



# Village of Westmont

31 West Quincy Street, Westmont, Illinois 60559

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westmont.illinois.gov | 630-981-6200

## PUBLIC NOTICE

## PUBLIC WORKS COMMITTEE

**Thursday, March 20, 2025 - 4:30 PM**

**Westmont Village Hall - 31 W. Quincy Street, Westmont, Illinois 60559**

## AGENDA

1. Call to Order
2. Roll Call
3. Pledge of Allegiance
4. Public Comment
5. Approval of Minutes
  - A. Minutes of December 5, 2024
6. Unfinished Business
  - A. IGA - Fleet Services
  - B. Civic Organization Signage
7. New Business
  - A. Employee of the Year
  - B. Service Award
  - C. 2024 Public Works Department Annual Report
8. Reports
  - A. Committee Chair
  - B. Village Manager
    - i. Involuntary Annexations
  - C. Department Director

## D. Division(s) Reports

9. Miscellaneous

10. Adjourn

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Note: Any person who has a disability requiring a reasonable accommodation to participate in the meeting should contact the ADA Compliance Officer, 9:00 A.M. to 4:00 P.M. Monday through Friday, Village of Westmont, Illinois, 60559; or telephone (630) 981-6210 voice, within a reasonable time before the meeting. Listen Everywhere, an assistive listening, mobile app, is now available to visitors attending Board and Commission Meetings held in the Village Hall Board Room.

<https://westmont.illinois.gov/581/ADA-Listen-Everywhere>

**Public Works Committee Meeting  
December 5, 2025  
Minutes**

**Called to Order:** @ 4:30 pm

**Present:** Chairman - Trustee Steve Nero, Trustee Bruce Barker, Trustee Linda Liddle, Trustee Harold Barry III, Mayor Ron Gunter, Village Manager Steve May, Assistant Village Manager Spencer Parker, Public Works Director Amy Ries, Police Chief Gunther, Fire Chief Riley, CDD Director Hennerfeind, HR Director Brainerd, Finance Director Altic, IT Director Liljeberg, Communications Director McIntyre, Street Supervisor Melissa Brendle, Water Supervisor Brian Beusse, Underground Supervisor Jeff Bonk, Fleet Supervisor Virgil Viscuso, Forestry Supervisor Jon Yeater.

**Pledge of Allegiance**

**Approval of Minutes:** Minutes from 9/19/24 were approved by Trustee Liddle, second by Trustee Barker.

**Unfinished Business:**

- A. Nothing

**New Business:**

- A. Fire Department Headquarters Evaluation - 845 Group gave a detailed report on the condition of our Fire Headquarters building at 6115 S. Cass Ave. They presented three choices: Renovation on current footprint, Renovation with addition and New Construction. They addressed existing safety issues with the building; some are hazardous. The building was built in 1991. Some of the main issues that exist: Decontamination hazard, mold, overhead doors not wide enough for new equipment, metal paneling: nothing behind to protect building, no vapor barrier, no insulation. The building is not ADA compliant, nor is it up to code. Surveys of Fire employees were gone over: not enough room was the main concern regardless of rank/position. Another concern, air quality/health concerns due to cross contamination and mold. Main project goals: Enhance health and safety, Improve efficiency, training room, staff comfort & privacy.

**Reports:**

- A. Chairperson

- 1) Nothing

**B. Public Works Director -**

- 1) Cruisin Nights changes: Communications Director Larry McIntyre - due to the upcoming 1 North Cass project, changing the location of Cruisin Nights and also Taste of Westmont was explored. One thought is to move it to West Burlington between Cass Ave. & Williams St. This layout will be easier to set up, parking will be easier to manage. All residences will have access to their properties via the alley.

The overall consensus was to leave Cruisin' Nights and Taste of Westmont on Cass Av similar to previous years.

- 2) Kirk Nix was recognized for 35 years of service to the Village.
- 3) Sidewalk Repair - Brief update on the program as a whole.

**C. Fleet/Facilities Division**

- 1) Dark Sky - Update on new downtown lights given, a picture of the new light poles and fixtures was shown.

**D. Forestry & Grounds Division**

- 1)

**E. Street Division**

- 1)

**F. Underground**

- 1)

**G. Water Division**

- 1) Lead & Copper - New lead and copper rule, 60 new sample sights
- 2) Corosion Chemical - City of Chicago is changing their corrosion chemical which may affect the color of the water in the beginning.

Meeting motioned to adjourn at 6:10 pm by Trustee Liddle, seconded by Trustee Barker. All in favor.

# **Village of Westmont Public Works Committee**



**December 5, 2024**

# Tonight's Agenda

1. FDHQ Facility Evaluation Update
2. Cruisin' Nights discussion
3. Sidewalk Condition Assessment
4. Pavement Condition Survey results
5. Lead & Copper Rule update
6. Liberty Park SRF discussion
7. Division Reports

# Employee Recognition

Kirk Nix - 35 years

*Congratulations!*



# Sidewalk Condition Assessment

## Where have we been:

Data compiled in 2022 to identify issues

ADA Transition Plan report 2023

School Walk Route maps created 2023

Residents also call, email and submit 311 requests (~50 locations per year come in this way)

GIS map created

## Current Programs:

Safe Step twice a year (addresses 400-500 locations per year)

In house concrete repairs at about 100 squares per year

Sidewalk Replacement contract (5400 SF) \$150,000 in 2024

ADA improvements addressed during MFT projects



# Sidewalk Condition Assessment

## Where are we going?

\$330,000 DCEO grant- Oakwood sidewalk (HS and Jr High proximity)

Annual Sidewalk Removal and Replacement contract

Continued in-house repairs

Continue to prioritize and address additional locations

- Focus on school walk routes
- Heavily travelled areas: parks, Downtown, arterials
- Address resident requests



Sidewalk Central

All Defects (200) Client Reviews (0) Sawcut (177)

Before 06-08-2023 04:42 PM

**ID: 135**

**216 Carlisle Ave**

Offset: 0/8"  
L: 0  
W: 5.0 ✓  
L: 20.0 ✓  
Sq Ft: 100.0

Price: \$0.00  
Replacement Cost: \$1,250.00

Atr: 6 Inch  
Notes: Spalling

Before 06-08-2023 02:13 PM

**ID: 146**

**234 Carlisle Ave**

Offset: 0/8"  
L: 0  
W: 5.0 ✓  
L: 5.0 ✓  
Sq Ft: 25.0

Price: \$0.00  
Replacement Cost: \$287.50

Atr: Replace  
Notes: Hole

Before 06-08-2023 05:26 PM

Sidewalk Central

All Defects (200) Client Reviews (0) Sawcut (177)

