a unique circumstance per State Variation Condition #2.

**Meeting Schedule**

|                                 |               |
|---------------------------------|---------------|
| Planning and Zoning Commission: | June 6, 2018  |
| Municipal Services Committee:   | June 25, 2018 |
| City Council:                   | July 2, 2018  |

CITY OF DARIEN, ILLINOIS, Community Development Department

Variation/Special Use/Rezoning petition to the Mayor and City Council of the City of Darien:

|                |             |
|----------------|-------------|
| Staff Use Only |             |
| Case No.:      | PZC 2018-04 |
| Date Received: | 4/20/18     |
| Fee Paid:      | \$360.      |
| Check No.:     | -           |
| Hearing Date:  | 6/6/18      |

PETITIONER INFORMATION

JULIO SALVETREDO  
Petitioner's Name

JULIO & RACHEL SALVETREDO  
Owner's Name

JULIO SALVETREDO  
Contact Name

6926 CREST RD DARIEN IL 60561  
Address, City, State, Zip Code

6926 CREST RD DARIEN IL 60561  
Address, City, State, Zip Code

(630) 465-1561 & (630) 908-9887  
Phone #

(630) 465-1561  
Phone #

RSALVETREDO@CENTRALDECAL.COM  
Email

Fax # NR

JULIOSALVETREDO@YAHOO.COM  
Email

PROPERTY INFORMATION

6926 CREST RD DARIEN IL 60561  
Property address

17,084 Square Feet  
Acreage

09-23-309-020  
PIN(s)

R-2  
Zoning

Provide legal description on a separate sheet and attach, such as the plat of survey.

REQUEST

Brief description of the request(s):

- Variation
- Simple Variation
- Special Use
- Rezoning

NEW WOOD FRAMED SINGLE STORY GARAGE, ASKING FOR A 5 FEET VARIATION

I, JULIO SALVETREDO, do hereby certify that I am the owner of record (or one of the owners of record or the attorney for the owners of record of the aforesaid described property) and I hereby make application as such.

[Signature]  
Signature

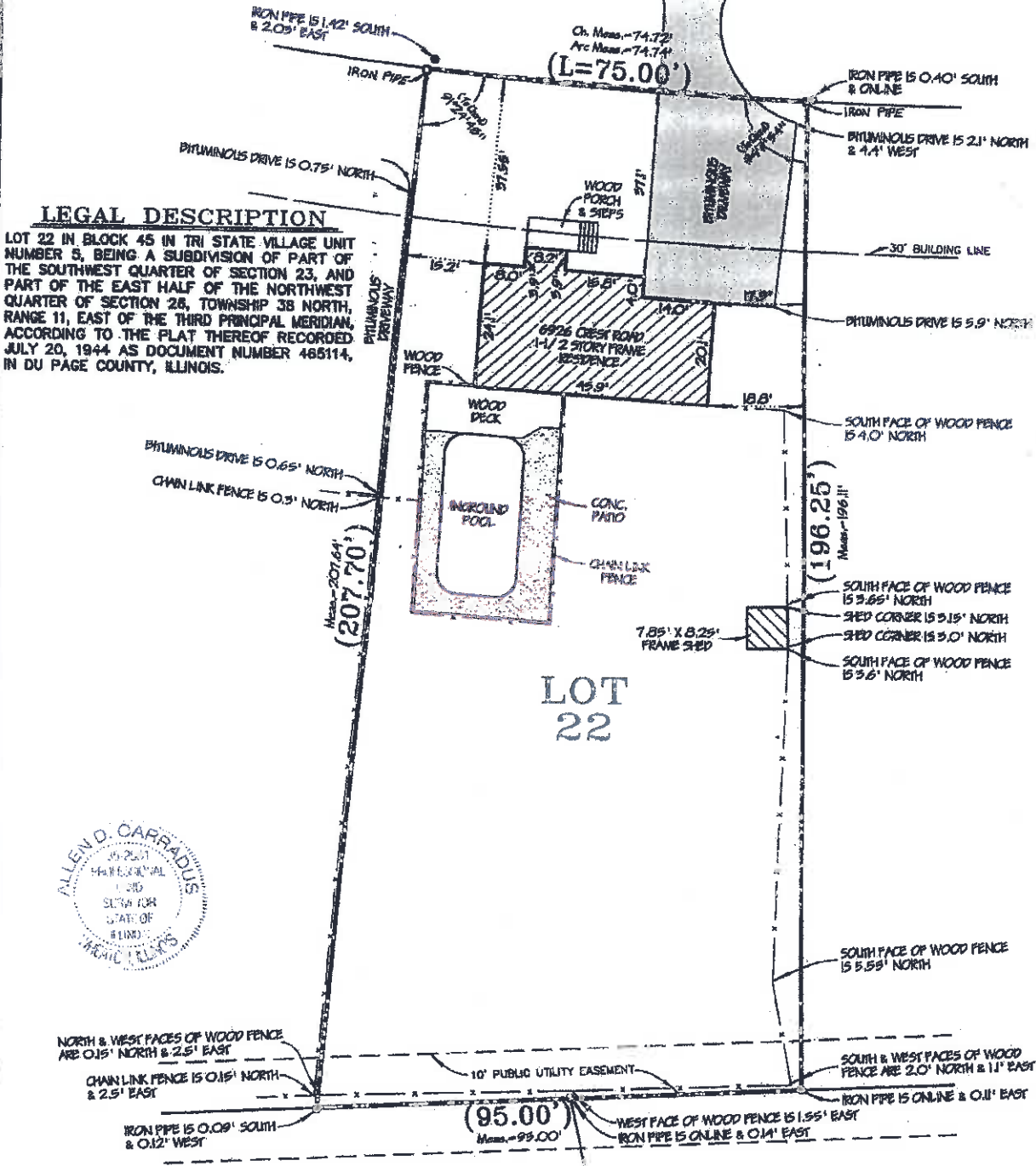
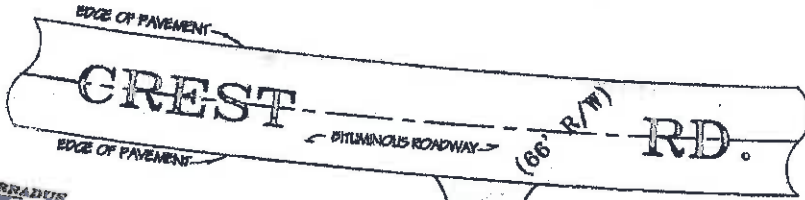
Subscribed and sworn to before this 18th day of April, 2018

[Signature]  
Notary Public



# PLAT OF SURVEY

**LEGEND**  
 Monumentation Found  
 Monumentation Set  
 (P.S. 35-2007)  
 Natural Obstruction  
 Fence Line



**ALLEN D. CARRADUS AND ASSOCIATES**  
 Residential & Commercial Land Surveying Services  
 108 W. Liberty Drive, Wheaton, Illinois 60187  
 (630) 588-0416 (Fax) 633-7682

PROJECT FOR: **FREEDMAN, ANSELMO, LINDBERG & RAPPE**

DATE OF FIELD WORK: 04/30/07  
 SCALE: 1" = 20'  
 PLAT NO: 245-13  
 PROJECT NO: 19158

SIGNED AND SEALED AT WHEATON, ILLINOIS THIS 30th DAY OF April, A.D. 2007  
 BY Allen D. Carradus ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 35-2581  
 MY LICENSE EXPIRES NOVEMBER 30, 2008.

# SALVERREDY RESIDENCE

6926 Crest Road  
 Darien, Illinois 60561

## GENERAL NOTES

CONTRACTORS SHALL OBTAIN ALL PERMITS, BONDS, LICENSES, ETC. AS REQUIRED AND FOLLOW ALL LOCAL, STATE, AND FEDERAL CODES AND ORDINANCES.

ALL STRUCTURAL REVISIONS SHALL BE ADVISED AND APPROVED BY THE ARCHITECT PRIOR TO ANY WORK PROCEEDING.

ALL NEW MEMBERS SHALL BE FINISHED WITH 1/2" PLYWOOD PLATE, UNLESS OTHERWISE NOTED. REINFORCE CASTING SHOULD BE SHOWN.

ALL FINISH LUMBER SHALL BE STRUCTURAL GRADE #2 PFD FOR (2) (200 min.)

CONCRETE SHALL ATTAIN 3000 PSI IN 28 DAYS

FOOTINGS SHALL BE SET ON OR ANY CRUSHED, LOOSE, OR FILL MATERIAL. FOOTINGS SHALL BEAR ON UNDISTURBED SOIL WITH A MINIMUM BEARING CAPACITY OF 2000 S.F.T. AND BE A MIN. 18" BELOW GRADE. GENERAL CONTRACTOR AND/OR EXISTING CONTRACTOR TO VERIFY THAT SOIL CAPACITY IS A MIN. OF 2000 P.S.F. PRIOR TO STARTING WORK. CONTRACTOR TO NOTIFY ARCHITECT AND OWNER OF ANY DISCREPANCIES PRIOR TO STARTING ANY WORK.

