



31 West Quincy Street • Westmont, Illinois 60559
Tel: 630-981-6200

Village Board Meeting amended agenda July 10, 2014 5:30 p.m.

1. Call To Order

2. Roll Call

3. Pledge Of Allegiance

4. Open Forum

Participants are advised that the Open Forum procedure is a privilege and should not be abused. Persons will be recognized, given the chance to speak and then the question or request will be answered, if necessary, referred to Village Staff for a response. Rules of Order and common courtesy will be rendered and expected. Time limit for each person is 3 minutes, unless previous arrangements with the Mayor have been agreed upon.

Items that will take more than 3 minutes should be placed on the next Regular Village Board Meeting Agenda. Contact the Village Manager for placement on the agenda.

5. Reports

a. Board Reports

- Mayor - Stormwater Workshop Staff Report
- Clerk
- Attorney
- Manager
- Trustees

*Background Of
Subject Matter*

*

Type

Discussion Only

b. Committee Reports

- Administration & Finance
- Building & Zoning
- Public Safety
- Public Works
- Public Information
- Code Enforcement
- Westmont First
- Environmental Improvement Commission

*Background Of
Subject Matter*

*

Type

Discussion Only

6. Items To Be Removed From Consent Agenda

7. Consent Agenda (Omnibus Vote)

a. Village Board Minutes

i. Village Board Minutes

Board to consider approving the minutes of the Village Board Meeting held June 26th, 2014.

<i>Background Of Subject Matter</i>	Required parliamentary procedure.
<i>Type</i>	Motion
<i>Budgeted</i>	N/A

Documents: [2014-06-26 VILLAGEBOARDMEETINGMINUTES.PDF](#)

b. May Financial Report

Board to consider a motion to accept the financial report submitted for the month of May 2014.

<i>Background Of Subject Matter</i>	*
<i>Type</i>	Motion

Documents: [MAY 2014 FINANCIAL MEMO.PDF](#), [MONTHLY REVENUE AND EXPENSE SUMMARY MAY 2014.PDF](#)

c. Finance Ordinance

i. Finance Ordinance #6

Total to be announced at the meeting.

<i>Background Of Subject Matter</i>	*
<i>Type</i>	Motion

d. Purchase Orders

i. PO 11033968

Chicagoland Paving Contractors \$191,243.40

<i>Background Of Subject Matter</i>	2014 Water Plant parking lot project.
<i>Additional Background</i>	Bid approved by the Board on May 29, 2014.
<i>Type</i>	Purchase Order
<i>Budgeted</i>	Yes

Documents: [PO 11033968.PDF](#)

ii. PO 11033932

Currie Motors \$40,809.00

<i>Background Of Subject Matter</i>	Truck - 2015 Ford FY50
<i>Additional Background</i>	Replacement for unit #201
<i>Type</i>	Purchase Order
<i>Budgeted</i>	Yes

Documents: [PO 11033932.PDF](#)

iii. **PO 11033946**

Public Safety Direct \$31,300.00

Background Of Subject Matter Install lights, sirens, radio switches, computers, antennas, brackets & graphics on 2015 Ford Interceptors.

Type Purchase Order

Budgeted Yes

Documents: [PO 11033946.PDF](#)

iv. **PO 11033955**

DuPage Convention & Visitors Bureau \$24,697.30

Background Of Subject Matter Annual Municipal Dues - 2015

Type Purchase Order

Budgeted Yes

Documents: [PO 11033955.PDF](#)

v. **PO 11033961**

Westmont Chamber of Commerce and Tourism Bureau \$16,376.00

Background Of Subject Matter Economic Development Program

Type Purchase Order

Budgeted Yes

Documents: [PO 11033961.PDF](#)

vi. **PO 11033969**

Don Morris Architect \$12,331.78

Background Of Subject Matter June Inspections, Clerical work, and Building Reviews