Before 06-08-2023 04:50 PM

**ID: 114**

**906 Ashley Ct**

W: 5.0 ✓  
L: 4.0 ✓  
Sq Ft: 20.0

Replacement Cost: \$230.00

Atr: Replace  
Notes: Broken

Before 06-08-2023 04:51 PM

**ID: 194**

**125 Carlisle Ave**

W: 5.0 ✓  
L: 15.0 ✓  
Sq Ft: 75.0

Replacement Cost: \$862.50

Atr: Replace  
Notes: 2.5 displacement; Severe slope

Sidewalk Central

All Defects (200) Client Reviews (0) Sawcut (177)

**ID: 111**

**906 Ashley Ct**

Offset: 9/8"  
L: 5  
W: 5.0 ✓  
L: 10.0 ✓  
Sq Ft: 50.0

Price: \$102.40  
Replacement Cost: \$575.00

Atr: XC

Before 06-08-2023 04:54 PM After 07-17-2023 01:03 PM

**ID: 115**

**906 Ashley Ct**

Offset: 7/8"  
L: 5  
W: 5.0 ✓  
L: 9.0 ✓  
Sq Ft: 45.0

Price: \$79.65  
Replacement Cost: \$517.50

Atr: XC

Before 06-08-2023 04:53 PM After 07-17-2023 12:43 PM

# Pavement Condition Survey Results



We are still awaiting the report from the consultant and will provide an update at the March 2025 meeting.

# Lead & Copper Rule Update

New monitoring requirements begin January 1, 2025

- USEPA required
- New sample site plan required
- 60 sample sites (previously 30)
- Every 6 months (previously every 3 years)
- 5 samples per site (previously 1 sample)
- Lowered the “Action Level” from 15 ppb to 10 ppb

Shorter replacement time for lead water services

- Originally 15 years beginning in 2027
- Revised to 10 years beginning in 2027

# Lead Water Service Replacements

## Voluntary Replacements

- 16 Total participants
- 15 Replacements have been completed

## N. Warwick Watermain Project Replacements

- 10 Lead or galvanized services were replaced with copper

Total Lead water services in the system: 142 known lead services, 100 galvanized

The Village has applied for 0% SRF with principal forgiveness to remove the Village's remaining lead services.



Copper Piping

Copper piping is not magnetic and when scratched, will be similar in color to a penny.



Galvanized Piping

Galvanized piping is a dull, silver-gray color and strong magnets will typically cling to it.



Lead Piping

Lead piping is also a dull, silver-gray color, however, strong magnets will **NOT** cling to lead piping.

# And..... City of Chicago is changing their corrosion control chemical.

- February 2018 IEPA formally requested Chicago to begin CCT study.
- Study concluded orthophosphate reduced lead levels over 60/40 poly/ortho blend
- Transitioning from blended phosphate to orthophosphate beginning late 2024/early 2025. Current date is December 10, 2024.
- Chicago, DWC and the Village will be monitoring WQP during the transition
- Possible operational changes for increased turnover in towers and reservoirs
- Possible flushing of fire hydrants to distribute throughout the distribution system
- Localized concerns include:
  - Turbidity(cloudiness)
  - Color complaints(possible red tinted water) due to p-PO4 impacting iron pipes
  - Low Chlorine levels(disinfectant)

# Liberty Park Watermain

Dupage County with Village assistance hosted a town hall style meeting 11/2022

There are 2 distinct areas in Liberty Park

- East (Individual private wells)
- West (Community public well)

Surveys were sent to property owners and tallied in 2/2023. The results were not in favor of forming SSA's and connecting to the Westmont water system.

**West Side Community Well 332 Total Properties**

YES – 147 - 44%

NO – 67 - 20%

NO RESPONSE – 118 - 36%

**East Side Private Wells 172 Total Properties**

YES – 55 - 32%

NO – 60 - 35%

NO RESPONSE – 57 - 33%

# Liberty Park Watermain

## Resident Funding Plan

### Capital Cost Estimates

West Phase Improvements	Total Estimated Cost
Water Main Improvements	\$3,980,000
Private Side Services	\$1,896,000
Community Well Abandonment (2)	\$20,000
Well House Demolition	\$90,000
Storage Tank Demolition	\$240,000
Capital Cost Subtotal	\$6,226,000
Contingency (15%)	\$933,900
Legal and Engineering (20%)	\$1,245,200
<b>Total Estimated SSA Cost (West)</b>	<b>\$8,405,100</b>

Improvements include all new main, fire hydrants, valves, and appurtenances, and water services up to and including the meter. Unit price estimates are current for Village of Westmont.

East Phase Improvements	Total Estimated Cost
Water Main Improvements	\$3,230,000
Capital Cost Subtotal	\$3,230,000
Contingency (15%)	\$484,500
Legal and Construction Engineering (20%)	\$646,000
<b>Total Estimated SSA Cost (East)</b>	<b>\$4,360,500</b>

Improvements include all new main, fire hydrants, valves, and appurtenances, and water services up to and including the service box. Unit price estimates are current for Village of Westmont.

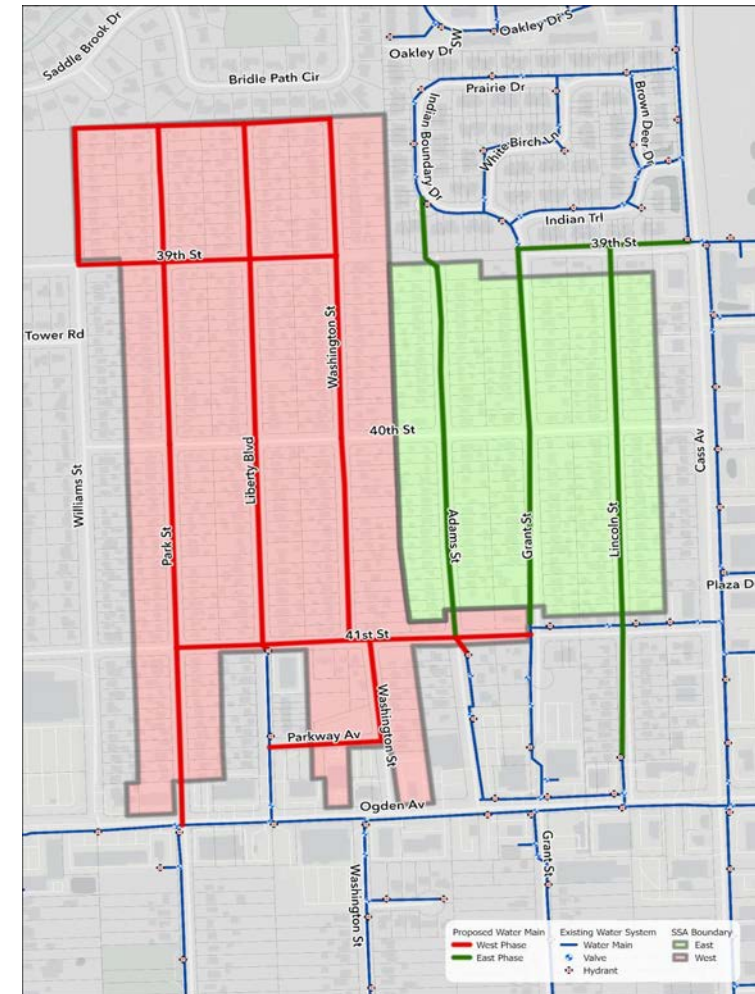
#### East Phase Direct Costs to Homeowner

Private side services and well abandonment estimated at \$6,000-\$8,000 per property.