ALL TRADES SHALL VERIFY THE SETS PRIOR TO WORK PROCEEDING. CONTRACTORS SHALL NOTIFY THE ARCHITECT OF ANY DISCREPANCIES PRIOR TO ANY WORK PROCEEDING.

ALL COLORS, FINISHES AND MATERIALS USED SHALL BE APPROVED BY THE OWNER PRIOR TO ORDERING SAME PLACES.

ELECTRICAL CONTRACTOR SHALL VERIFY THE EXISTING ELECTRICAL SYSTEM AND PANEL TO ACCOMMODATE THE NEW WORK AND/OR CHANGE. CONTRACTOR TO PROVIDE ALL MATERIAL AND LABOR AS REQUIRED TO COMPLETE ALL WORK.

MECH. CONTRACTOR SHALL VERIFY THE EXISTING HEATING AND COOLING SYSTEM TO ACCOMMODATE THE NEW WORK AND/OR CHANGE. CONTRACTOR TO PROVIDE ALL MATERIAL AND LABOR AS REQUIRED TO COMPLETE ALL WORK. THE EXISTING SYSTEM TO REMAIN AS IS, UNLESS NOTED.

PLUMBING CONTRACTOR SHALL VERIFY THE EXISTING PLUMBING SYSTEM TO ACCOMMODATE THE NEW WORK AND/OR CHANGE. THE PLUMBING CONTRACTOR SHALL FIELD VERIFY THE SIZE OF THE EXISTING PLUMBING (PIPE SIZES) PRIOR TO PROVIDING AND INSTALL THE NEW WATER SERVICE. PLUMBING CONTRACTOR TO PROVIDE ALL MATERIAL, EQUIPMENT, AND LABOR AS REQUIRED.

NO NEW SCALE DRAWINGS.

ALL DRAWINGS TO BE AIA MARKS

FOOTING - SET TO FINISH MATERIALS AS ALL WALLS AND DECKING TO SCALE AT A LEVEL OF 15.75 FEET ON CLEAR AND BY TOP OF FOOTING AND WALL.

CONTRACTOR TO OBTAIN AND FOLLOW THE INSTALLATION DETAILS AND MODIFICATIONS FOR ALL MANUFACTURED PRODUCTS AS CALLED FOR IN THE MANUFACTURER'S SPECIFICATIONS.

## INDEX OF DRAWINGS

### ARCHITECTURAL

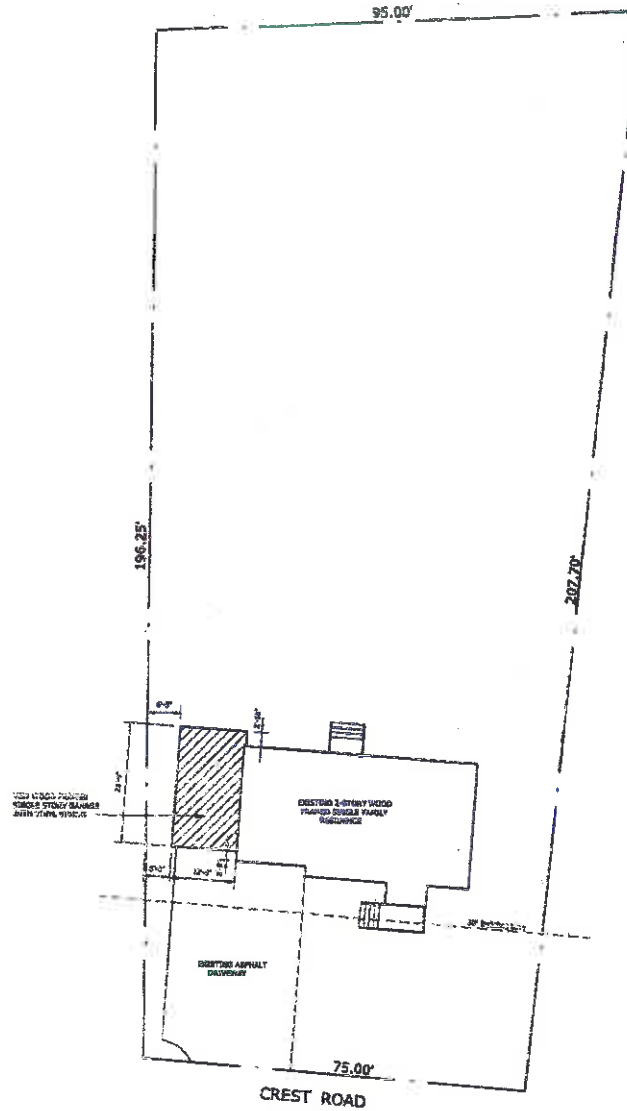
- T-1 GENERAL NOTES, SITE PLAN
- A-1 GARAGE PLAN
- A-2 EXTERIOR ELEVATIONS

### CODES:

- 2012 INTERNATIONAL RESIDENTIAL CODE W/ AMENDMENTS
- 2012 NATIONAL ELECTRIC CODE W/ AMENDMENTS
- 2004 ILLINOIS STATE PLUMBING CODE W/ AMENDMENTS
- 2012 INTERNATIONAL MECHANICAL CODE W/ AMENDMENTS
- 2012 INTERNATIONAL PROPERTY MAINTENANCE CODE

## PROJECT DATA

| 2010 - 1-3            |               |
|-----------------------|---------------|
| CREATED LOT AREA      | SQ. FT.       |
| EXISTING FIRST FLOOR  | 1,433 SQ. FT. |
| EXISTING SECOND FLOOR | 236 SQ. FT.   |
| NEWSE ADDITION        | 557 SQ. FT.   |
|                       |               |
|                       |               |
|                       |               |



1 SITE PLAN  
 1/16" = 1'-0"

CALL I.U.I.E. @ 1-800-892-8123  
 48 HOURS BEFORE YOU DIG.

## SALVERREDY RESIDENCE

2 STORY ADDITION W/ GARAGE

6926 Crest Road  
 Darien, Illinois 60561

## CAPITAL ARCHITECTS, LLC

PLANNING & DESIGN

223 Frederick Street  
 Wood Dale, IL 60191  
 Tel: (847) 203-1125

I HEREBY CERTIFY THAT THESE DRAWINGS DO NOT REPRESENT WORK FOR WHICH I AM NOT LICENSED AND TO THE BEST OF MY KNOWLEDGE AND BELIEF THEY COMPLY WITH ALL CODES AND ORDINANCES OF JURISDICTION.

DATE: 05/04/10  
 ILLINOIS LICENSE NO. 061-01700  
 EXPIRES 11/10

Project No: 1408-1

ISSUED FOR REVIEW: 3-22-10  
 No. \_\_\_\_\_ Date \_\_\_\_\_

Sheet Title:  
**GENERAL NOTES,  
 SITE PLAN**

Sheet No:  
**T-1**



**SALVERREDY  
RESIDENCE**

2 STORY ADDITION BY GARAGE

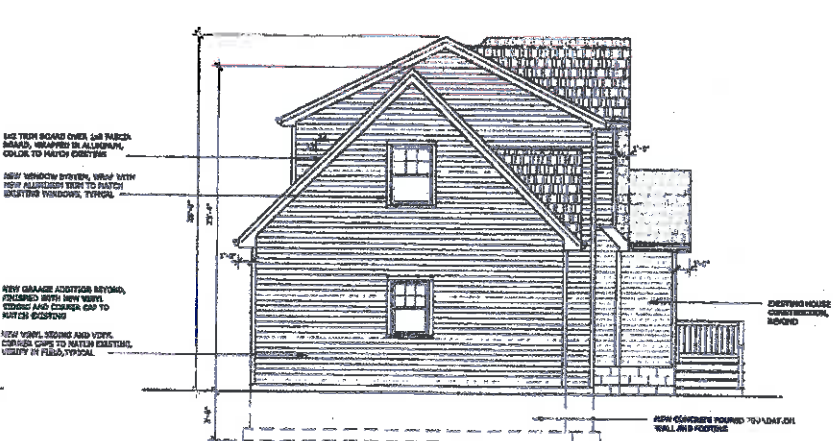
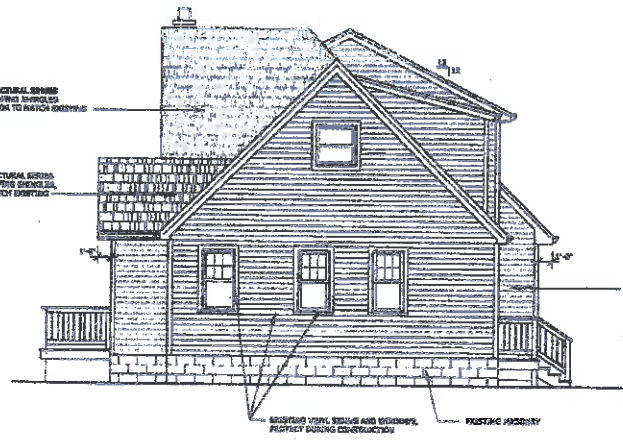
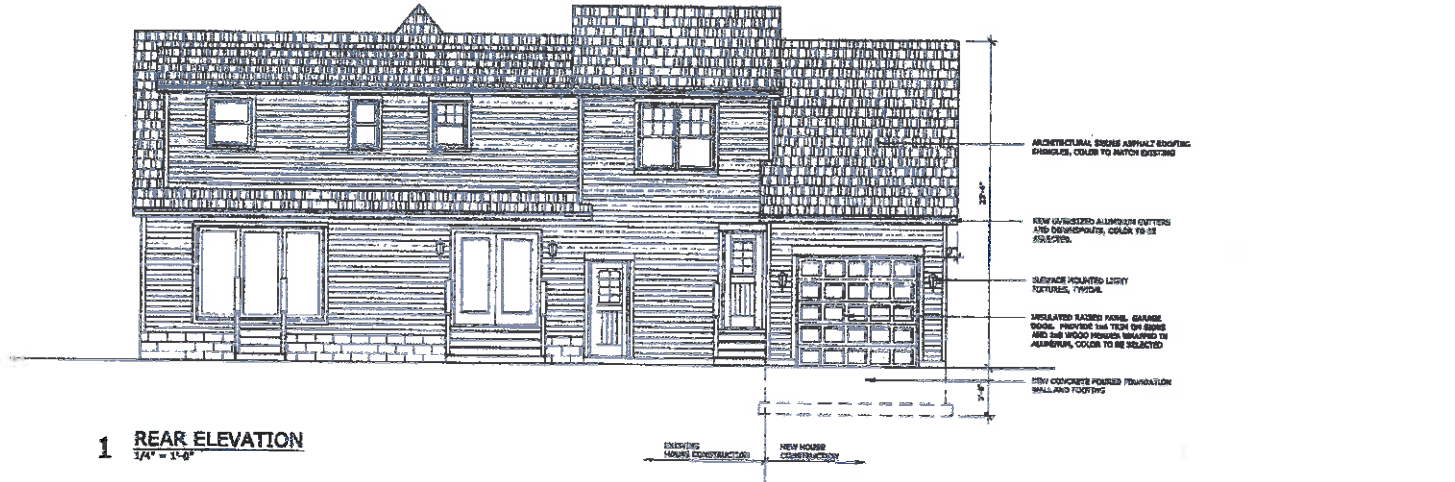
6226 Crest Road  
Darien, Illinois 60551