Type Purchase Order

Budgeted Yes

Documents: [PO 11033969.PDF](#)

vii. **PO 11033941**

Chicago Jack Services \$7,057.07

Background Of Subject Matter Stanley HP28 twin circuit power unit

Type Purchase Order

Budgeted Yes

Documents: [PO 11033941.PDF](#)

viii. **PO 11033953**

Terrace Supply Company \$6,680.50

Background Of Subject Matter Fleet Welder - replacement

Additional Background current welder is over 30 years old

Type Purchase Order

Budgeted Yes

Documents: [PO 11033953.PDF](#)

ix. **PO 11033951**

A M Leonard \$6,247.91

Background Of Subject Matter Tree watering bags for replacement trees.

Type Purchase Order

Budgeted Yes

Documents: [PO 11033951.PDF](#)

x. **Total Of Purchase Orders**

\$336,742.96

Background Of Subject Matter *

Type Purchase Order

e. **Total Of Purchase Orders And Finance Ordinance #6**

Total to be announced at the meeting.

Background Of Subject Matter *

Type Motion

8. Unfinished Business

a. **Westmont Centre**

Board to consider an ordinance approving a lease for the current term for State Senator Kirk Dillard.

Background Of Subject Matter The legislative district office lease is dated from June 1, 2014 until the adjournment of the General Assembly on January 14, 2015.

Type Ordinance

Documents: [DRAFT STATE REIMBURSEMENT AGREEMENT WITH SENATOR DILLARD 2014.PDF](#)

b. **1006 Beninford Lane - Detention Basin Purchase**

Board to consider an ordinance approving a real estate sales contract and authorizing the purchase of the detention basin lot located at 1006 Beninford Lane, Westmont.

Background Of Subject Matter In 2012, the Village Board spoke with the owner of 1006 Beninford Lane & agreed to purchase the detention basin lot, a part of Falcon Villas subdivision at a price of \$1. Plat of subdivision was approved to carve out the basin from residential property.

Additional Background Prior to discussions with the owner in 2012, the Village was assisting with maintenance of this detention basin lot on an as-needed basis. The Village took over maintenance in 2012.

Recommendation Village ownership of this property will assist in maintenance of the Village's overall stormwater system. Based on the direction of the Board in 2012, staff recommends approval.

Type Ordinance

Budgeted	No
Budgeted Explanation	Real estate taxes, title insurance & closing costs should not exceed \$8,000.00. While not budgeted, funds are available from bond for stormwater improvements.

Documents: [BENINFORD LANE REAL ESTATE AGREEMENT.PDF](#)

9. New Business

a. 25 N Cass Avenue - Downtown Development Grant Request

Board to consider an ordinance approving a Downtown Development Grant Request from Knights of Columbus in the amount of \$1938.

Background Of Subject Matter	The applicant is requesting assistance with the \$3876 cost to install a new fire alarm system. The work is considered a life safety improvement, eligible for a matching grant of up to 50%.
Additional Background	In 2013 the Village Board increased available funding for fire alarms, when 7 applications were received after the 2013 budget was depleted. This application was received after the 2nd funding amount was depleted, & processed for the 2014 budget cycle.
Recommendation	The fire alarm has been installed and approved by the Fire Department.
Type	Ordinance
Budgeted	Yes
Budgeted Explanation	Downtown Development Grant Budget life safety line item = \$15,000.00 - Total currently available = \$15,000.00.

Documents: [25 N CASS - KNIGHTS OF COLUMBUS.PDF](#)

b. 29 North Cass Avenue - Expression Dance Studio

Board to consider ordinances approving the following requests from Expression Dance Studio to allow the operation of a dance studio on the ground floor in the B-1 Limited Business District:

1. Special use permit.
2. Zoning code variance to reduce the number of required off-street parking stalls and approving a waiver from the cash-in-lieu payment for B-1 parking spaces.
3. Development permit.