The Village will waive connection fees for residents who connect at time of construction.

Connection fee for East Phase residents who connect later:

- 1-inch connection: \$1,250
- 1.5-inch connection: \$1,500
- 2-inch connection: \$2,000

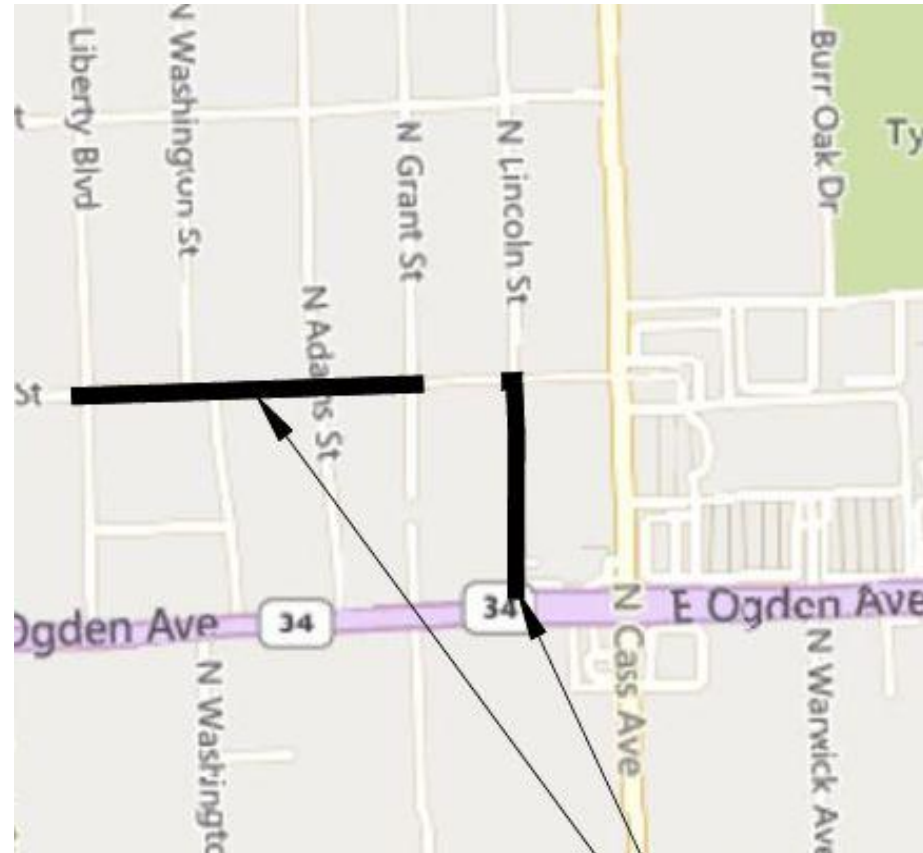


## Liberty Park Watermain

- The Village proactively filed funding nominations for State Revolving Funds to be ready for future issues if and when they arise on 3/7/2024.
- DuPage County allocated \$700,000 in ARPA funds to the Village.
- The Village will install ~2,000 feet of watermain to extend watermain in the area.
- Bid opening was 11/26/24.
- Miller Pipeline LLC. is the lowest responsive bidder at \$726,254.00. We ask that the Board award this contract at today's Village Board Meeting.

# Liberty Park Watermain

- Watermains to be installed.
  - N. Lincoln St. from Ogden Ave. to 41st St.
  - 41st St. from Grant St. to Liberty Blvd.
- Eliminates 3 dead ends in the distribution system.
- Increases fire protection in the area.
- 27 properties would be provided new access to Westmont water.
  - Annexation or Pre-annexation would be required



# Liberty Park Watermain: Next Steps

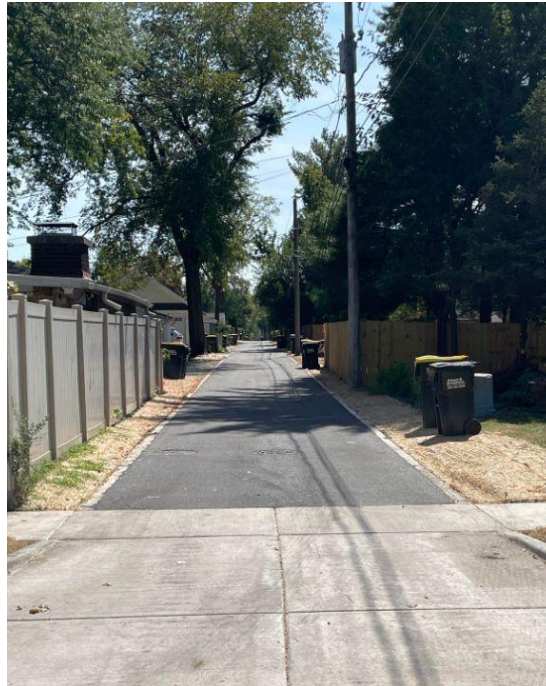
- The Liberty Park project was not selected for SRF on the current cycle.
- The Village plans to re-submit the Funding Nominations so that the project remains eligible for SRF.
- Decision Points:
  - If the project is selected for SRF, there is currently no mechanism for repayment.
  - A majority of the properties are unincorporated and not contiguous to Westmont.
  - May not be able to build West side watermain unless the existing community well system is abandoned.
- No decision required today, but.....