**CAPITAL  
ARCHITECTS, LLC**

PLANNING & DESIGN

223 Frederick Place  
Wood Dale, IL 60191

Phone: (630) 308-3322



Project No. **1408-1**

|  |  |
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|  |  |

DATE FOR REVIEW: 3-22-22

BY:      DATE:     

Sheet Title: **EXTERIOR ELEVATIONS**

Sheet No. **A-2**

**SALVERREDY  
RESIDENCE**

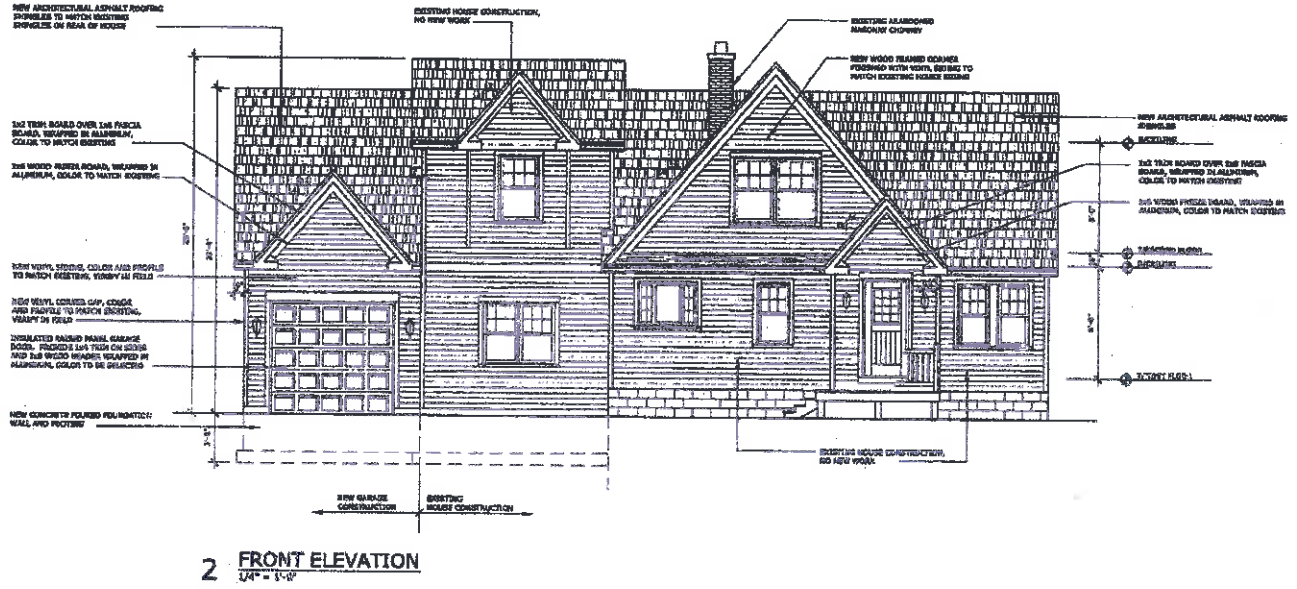
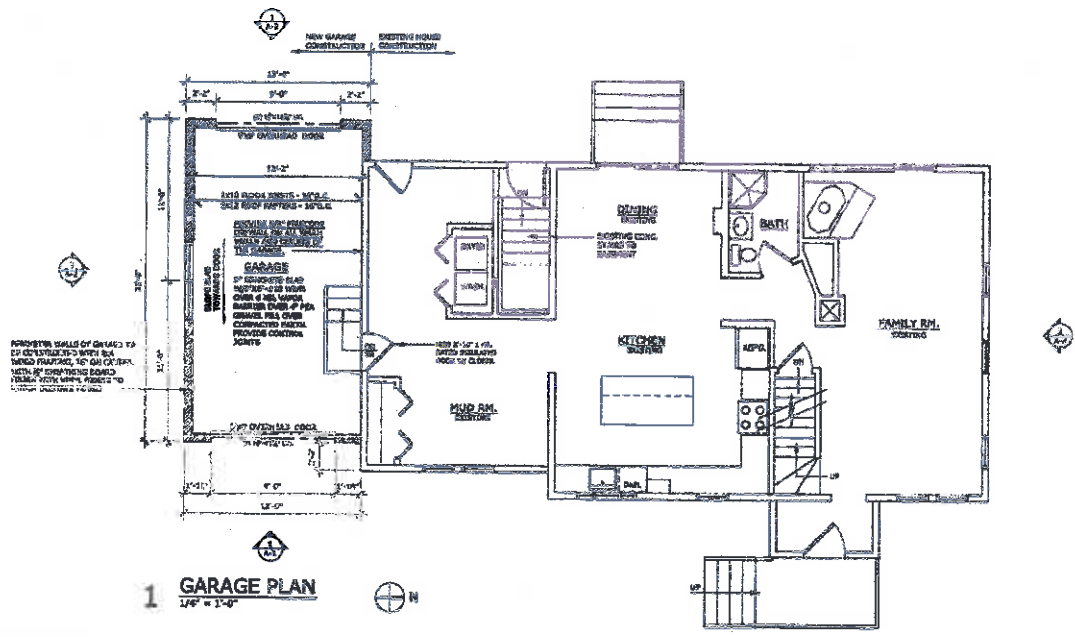
2 STORY ADDITION W/ GARAGE