Background Of Subject Matter	Applicant requests to operate a 3-classroom dance studio 7 days/week. The private lot does not meet parking requirements; the applicant is requesting a parking variance & a waiver from the B-1 cash-in-lieu parking fee payment.
Additional Background	Staff has concerns about noise & parking particularly at peak times, which were raised at the public hearing.
Recommendation	This building is located in the downtown TIF district but is not proposed for redevelopment. Comprehensive Plan recommends specialty retail, pedestrian-intensive services & restaurants. PZC unanimously recommended approval.
Type	Ordinance

Documents: [29 N CASS - EXPRESSIONS DANCE STUDIO - APPLICATION.PDF](#), [29 N CASS - EXPRESSIONS DANCE STUDIO - STAFF REPORT.PDF](#), [29 N CASS - EXPRESSIONS DANCE STUDIO - FINDINGS OF FACT.PDF](#), [29 N CASS - EXPRESSIONS DANCE STUDIO - SOUNDPROOFING INFORMATION.PDF](#), [29 N CASS - EXPRESSIONS DANCE STUDIO - SUPPORT LETTER.PDF](#)

c. 6501 S Cass Ave - Westmont Nursing Home

Board to consider ordinances approving the following requests from the Westmont Nursing and Rehabilitation Center at 6501 S Cass Ave and 635 East 65th St in the B-2 General Business District:

1. Revised site and landscaping plan
2. Detention waiver

Background Of Subject Matter Applicant is requesting to revise the approved 2013 site plan. The previously approved wing of new residential rooms has been removed from the plans; only administrative & public spaces are now proposed. Additional parking has been removed from the plan.

Additional Background The existing parking spaces exceed what the code requires. The applicant has added stormwater detention, but is requesting a waiver from the full amount that is required. The nursing home will consider completing the remaining expansion in several years.

Type Ordinance

Budgeted N/A

Documents: [REVISED PROJECT NARRATIVE - WESTMONT NURSING HOME.PDF](#), [SITE SUMMARY - PLANS - WESTMONT NURSING HOME.PDF](#)

d. **Award Of Bid Proposal For Water Main Construction**

Board to consider an ordinance awarding the bid to and authorizing a construction contract with Patnick Construction Inc. of Franklin Park for the Williams Street and Cumnor Road Water Main Replacement Projects.

Background Of Subject Matter N Williams construction project to replace old 4" main with 8" main. On 6/26/14 Village received bid proposals from 4 contractors. Low bidder, Patnick Construction a bid of \$386,995.00 which is 25% below the Engineer's Est of \$515,000.00.

Additional Background N Cumnor construction project consists of replacement of old 6"water main with new 8" PVC pipe. Patnick again was low bidder with amount of \$216,065 which is approximately 30% below Engineer's Estimate of \$316,000.

Recommendation Staff recommends contract award of bid alternates A and C to Patnick Construction Inc.

Type Ordinance

Budgeted Yes

Documents: [REC FOR AWARD CUMNOR AND WILLIAMS WATER MAIN REPLACEMENT.PDF](#)

e. **Engineering Material Testing And Inspection Services Agreement**

Board to consider an ordinance approving an engineering agreement with Thomas Engineering for material testing and inspection services for the Water Plant - Parking Lot Improvement Project.

Background Of Subject Matter Request to approve \$11,095.40 for material testing and inspection services, for the Water Plant Parking Lot Improvement Project. Services by a certified agency is needed for the structural inspection, concrete testing & other related work

Recommendation Approve the proposal in the amount of \$11,095.40 for material testing and inspection services.

Type Ordinance

Budgeted Yes

10. Miscellaneous

11. Executive Session

This Board may adjourn to closed session to discuss matters so permitted and may act upon such matters upon returning to open session.

12. Adjourn

Note: Any person who has a disability requiring a reasonable accommodation to participate in the meeting should contact Mr. Ronald Searl ADA Compliance Officer, 9:00 A.M. to 5:00 P.M. Monday through Friday, Village of Westmont, Illinois, 60559; or telephone (630) 981-6200 voice, or (630) 981-6300 TDD, within a reasonable time before the meeting.