# Capital Improvement Project Update

The following 2024 projects are substantially complete:

- 2024 MFT Resurfacing Project
- Warwick Ave Watermain Improvements
- Residential Alley 12N (completed June 2024)
- Residential Alley 5S



# Capital Improvement Project Update

The following 2024 projects have not yet begun construction:

- ComEd Relocation 1 N. Cass (ComEd is the lead agency)- scheduled for Q2 2025
- Wilmette Sidewalk- Dallas to Quincy (Spring 2025)
- Farmingdale Streetlighting project
- Salt Dome
- Gateway Signs



# Division Reports

Chairperson

Public Works Director

Fleet/Facilities Division

Forestry & Grounds  
Division

Street Division

Underground Division

Water Division



# Fleet/Facilities Division

## Downtown Street Lights Update:

After the survey was completed, we have a winner with the Euro light. Our consultant has moved forward with the photometrics and placement of the lights.

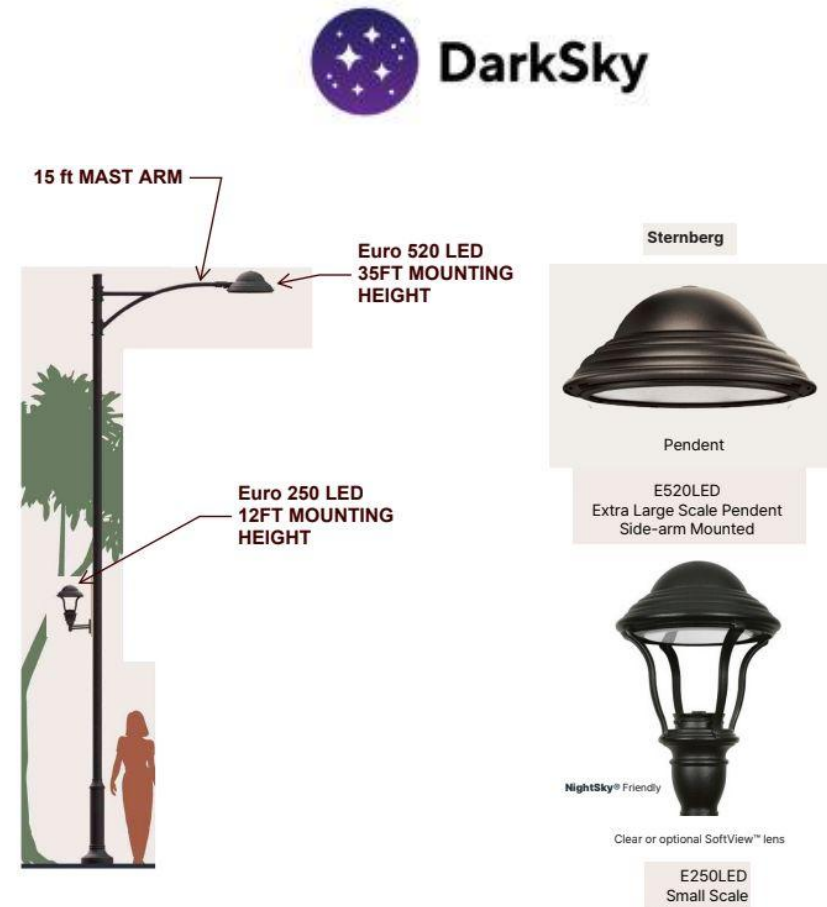
Updates were provided to EIC at the November and December meetings.

## Fleet Vehicle Update:

Fleet is gearing up for snow (100% up and running right now).

Fleet is about 10% complete with the modem upgrades on Public Safety vehicles.

New Pre-wet deicing system is up and running.



# Forestry & Grounds Division

## Holiday Decorations





## New Artificial Wreaths with Lights!

- Why Artificial?
  - Appearance (no early browning)
  - Cost (long term)
- Total Cost \$27,053
- Proposal for annual live wreaths 2024 \$23,033
- This year -\$4,020
- 10 year warranty on wreaths, 1 year on ribbons
- Savings over 10 years-  
**\$155,580 - \$230,330**



## Downtown Enhancement Lights & Wreaths



# Fall Tree Planting

- 283 trees planted
  - 17 different species
  - 61 different sub-species
- Many trees planted in locations that have never been planted before
- Numerous resident inquiries



## Tile Shop Lot



## Naperville/Chicago Triangle





# Private Property Tree Planting Incentive Program

28 Applicants (26 Approved for Planting)

Completed plantings:



# Street Division

Safe Step will be completing work intown SW.

Road patching on various streets.

Downtown brick paver maintenance ongoing.

Sign Shop Activities- 10 miles of paint



# Underground Division

61st & Williams insertion valve



# Underground Division

- Arlington storm sewer extension (approximately 150 feet of pipe added to help with drainage)

- Since September 1st

- 6 main breaks repaired
- 19 broken curb boxes replaced
- 4 fire hydrants repaired and 1 replaced
- Currently cleaning and jetting storm sewers in the southeast side of town



# Water Division

North Water Tower - Awarded to Caldwell Tanks Inc.

- Site work to begin Winter 2024/25
- Anticipated completion summer of 2026

Water Treatment Plant Rehabilitation

- High Service Pump replacements with Variable Frequency Drives
- Standby Generator
- Updated SCADA and Instrumentation
- New water disinfection system
- Scheduled for 2025-2027



# Watermain Projects

## 41St/Lincoln St Watermain Extensions

- Bid Opening was 11/26/24
- Miller Pipeline LLC was lowest responsive bidder
- Construction in late winter/early spring 2025
- \$700,000 ARPA funding from DuPage County

## N Washington/W Traube Improvements(watermain and stormwater)

- ~5,200' of 8" PVC watermain
- 90% Design plans complete
- Advertise for Bid early 2025
- Construction Spring, Summer and Fall 2025

# Questions?



**Thank you for attending!**



Fire Department Headquarters  
Facility Evaluation  
Board Presentation  
December 5, 2024

- PROJECT PROGRESS
- FACILITY EVALUATION SUMMARY
- SURVEY RESULTS
- PROPOSED MISSION STATEMENT & PROJECT GOALS
- CONSIDERATIONS
- NEXT STEPS
- Q & A