4916 Crisp Road  
Dunwoody, GA 30346

**CAPITAL  
ARCHITECTS, LLC**

PLANNING & DESIGN

223 Frederick Place  
Wood Dale, IL 60191  
Tel: (630) 238-1158



Project No: **1408-1**

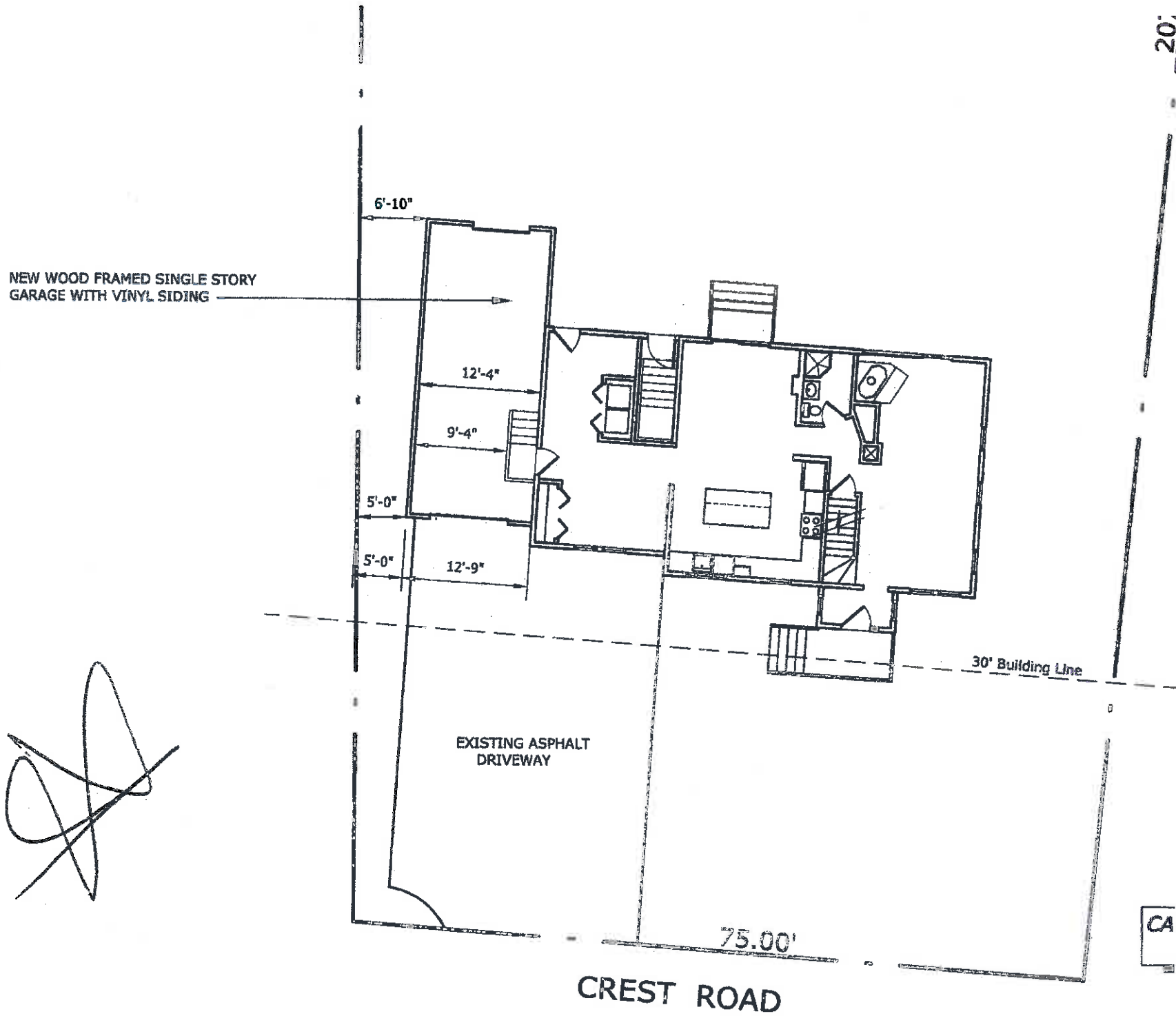
|                |                 |
|----------------|-----------------|
| DATE: 05-28-22 | BY: [Signature] |
| DESCRIPTION:   | DATE:           |

Sheet Title:  
**GARAGE PLAN  
FRONT ELEVATION**

Sheet No:  
**A-1**



NEW WOOD FRAMED SINGLE STORY  
GARAGE WITH VINYL SIDING



CA

# Petitioner's Finding of Fact

## Zoning Code Section 5A-2-2-3 (G) : Standards

1. The purpose of this variation is not based on desire to increase financial gain, but to create more living space. The addition will be closely matched to current dwelling and will not change the character to the property.
2. There would not be any effects on the neighboring properties for the building area is set back on lot and the overall value of property will be improved.
3. The alleged need for variation is solely requested by the owners of property which recently turned the existing garage into living space and built a deck out by pool. All in which add value to the home.
4. The proposed variation will not impair any supply of light or air in adjacent property and is far set back from public street.
5. The proposed variation will not change or alter the general character of the neighborhood and will match the current dwelling.

## Sections 11-13-4 and 11-13-5 : Variations

1. We are unable to build our garage up to current code because there is not enough space from end of house to property line to fit the width of a one car attached garage.
2. We are aware that other homeowners in our area have chosen to set a detached garage in the rear of their yard. This would not work for our property because we have an existing deck that would interfere with the drive way and the existing shed would have to be removed.
3. If variation is granted the garage will be the same siding and color and blend right into current dwelling, not changing the character.

ArcGIS Web Map

DuPage Web Mapping Application - DuPage County, Illinois



DuPage County  
Information Technology Department  
GIS Division  
421 N County Farm Rd.  
Wheaton, IL 60187  
Ph# (630)407-5000  
Email: [gis@dupageco.org](mailto:gis@dupageco.org)

DuPage Maps Portal:  
<http://dupage.maps.arcgis.com/home>

DuPage County, Illinois Web Site:  
[www.dupageco.org](http://www.dupageco.org)



This map is for assessment purposes only.

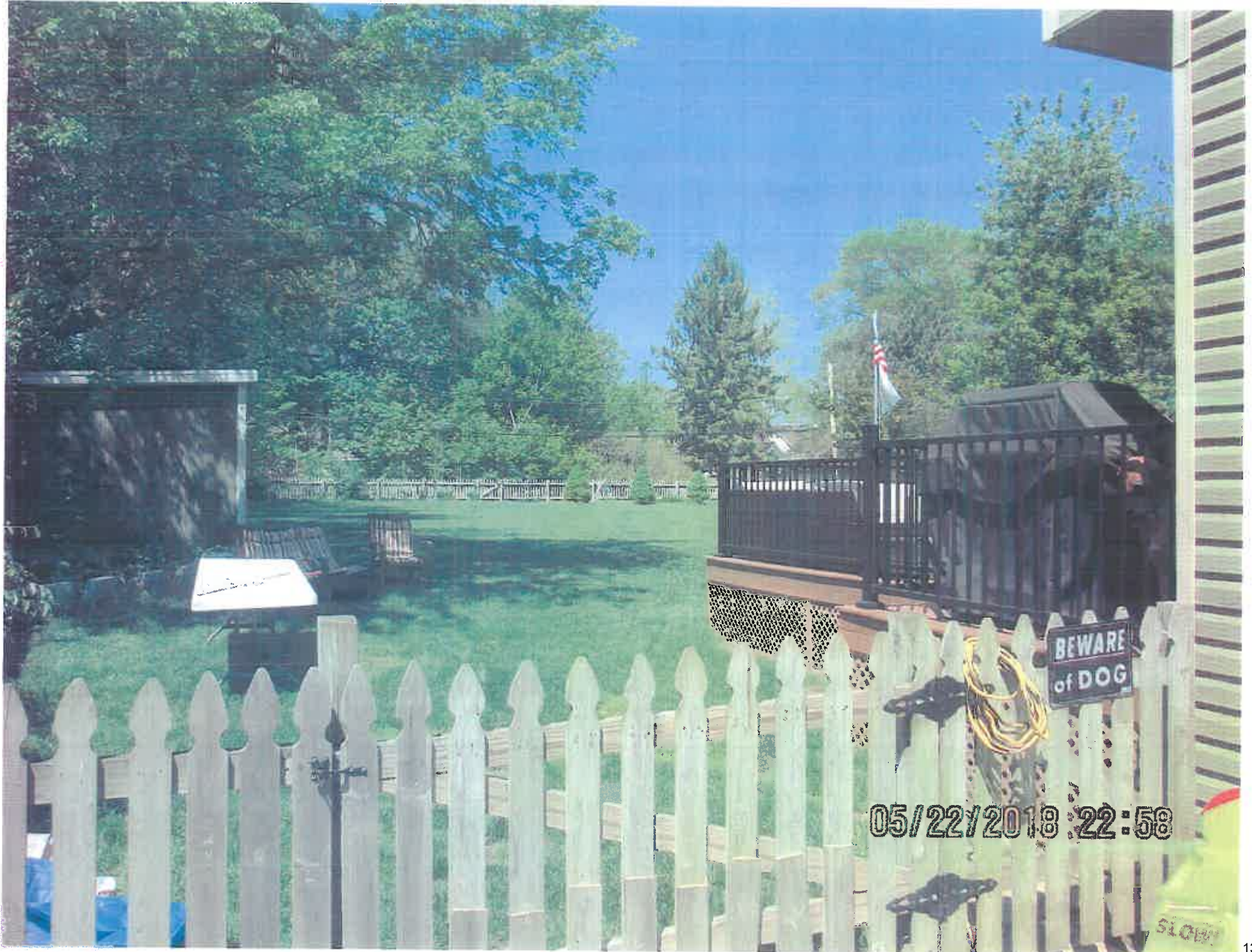
Copyright DuPage 2017





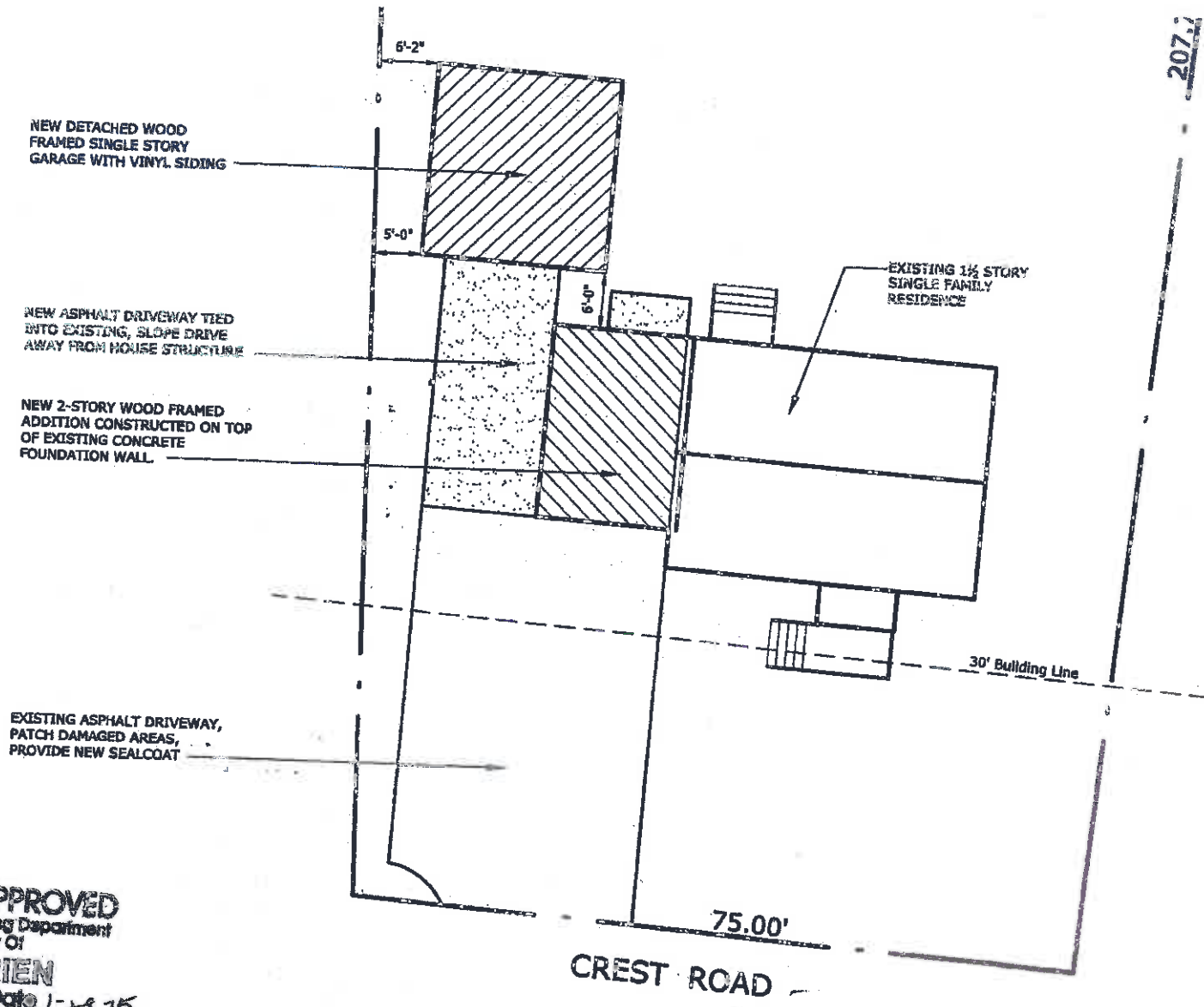
05/22/2018 22:57







# 2014 Plan for Garage and House Addition



PLANS APPROVED  
Building - Zoning Department  
City of

DARIEN

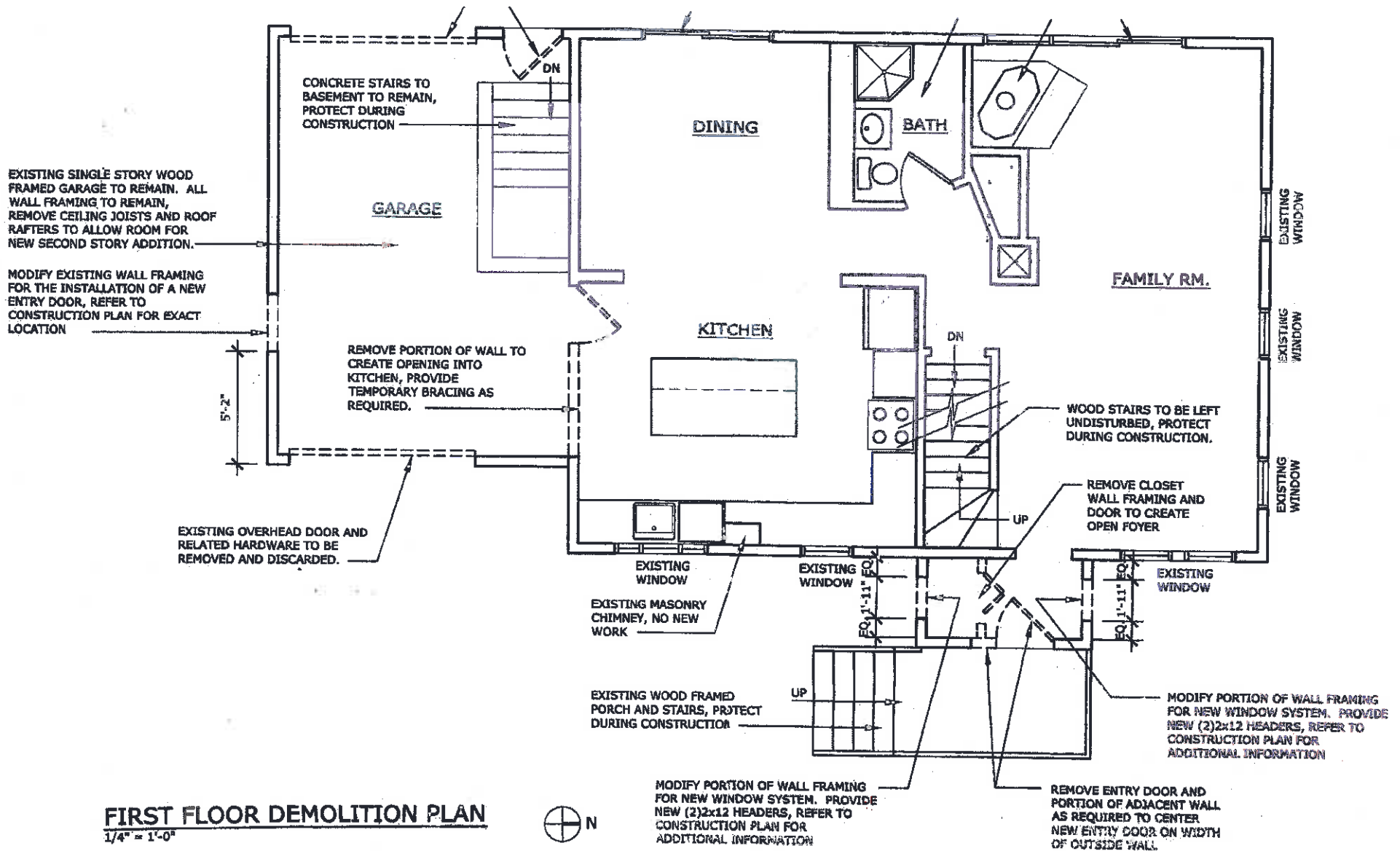
By Dyn Date 1-28-15  
PERMIT # 14-803

REVISED PLANS 4.11.15

1

SITE PLAN  
1/16" = 1'-0"