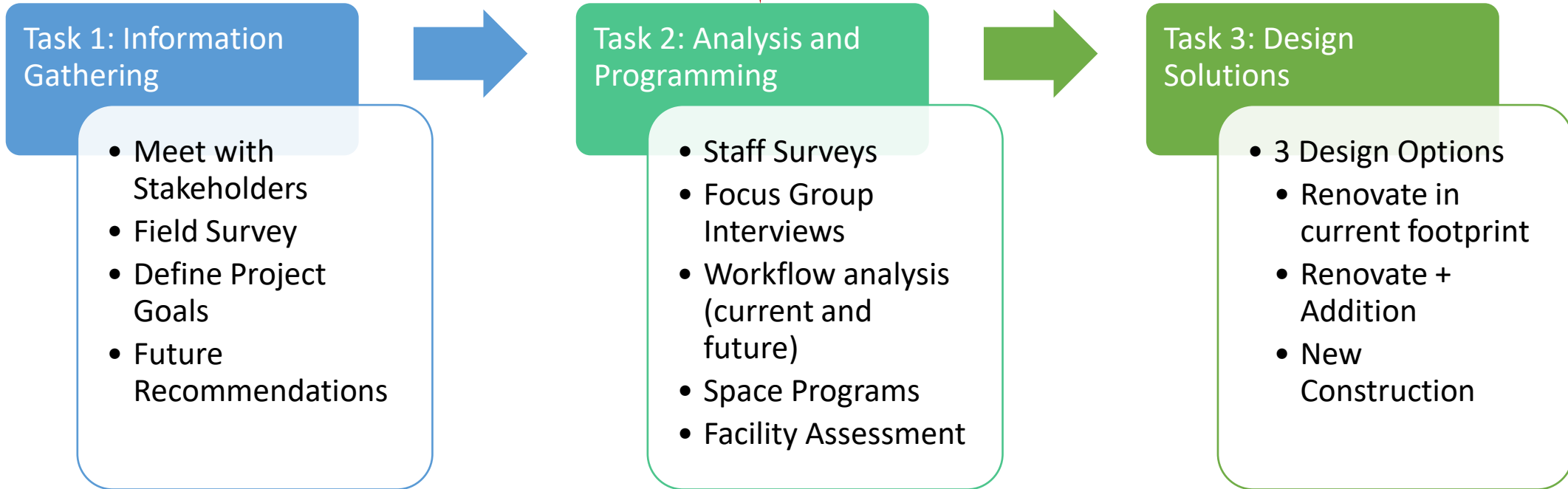




PROJECT PROGRESS

0%

100%



### Due Diligence Report

Conducted field survey of Station 183 by the following disciplines: Architecture, Mechanical/Electrical/Plumbing/Fire Protection, Structural

Held focus group sessions with staff. Gathered input from all ranks

Conducted online, anonymous survey of Administration staff and Fire Fighting staff (46 respondents)

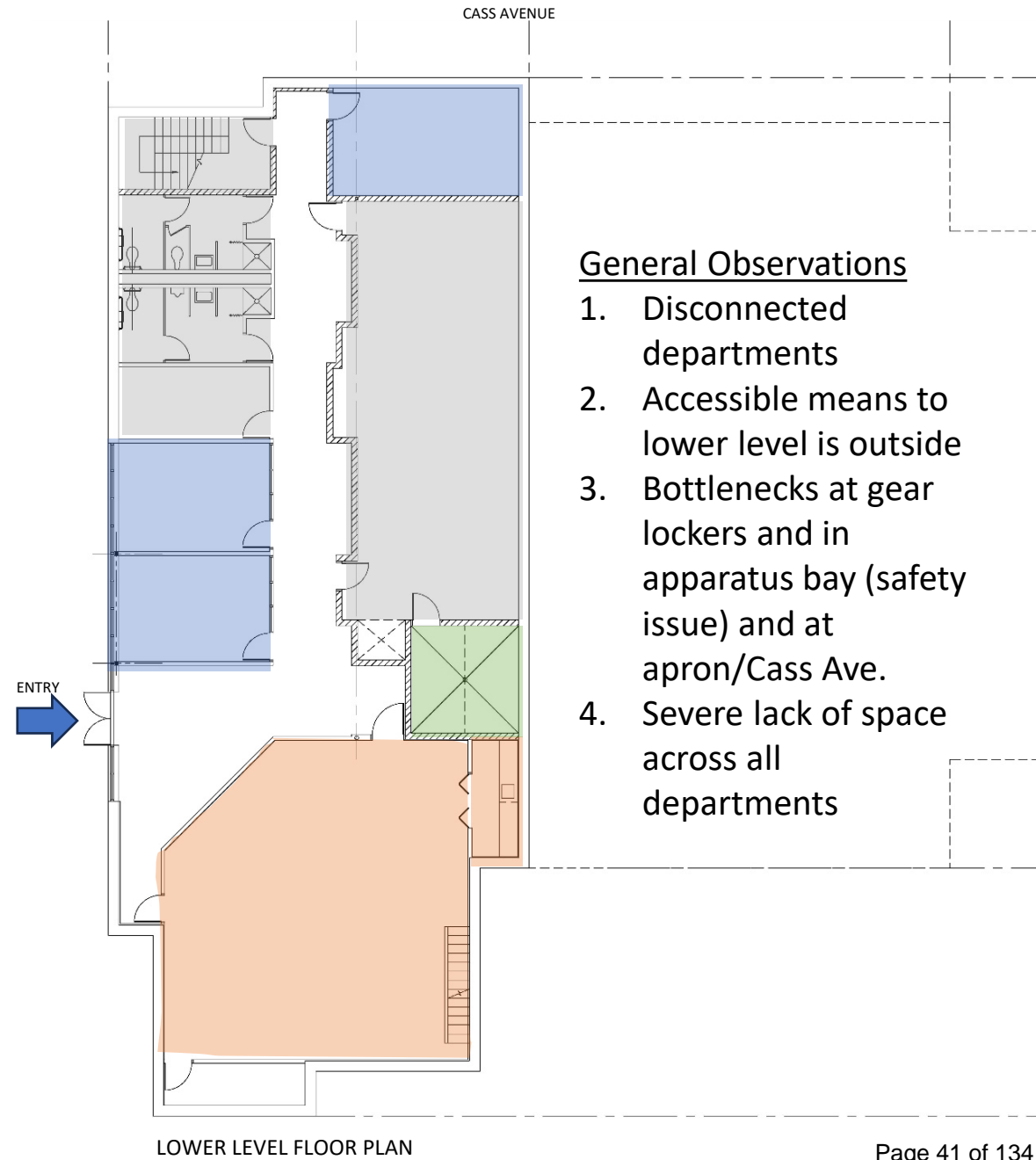
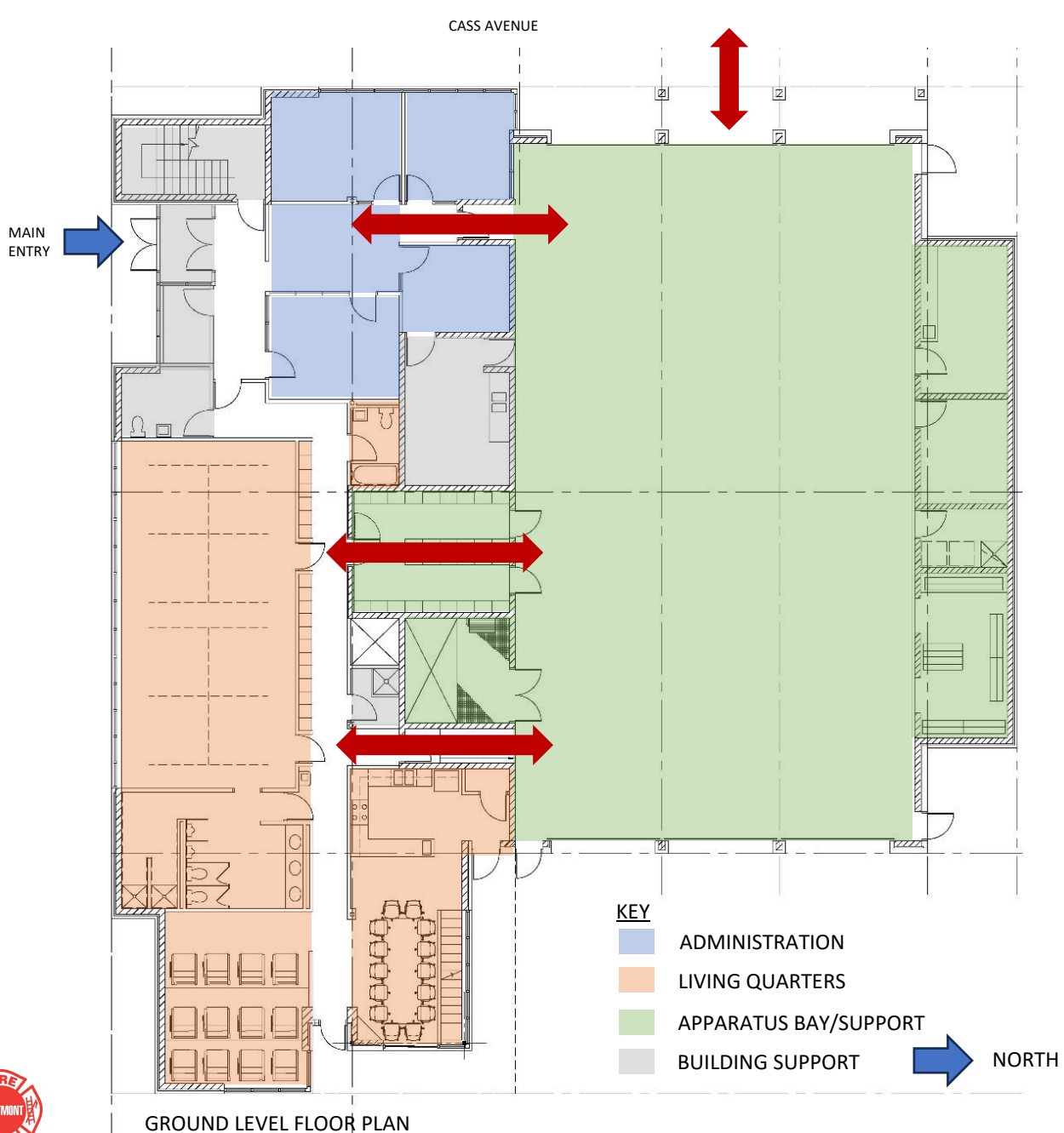




# FACILITY EVALUATION SUMMARY



# EXISTING FLOOR PLANS



## General Observations

1. Disconnected departments
2. Accessible means to lower level is outside
3. Bottlenecks at gear lockers and in apparatus bay (safety issue) and at apron/Cass Ave.
4. Severe lack of space across all departments

# FACILITY ASSESSMENT SUMMARY

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8. There is a triple oil basin in place in the Apparatus Bay area.
9. There is an emergency shower with eyewash station in the Apparatus Bay area.
10. The Apparatus Bays have trench drains in the middle of the bay.
11. There is a sink with gooseneck faucet in the Training Room.
12. There is a drinking fountain with bottle filler in the basement corridor.
13. There is a double bowl sink and a single bowl sink in the kitchen.
14. The first floor newly renovated restrooms have wall mounted urinals with sensor type flush valve, wall mounted water closet with sensor type flush valve, showers, and countertop lavatories. They all appear to be in good condition. The faucets are sensor type and single lever type. The restrooms have floor drains.
15. There is a mop basin on the first.
16. The basement restrooms have wall mounted urinals with manual flush valve, wall mounted water closets with manual flush valve, and wall mounted lavatories. The restrooms have floor drains. All plumbing fixtures are aged.
17. There is an internal roof drainage system with roof drains on the roof.

#### Fire Protection

1. There is a fire sprinkler system riser under the stairs down in the basement with double check detector backflow preventer.
2. It appears that the fire sprinkler system is a wet system.
3. The existing sprinklers are semi-recessed type in ceiling and up-right type in open ceiling areas.
4. It appears that the fire sprinkler coverage is adequate.



Triple Oil Basin



Emergency Shower



Trench Drain in Apparatus Bay

## OBSERVATIONS AND RECOMMENDATIONS

### Site Observations

We observed several structural elements around the site which have been damaged and/or failed. At a man-door in the exterior wall of the apparatus bay, the sidewalk appeared to have settled differentially from the superstructure (photo 2). The result was a non-flush transition which could pose a tripping hazard.

Due to the basement entrance, a conglomeration of stairs, ramps, and retaining walls are present on the site. We observed damage to the stairs and ramps including concrete spalling (photo 3) and exposed rebar (photo 4). We also observed hand rail failures caused by both corrosion (photo 5) and impact (photo 6). Finally, a segmented retaining wall had failed at the basement entrance. The wall had rotated and translated due to the horizontal earth-pressure in excess of the wall's capacity (photo 7).

In order for continued use, as originally intended, we recommend that the stairs, ramps, and retaining wall be replaced. While the stairs and ramp could be replaced in-kind, we recommend the segmented retaining wall be replaced with a cast-in-place concrete one. As an alternative, the ramp and stairs could be demolished and replaced with only a retaining wall, turning the lower level into an outdoor patio space in lieu of a second entrance into the fire station.

### Exterior Envelope Observations

The exterior envelope was in a variable condition. From a structural standpoint, the damage was minor and can be repaired with a regular maintenance program. The observed damage included minor corrosion at steel lintels (photo 8). We recommend steel lintels exhibiting signs of corrosion be exposed, scraped, primed, and painted before masonry reinstallation with stainless steel flashing, end dams, and cell vent weeps.