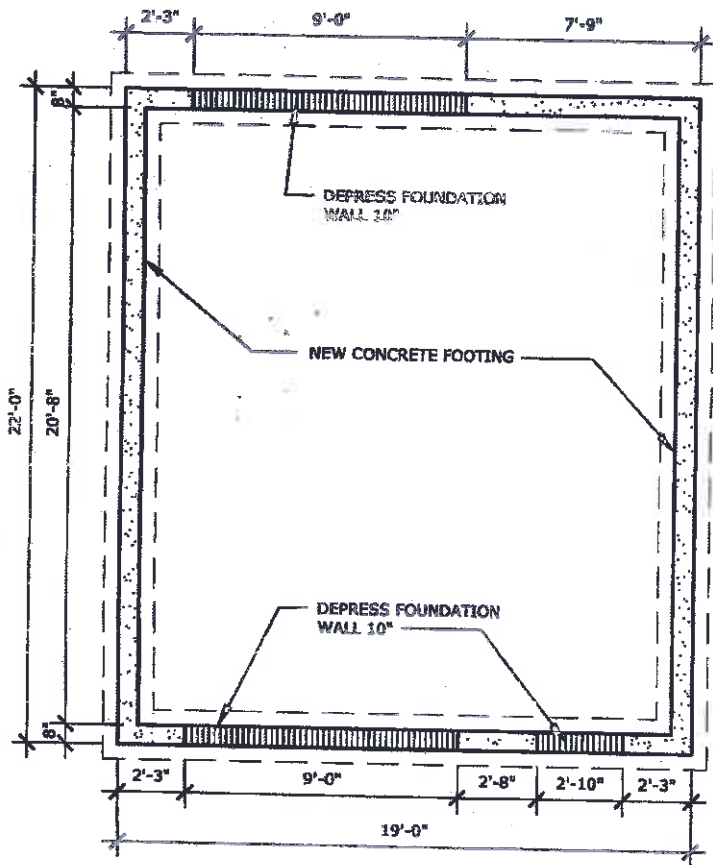




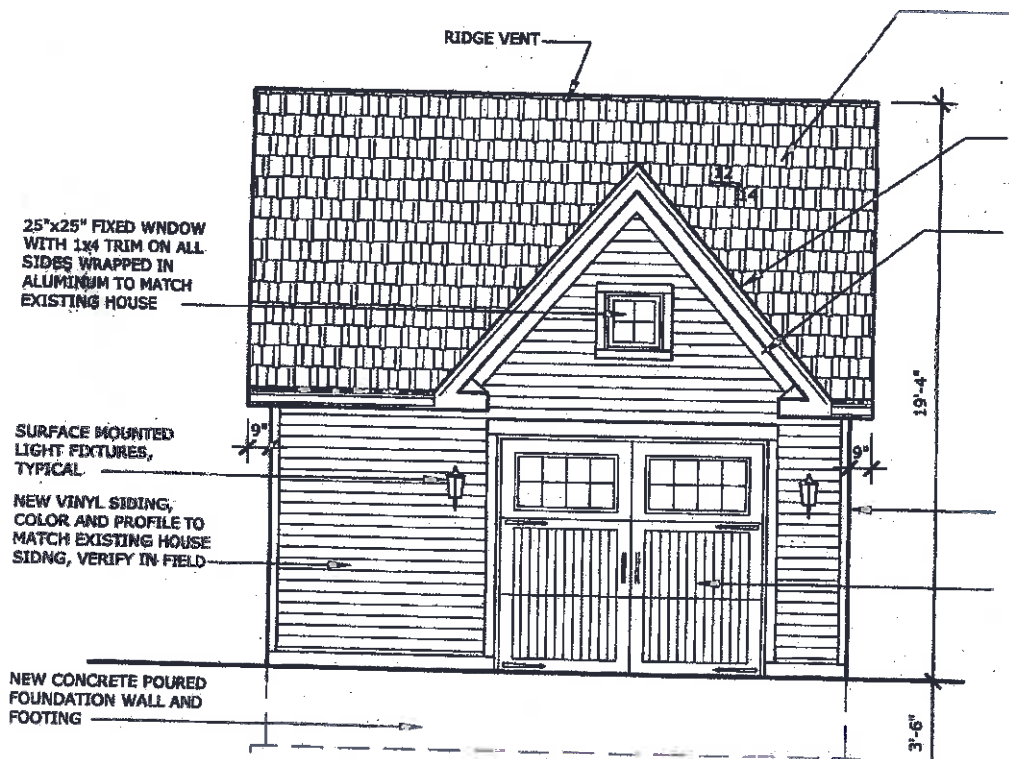
**FIRST FLOOR DEMOLITION PLAN**

1/4" = 1'-0"

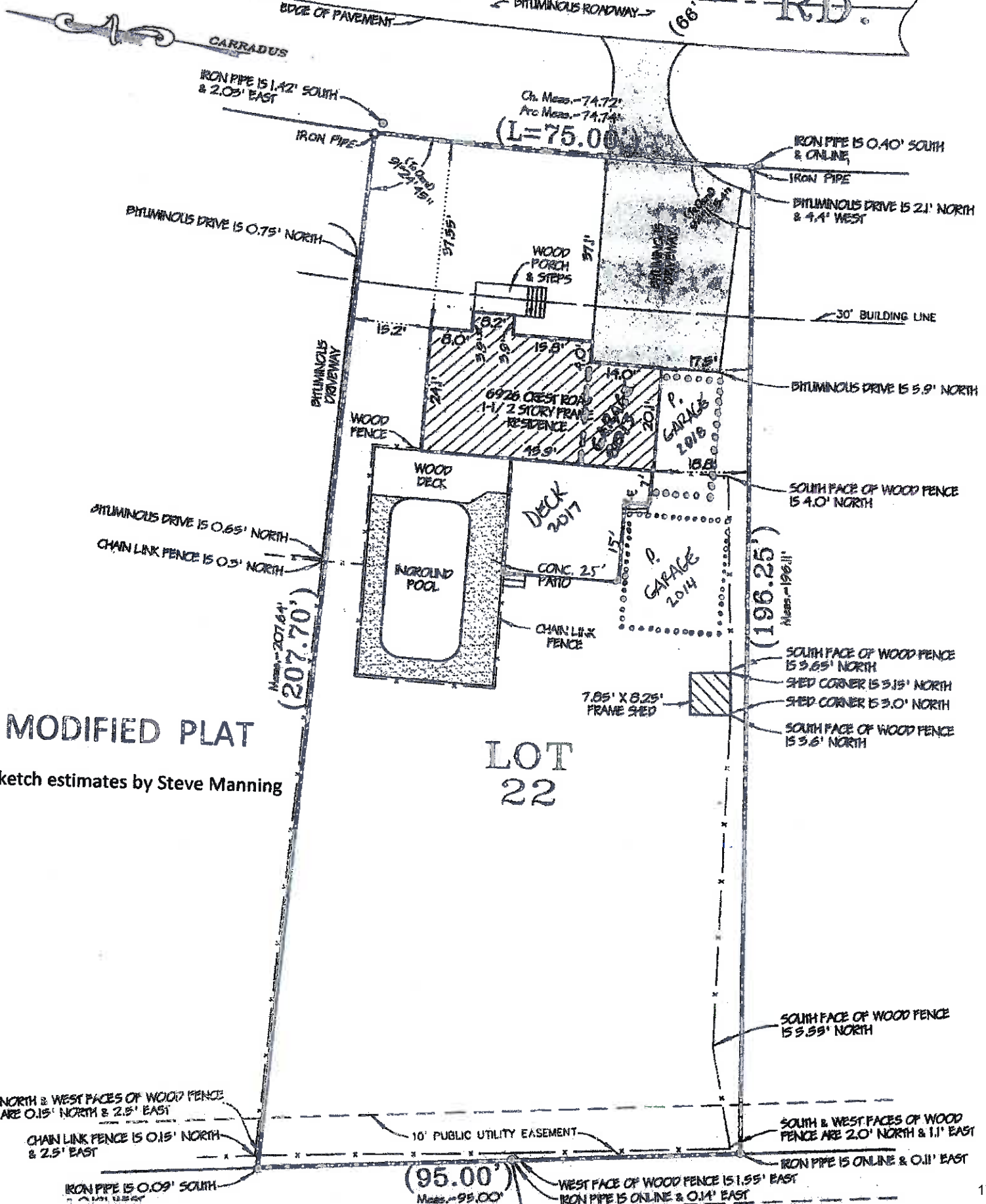




**1 GARAGE FOUNDATION PLAN**  
 1/4" = 1'-0" 



EDGE OF PAVEMENT  
**CREST RD.**  
 BITUMINOUS ROADWAY (66' R/W)  
 EDGE OF PAVEMENT



**MODIFIED PLAT**  
 Sketch estimates by Steve Manning



# CITY OF DARIEN

in the County of DuPage and the State of Illinois  
Incorporated 1969

## VARIATION AUTHORITY & STANDARDS

### Zoning Code Section 5A-2-2-3 (A): Authority

In cases where there are practical difficulties or particular hardships in the way of carrying out the strict letter of any of the regulations adopted by this Title, the City Council may, by ordinance, determine and vary the application of such regulations.

### Zoning Code Section 5A-2-2-3 (G): Standards

The City shall not vary the provisions of this Title unless findings of fact have been made on the following:

1. Whether the purpose of the variation is not based primarily upon a desire to increase financial gain and the general character of the property will be adversely altered.
2. Whether the overall value of the property will be improved and there will not be any potential adverse effects on the neighboring properties.
3. Whether the alleged need for the variation has been created by any person presently having a proprietary interest in the premises.
4. Whether the proposed variation will impair an adequate supply of light and air in adjacent property, substantially increase congestion in the public streets, increase the danger of fire or endanger the public safety.
5. Whether the proposed variation will adversely alter the essential character of the neighborhood.





**ILLINOIS MUNICIPAL CODE 65 ILCS**

**Sections 11-13-4 and 11-13-5: VARIATIONS**

**A variation shall be permitted only if the evidence sustains each of the following three conditions:**

- 1. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in that zone.**  
\_\_\_\_\_
- 2. The plight of the owner is due to unique circumstances.**  
\_\_\_\_\_
- 3. The variation if granted will not alter the essential character of the locality.**  
\_\_\_\_\_

**The corporate authorities may provide general or specific rules implementing, but not inconsistent with, the rules herein provided.**

**AGENDA MEMO**  
**Municipal Services Committee**  
**June 25, 2018**

**ISSUE STATEMENT**

A resolution accepting a quote from Allied Door Inc. to remove existing overhead door, modify header and install a new garage door and controller at the Public Works Water Plant located at 1930 Manning Road, at a cost not to exceed \$10,618.16.

**BACKGROUND/HISTORY**

The existing pump house was built in the early 70's and serves as an offsite building for general water department related equipment. The building has an overhead door system with a clear opening of approximately 10 foot-6-inches. The existing opening limits the department to the storage of the water trailer or backhoe that may not be utilized on a daily basis.