We observed damage to the masonry itself. Included was water staining and deteriorated mortar (photo 9) and failed attempts at tuckpointing (photo 10). We recommend that the facade be reviewed and localized tuckpointing occur where deterioration is found. We also observed masonry cracks, and masonry spalling around the perimeter of the building. The masonry cracks were primarily found at columns between the overhead doors of the apparatus bay (photo 11). It is our opinion these cracks are non-structural and are due to the differential movement of the steel column and the clay brick masonry which surrounds it. We recommend the masonry be rebuilt with adjustable masonry



Photo 2: View of exterior concrete settling



Photo 3: View of spalled concrete due to damage



Photo 4: View of exposed rebar at spalled concrete due to corrosion

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## MAIN IDEA NUMBER X: ELECTRICAL SYSTEMS

### I. OVERVIEW

#### A. Purpose

Dickerson Engineering, Inc. has performed a site observation of the existing electrical systems currently in place at the current Westmont Fire Station # 2 at 6016 S Cass.

The goal of the engineering survey is to observe and document the viewable existing electrical systems currently in place. The information provided within this report is accompanied by digital photographs of the existing conditions. Field notes/plans are provided as a separate attachment to this report. This report shall be used in conjunction with the architectural due diligence in developing and finalizing the scope of work for the proposed project.

#### B. Facility Conditions

The location visited is an operating Fire Station with three double sided truck bays, existing kitchen, day room, bunk room, showers and offices on the ground floor with a lower level of offices, emergency communication office, mechanical room, washroom, hose tower and workout room/training facility. The building does not have an elevator.

#### C. Survey Conditions

Dickerson Engineering, Inc. conducted a field observation at this location on September 18th, 2024. There were no existing MEP drawings of the existing space made available prior to the time of the survey and none were found on site. The existing buildings are old and appear to be built with two or three additions to the original fire house.

Our investigation did not include any additional destructive survey and investigations or removal of enclosure covers. This organization is not licensed or insured to access any system, equipment, cabinet, or device that may cause loss of functionality, damage, or impair the continued facility operations.

### II. ENGINEERING SYSTEMS SUMMARY

#### A. Electrical Systems

There is a single existing electrical service feed station. It is fed from a pad mounted transformer grade adjacent to the truck bays. The electrical is underground to a CT metering cabinet with 230/232/488. The incoming service is 120/208/4 wire and rated at 600A. The power enters the rear of the apparatus bays. It is routed underground to a basement mechanical room where it enters a distribution panel on the north wall. The Main Distribution Panel (MDP) is a Square D I line which is rated at 1,400A and 600A. It has two service disconnects with one at 400A-3P feeding the automatic and panel EDP and the other at 225A-3P feeding Panel LDP4 is not back up by generator power.

The Emergency Generator is a natural gas fired 1534012 100 KW/125 KVA generator with a pressure switch overcurrent protective device located in a weather resistant housing adjacent to the Utility transformer. The generator source is fed from the rear of the building's electrical room in the basement and is not a tap meter. This should have a separate natural gas disconnect so natural gas feed to generator can be disconnected during shutdown of gas supply due to main Generator feeds a 400A-3P 120/208 Volt, 3 Phase Automatic Transfer Switch (ATS) OTECC-1 feeds distribution panel EDP. The generator switch were installed in 2016 and are about generator annunciator is located in the mechanical room.

Panel EDP is a Square D I line main lug only 400A at 120/208V, 3PH, 4W, 400A with (3) feeding panels LDP1, LDP2 and LDP3. There are spaces in the panel.

Panel LDP1 is a Square D NQOD series panel 225A-3P main circuit breaker panel with 42 series circuit breakers. This panel feeds generator receptacle circuits.

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05 Main Distribution Panel MDP



06 Outdoor Generator Nameplate



07 Onan Backup Emergency Generator



08 Generator Main Switch Enclosure

MAIN IDEA NUMBER 5

MAIN IDEA NUMBER 5

MAIN IDEA NUMBER 5

BMS DESIGN GROUP | WORKPLACE RECOMMENDATIONS REPORT



**Architectural Summary**

Rebuild hose tower to resolve water infiltration problems.	Railing and sidewalk removed and completely replaced. Repair existing foundation walls (water infiltration) and re-grade as needed.
Replace all windows. Current windows are original and single pane glazing.	Replace the metal panel throughout the building to resolve water infiltration issues.
Existing Overhead doors cannot be modified without significant structural re-work of the building.	Hallway between bunk room and gear room is cramped and narrow due to lockers- egress issue and efficiency issue
Decontamination zone is needed between app bay and living quarters	Restroom is needed off of bay floor
Cross contamination concerns (laundry, storage & restrooms)	No privacy in bunk room- causing poor sleep
Unequal facilities for men and women	Exhaust filter system (bay floor)
Mold concerns	Comments on respiratory irritation when sleeping in bunk room



**MEP/FP Summary**

The existing electrical service is in maintainable condition and has capacity for future expansion.

Existing combustion ductwork does not meet current code.

Infrared heaters are damaged - are these functioning? In need of replacement?

Code required economizer does not meet code for the air handling units and is not operational.

Recommend replacement of all original existing HVAC equipment and plumbing systems to bring them up to code

There are no code required CO/NO2 sensors and exhaust system.

There is no hood in the existing kitchen or make up air unit.

Recommend replacement of all original existing HVAC equipment and plumbing systems to bring them up to code

**Structural Summary**

The exterior envelope is in variable condition.

Tuckpointing and exterior masonry repair.

Masonry cracks appear to be nonstructural.