The FY18/19 Budget includes funding to raise the opening by approximately 1 foot, replace the existing door hardware and operator, which have had some maintenance issues over the past several years. The improvement will allow for the storage of such equipment as the water trailer, backhoe, small & large dump trucks, roller & trailer, skid steer and trailer.

Staff solicited for quotes and received two competitive quotes. Below is a summary of the quotes:

|                       |             |
|-----------------------|-------------|
| Allied Door Inc       | \$9,618.16  |
| Builders Chicago Corp | \$14,162.00 |

The proposed expenditure would be expended from the following account:

| <b>ACCOUNT NUMBER</b> | <b>ACCOUNT DESCRIPTION</b>   | <b>BUDGET FY 18/19</b> | <b>COST</b> | <b>CONTINGENCY</b> | <b>BALANCE</b>        |
|-----------------------|------------------------------|------------------------|-------------|--------------------|-----------------------|
| 02-50-4223            | PLANT 3 GARAGE DOOR REDESIGN | \$11,000.00            | \$ 9,618.16 | \$ 1,000.00        | \$1,381.84 - \$381.84 |
| Total Cost            |                              |                        | 10,618.16   |                    | \$1,381.84 - \$381.84 |

**STAFF RECOMMENDATION**

Staff recommends approving the resolution accepting a quote from Allied Door Inc. to remove existing overhead door, modify header and install a new garage door and controller at the Public Works Water Plant located at 1930 Manning Road, at a cost not to exceed \$10,618.16.

**ALTERNATE CONSIDERATION**

Not approving this item at this time.

**DECISION MODE**

This item will be placed on the July 2, 2018 City Council agenda for formal consideration.

RESOLUTION NO. \_\_\_\_\_

**RESOLUTION ACCEPTING A QUOTE FROM ALLIED DOOR INC. TO REMOVE EXISTING OVERHEAD DOOR, MODIFY HEADER AND INSTALL A NEW GARAGE DOOR AND CONTROLLER AT THE PUBLIC WORKS WATER PLANT LOCATED AT 1930 MANNING ROAD, AT A COST NOT TO EXCEED \$10,618.16**

**BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF DARIEN, DU PAGE COUNTY, ILLINOIS, as follows:**

**SECTION 1:** The City Council of the City of Darien hereby authorizes the purchase from Allied Door Inc. to remove existing overhead door, modify header and install a new garage door and controller at the Public Works Water Plant located at 1930 Manning Road at a cost not to exceed \$10,618.16, a copy of which is attached hereto as "Exhibit A".

**SECTION 2:** This Resolution shall be in full force and effect from and after its passage and approval as provided by law.

**PASSED BY THE CITY COUNCIL OF THE CITY OF DARIEN, DU PAGE COUNTY, ILLINOIS, this 2<sup>nd</sup> day of July, 2018.**

AYES: \_\_\_\_\_

NAYS: \_\_\_\_\_

ABSENT: \_\_\_\_\_

**APPROVED BY THE MAYOR OF THE CITY OF DARIEN, DU PAGE COUNTY, ILLINOIS, this 2<sup>nd</sup> day of July, 2018.**

\_\_\_\_\_  
KATHLEEN MOESLE WEAVER, MAYOR

ATTEST:

\_\_\_\_\_  
JOANNE E. RAGONA, CITY CLERK

APPROVED AS TO FORM

\_\_\_\_\_  
CITY ATTORNEY

**ALLIED DOOR INC.**

PO BOX 817 LOMBARD IL 60148

1-888-660-1877

City Of Darien P.W.  
1041 S. Frontage Rd.  
Darien IL 60561

DATE PROPOSAL NUMBER

6/6/2018

0000092994

Sales Rep: Andy

Attn: Dennis

City Of Darien P.W.  
1930 Manning Rd  
Darien IL 60561

Cellular 630-614-1631  
Fax 630-628-9084

TERMS

NET 30

Purchase Order

| QTY           | DESCRIPTION  | TOTAL             |
|---------------|--|-------------------|
| 1.00          | <p>To provide the labor and material for the following:<br/>East face opening<br/>Shore up of the existing roof joist and roof are as needed. Immediately above the door opening lintel. Width stays the same. Build up the brick jambs and reinstall to raise the height of the existing lintel about 12". Clean a scrape off a rust on the lintel and re-pain steels needed. Install new brick and concrete block to the roof line as original on raised steel lintel assembly.</p> <p>1: Carefully remove with hand tools at locations indicated all the required masonry. Cut out full units from joint to joint and in a manner to permit replacement with full size units. Support and protect masonry indicated to remain which surrounds removal area.</p> <p>2: Shore up, support and protect the masonry surrounding the removal area. Carefully remove with hand tools at locations indicated all the required masonry. Cut out full units from joint to joint and in a manner to permit replacement with full size units. Salvage masonry if possible. Tooth out all corners and beam pockets as needed.</p> <p>3: The existing steel shelf angle lintel or a lintel beam assembly if required is installed for the exterior wythe of masonry in the specified areas. Steel is primed and coated with Sherwin Williams rust prohibitive coating primer and a finished coat suitable for steel.</p> <p>4: A Perm-A-Barrier flashing, which is self sealing, is installed from the exterior face of the masonry on the steel lintel into the interior wythe of masonry and turned up vertically and sealed to the masonry with fasteners, a termination bar and urethane caulk sealant. The ends are dammed and a bituthene mastic is used as needed at all seams, edges or penetrations. Interior cavity is kept as clean as possible and a mortar net is installed. Weep holes are spaced at 24" apart and kept open with either weep vents, tubes or mesh. Color is compatible with masonry surface. A stainless-steel drip edge is installed if required.</p> <p>5: Install new and/or salvaged masonry units as required. Fit replacement units into bonding, joint size and coursing pattern of existing brick. If cutting is required, use motor driven saw designed to cut masonry with clean, sharp unchipped edges. Galvanized metal ties and wire reinforcement are installed if needed or required. Based on the existing original mortar of the original building the existing mortar used is a type N is mixed according to manufacturer's specs. No admixtures except</p> | 6,277.38          |
| <b>Total:</b> |  | <b>\$9,618.16</b> |

Signature of Acceptance \_\_\_\_\_

Date: \_\_\_\_\_

Deposit Amount \_\_\_\_\_

Please Print Name: \_\_\_\_\_

Check# \_\_\_\_\_

Position: \_\_\_\_\_

Balance Due \_\_\_\_\_

Purchase Order: \_\_\_\_\_

**Terms and Conditions:**

- 1) Buyer(s) agree to pay the total of this contract within the terms stated above.
- 2) Buyer(s) agree to pay interest on any unpaid invoices over 15 days at the maximum law allowance.
- 3) The prices stated on this proposal are subject to change after 30 days of date stated above.
- 4) Seller shall be allowed uninterrupted and exclusive access to openings during installation of equipment.
- 5) Buyer(s) shall be responsible for any court costs, attorney fees and any other expenses arising out of unpaid balances.
- 6) Buyer(s) agree any and all deposits made will be non-refundable.
- 7) Buyer(s) agree to be responsible for full payment.
- 8) Buyer(s) shall be responsible for wage labor or work stoppage.
- 9) Buyer(s) agree these terms supercede any and all agreements in writing or verbal.
- 10) Buyer(s) agree to allow seller permission to reclaim, repossess any and all materials in the event of any unpaid invoice(s).
- 11) Buyer(s) agree to indemnify and hold Allied Garage Door Inc. and any agents or employees harmless from any and all claims.
- 12) Buyer(s) agree a faxed signature to be legally binding.

**ALLIED DOOR INC.**  
 PO BOX 817 LOMBARD IL 60148  
 1-888-660-1877

DATE: 6/6/2018 PROPOSAL NUMBER: 0000092994  
 Sales Rep: Andy

City Of Darien P.W.  
 1041 S. Frontage Rd.  
 Darien IL 60561

Attn: Dennis  
 City Of Darien P.W.  
 1930 Manning Rd  
 Darien IL 60561

Cellular: 630-514-1531  
 Fax: 630-628-0084

TERMS: NET 30 Purchase Order

| QTY  | DESCRIPTION  | TOTAL    |
|------|--|----------|
| 1.00 | coloring are used. All ASTM C270 proportional by volume specs are followed. Any lab testing of mortar or brick is by others. After pointing is completed all areas are washed with non-acidic masonry detergent and water.<br>install<br>10'2" x 11'2" Raynor brown sectional door. 1 3/8" thick section with R-value of 13. Door sections will be flush outside. Door includes all new hardware, tracks, shaft, springs and weatherseals<br>We will reconnect existing operator to new door | 3,340.78 |

- \*\* Any permits or bonds needed by others \*\*
- \*\* Overnight security not provided \*\*
- \*\* Opening enlargement may take 2 to 3 days \*\*

Please allow 3 to 4 weeks for scheduling of opening enlargement  
 Please allow 2 to 3 weeks for delivery of materials  
 We will take down and haul away the old material  
 Thank you for the opportunity to quote this project for you. If you have any questions please feel free to contact me at 630-279-0795 or ap@allieddoor.com. Fax: 630-449-4601 Thanks again Andy

Total: \$9,618.16

Signature of Acceptance \_\_\_\_\_ Date: \_\_\_\_\_ Deposit Amount \_\_\_\_\_  
 Please Print Name: \_\_\_\_\_ Check# \_\_\_\_\_  
 Position: \_\_\_\_\_ Balance Due \_\_\_\_\_  
 Purchase Order: \_\_\_\_\_

**Terms and Conditions:**

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- 11) Buyer(s) agrees to indemnify and hold Allied Garage Door Inc. and any agents or employees harmless from any and all claims.
- 12) Buyer(s) agree a faxed signature to be legally binding.



**MINUTES  
CITY OF DARIEN  
MUNICIPAL SERVICES COMMITTEE MEETING  
May 29, 2018**

**PRESENT:** Alderman Joseph Marchese—Chairman, Alderman Thomas Belczak, Dan Gombac  
– Director

**ABSENT:** Alderman Thomas Chlystek

**ESTABLISH QUORUM**

Chairman Joseph Marchese called the meeting to order at 6:30 p.m. at City Hall Council Chambers, Darien, Illinois and declared a quorum present.

**NEW BUSINESS**

- a. **Resolution – Approval to accept a proposal from All Information Services, Inc. (AIS) in an amount not to exceed \$19,475 for computers, computer racks and computer related materials and installation at the Public Works facility located at 1041 S. Frontage Road.**

Mr. Dan Gombac, Director reported that this resolution is for approval for computers, computer racks and computer related materials and installation at the Public Works Facility. He reported that this system will be independent from City Hall.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval to accept a proposal from All Information Services, Inc. (AIS) in an amount not to exceed \$19,475 for computers, computer racks and computer related materials and installation at the Public Works facility located at 1041 S. Frontage Road.**

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

- b. **Resolution – Approval to accept a proposal from The Flooring Center, LLC for the labor, material and removal of the existing carpeting and installation of the replacement with a vinyl plank within in the Council Chambers, 1702 Plainfield Road, in an amount not to exceed \$12,388.50.**

Mr. Dan Gombac, Director reported that this resolution is for approval for the labor, material and removal of the existing carpeting and installation of the replacement with a vinyl plank within the City Council Chambers.

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 to accept a proposal from The Flooring Center, LLC for the labor, material and removal of the existing carpeting and installation of the replacement with a vinyl plank within in the Council Chambers, 1702 Plainfield Road, in an amount not to exceed \$12,388.50.**

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

- c. Resolution – Approval to enter into a contract agreement with Detroit Salt for the purchase of rock salt in an amount not to exceed \$157,668.20.**

Mr. Dan Gombac, Director reported that the City is partnering with DuPage County for the purchase of rock salt. He reported that the City will have the ability to take an additional 700 tons of salt should there be a severe winter. He further reported that the Park District and Center Cass School District #66 will be purchasing up to 40 and 8 tons of salt.

Mr. Gombac reported that the shed storage is approximately two thirds full which includes the Park and School Districts

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval to enter into a contract agreement with Detroit Salt for the purchase of rock salt in an amount not to exceed \$157,668.20.**

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

- d. Resolution - Approval to execute an Intergovernmental Agreement with the Darien Park District for the reimbursement of Rock Salt through the City's 2018/2019 Rock Salt Agreement.**

Mr. Dan Gombac, Director reported that this is approval of an Intergovernmental Agreement with the Darien Park District for reimbursement of rock salt.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval to execute an Intergovernmental Agreement with the Darien Park District for the reimbursement of Rock Salt through the City's 2018/2019 Rock Salt Agreement.**

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

- e. Resolution - Approval to execute an Intergovernmental Agreement with Center Cass School District #66 for the reimbursement of Rock Salt through the City's 2018/19 Rock Salt Agreement.**

Mr. Dan Gombac, Director reported that this is approval of an Intergovernmental Agreement with the Center Cass School District #66 for reimbursement of rock salt.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval to execute an Intergovernmental Agreement with Center Cass School District #66 for the reimbursement of Rock Salt through the City's 2018/19 Rock Salt Agreement.**

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

- f. Resolution – Authorizing the purchase of one new 2019, Ford F-350 4X4 from Bob Ridings Fleet Sales in the amount of \$40,186.**

Mr. Dan Gombac, Director reported that resolution authorizes the purchase of a new 2019, Ford F-350 4x4. He reported that this is worst of fleet vehicles with exhaust and cooling issues.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval authorizing the purchase of one new 2019, Ford F-350 4X4 from Bob Ridings Fleet Sales in the amount of \$40,186.**

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

- g. Resolution – Approval accepting a proposal from Monroe Truck Equipment for the purchase of a dump body and snow plow equipment package, lighting accessories and hydraulic controls, for the 2019, Ford F-350 4X4, in an amount not to exceed \$42,753.**

Mr. Dan Gombac, Director reported that this approval is for the purchase of a dump body and snow plow equipment package, lighting accessories and hydraulic controls, for the 2019, Ford F-350 4X4.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval accepting a proposal from Monroe Truck Equipment for the purchase of a dump body and snow plow equipment package, lighting accessories and hydraulic controls, for the 2019, Ford F-350 4X4, in an amount not to exceed \$42,753.**

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

- h. Resolution – Authorizing the purchase of three (3) Storage Sheds from Home Depot, for the storage of Christmas wreaths, Christmas trees, and City banners in an amount not to exceed \$20,000.**

Mr. Dan Gombac, Director reported that this resolution authorizes the approval of three storage sheds to store Christmas wreaths, Christmas trees and City banners. He reported that staff feels that one central location is better and more secure.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval authorizing the purchase of three (3) Storage Sheds from Home Depot, for the storage of Christmas wreaths, Christmas trees, and City banners in an amount not to exceed \$20,000.**

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

- i. **Resolution - Authorizing the purchase of one new Air Compressor from Rack'M UP Equipment Distributors, Inc., Model No. CADRSA41E, in an amount not to exceed \$10,350.**

Mr. Dan Gombac, Director reported that the proposed air compressor is an industrial compressor to be utilized primarily by the mechanic for operating air tools. He reported that the current compressor was purchased in 1991 and has been serviced on several occasions within the last two years and has served its useful life and is not energy efficient.

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 authorizing the purchase of three (3) Storage Sheds from Home Depot, for the storage of Christmas wreaths, Christmas trees, and City banners in an amount not to exceed \$20,000.**

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

- j. **Resolution – Authorizing the purchase of ten (10) Solar Speed Alert 18 Speed Limit Signs from Traffic Control & Protection Inc. in an amount not to exceed \$50,215.**

Mr. Dan Gombac, Director reported that over the last several years residents from the roadways (noted on page 3 of the agenda packet) have expressed concerns regarding neighborhood speeding. He reported that staff conducted traffic surveys for the roadways with results showing that speeding was above the acceptable 85th percentile.

Mr. Gombac reported that staff researched alternatives for traffic calming and determined that flashing speed limit signage would be a deterrent for speeding motorists.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval authorizing the purchase of ten (10) Solar Speed Alert 18 Speed Limit Signs from Traffic Control & Protection Inc. in an amount not to exceed \$50,215.**

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

- k. **Resolution - Approval to enter into a contract agreement with Concrete Solutions International, LLC for the labor, material and installation of an Epoxy Floor Finish for the Police Department in an amount not to exceed \$30,000.**

Mr. Dan Gombac, Director reported that this approval is to refurbish the lower level floor at the Police Department facility. He reported that the existing flooring is carpeting and requires replacement and that the Police Department requested a flooring that could withstand wear and tear and staining.

Mr. Gombac reported that the vendor agreed to do the work to stay within the budget.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval to enter into a contract agreement with Concrete Solutions International, LLC for the labor, material and installation of an Epoxy Floor Finish for the Police Department in an amount not to exceed \$30,000.**

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

- l. Resolution - Approval to accept a Storm Sewer Easement from the following properties: 1626 Foxhill Place 09-33-302-003 and 1630 Foxhill Place 09-33-302-002.**

Mr. Dan Gombac, Director reported that the property owners' at 1626 and 1630 Foxhill Place have agreed to grant a storm sewer easement to the City in anticipation of an upcoming rear yard drainage project. He reported that the scope of work includes installing an under drain pipe through the proposed side yard easement of the participating properties and connect to a storm sewer structure located on Foxhill Place.

Mr. Gombac reported that the easement is required to install a drain-tile pipe to rid the rear yard area of nuisance ponding and provide positive drainage.

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

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval to accept a Storm Sewer Easement from the following properties: 1626 Foxhill Place 09-33-302-003 and 1630 Foxhill Place 09-33-302-002.**

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

- m. Minutes – April 23, 2018 Municipal Services Committee**

**Alderman Marchese made a motion and it was seconded by Alderman Belczak approval of the minutes of the April 23, 2018 Municipal Services Committee Meeting.**

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

### **DIRECTOR'S REPORT**

Mr. Dan Gombac, Director reported that he is not very pleased with the landscaping and is looking for feedback regarding the plantings.

Chairperson Marchese stated that he noticed that there are a couple of trees at City Hall.

Mr. Gombac reported that Plainfield Road is moving slowly.

### **NEXT SCHEDULED MEETING**

Chairperson Marchese announced that the next Meeting is scheduled for June 25, 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 7:20 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**