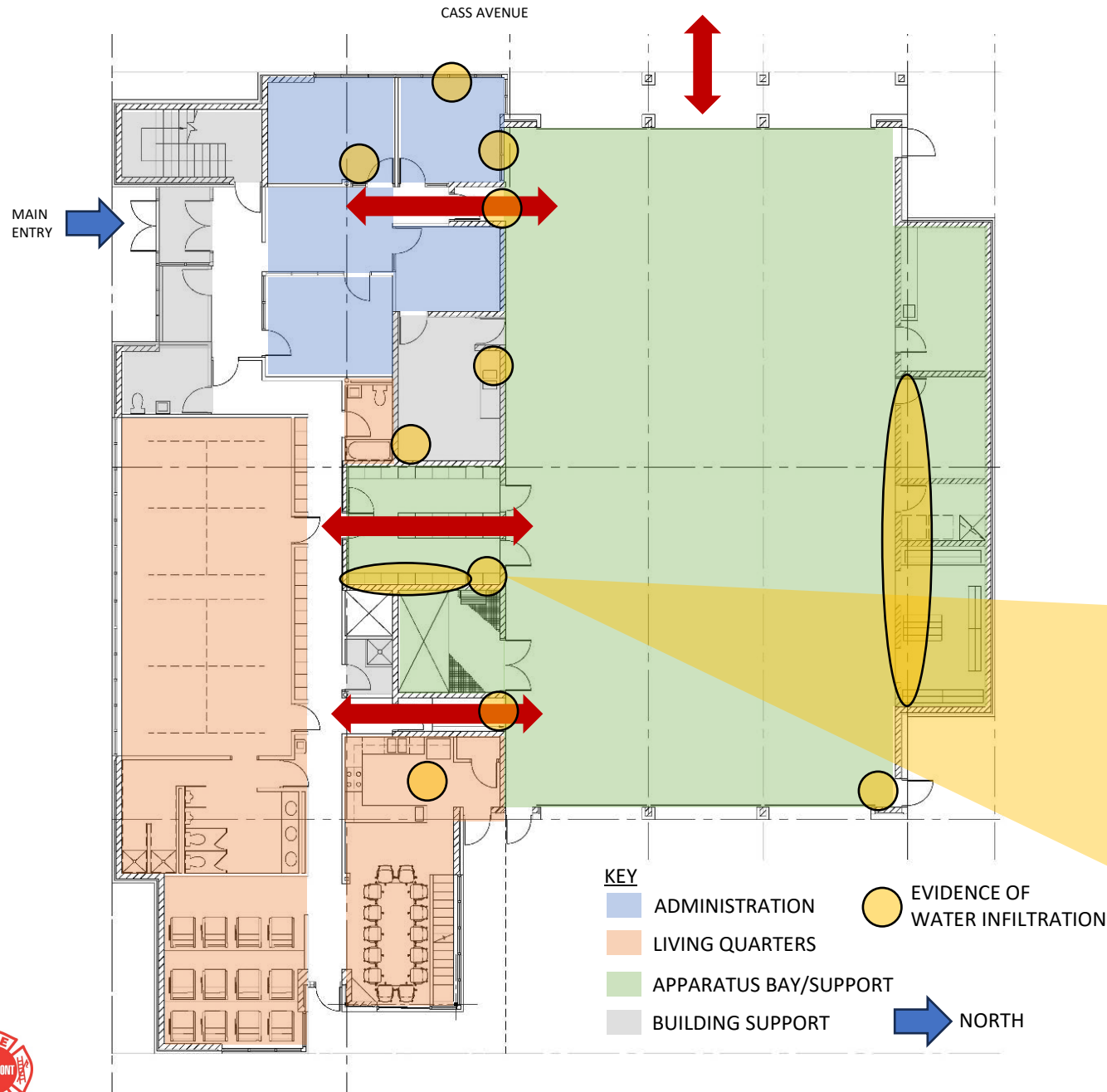
Corrosion on various exterior materials.

Believe original cladding design is the cause of the water infiltration Brick and metal paneling details may be causing the water infiltration.

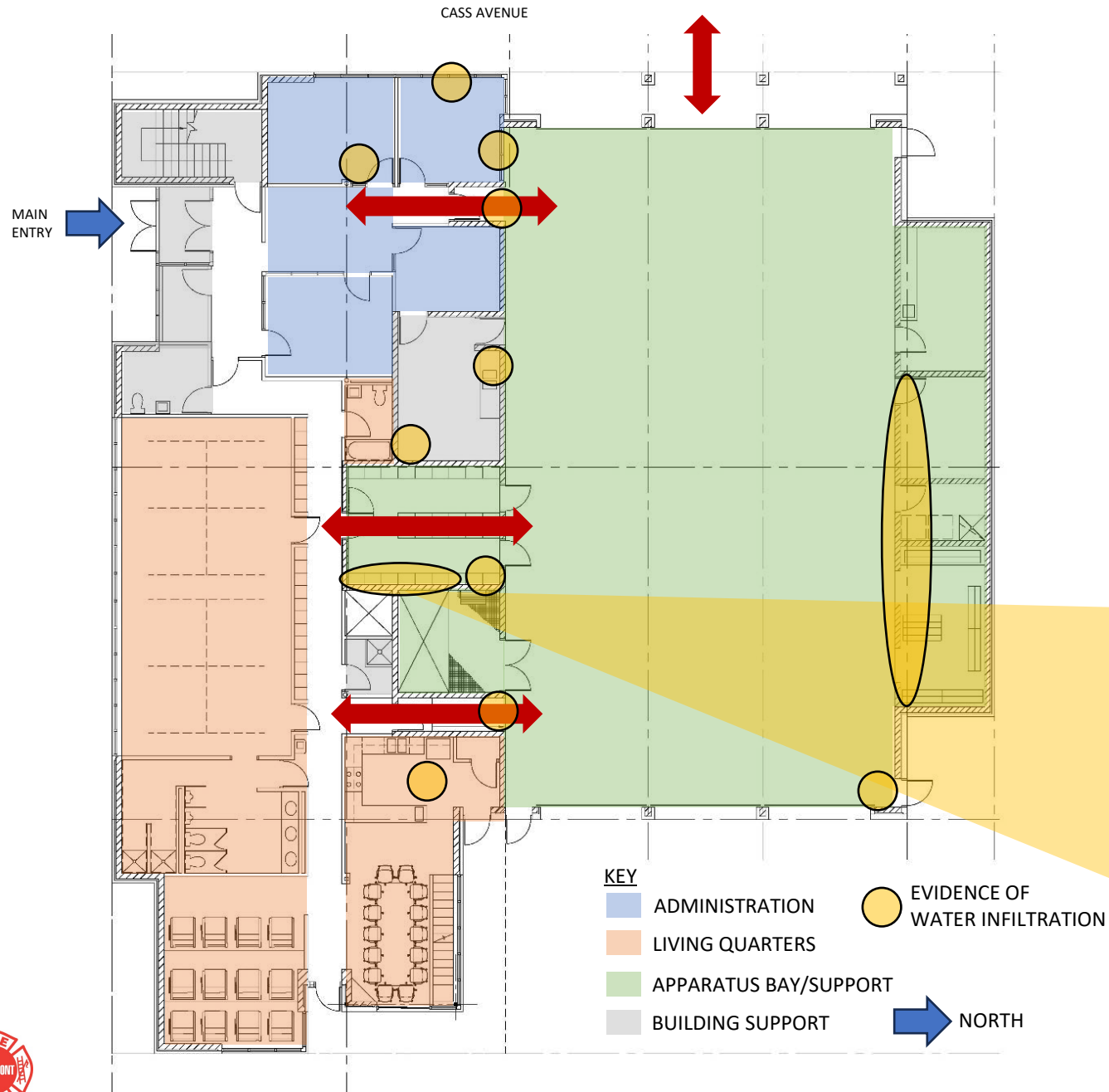
Water infiltration has not been too severe on structure overtime will cause failures.



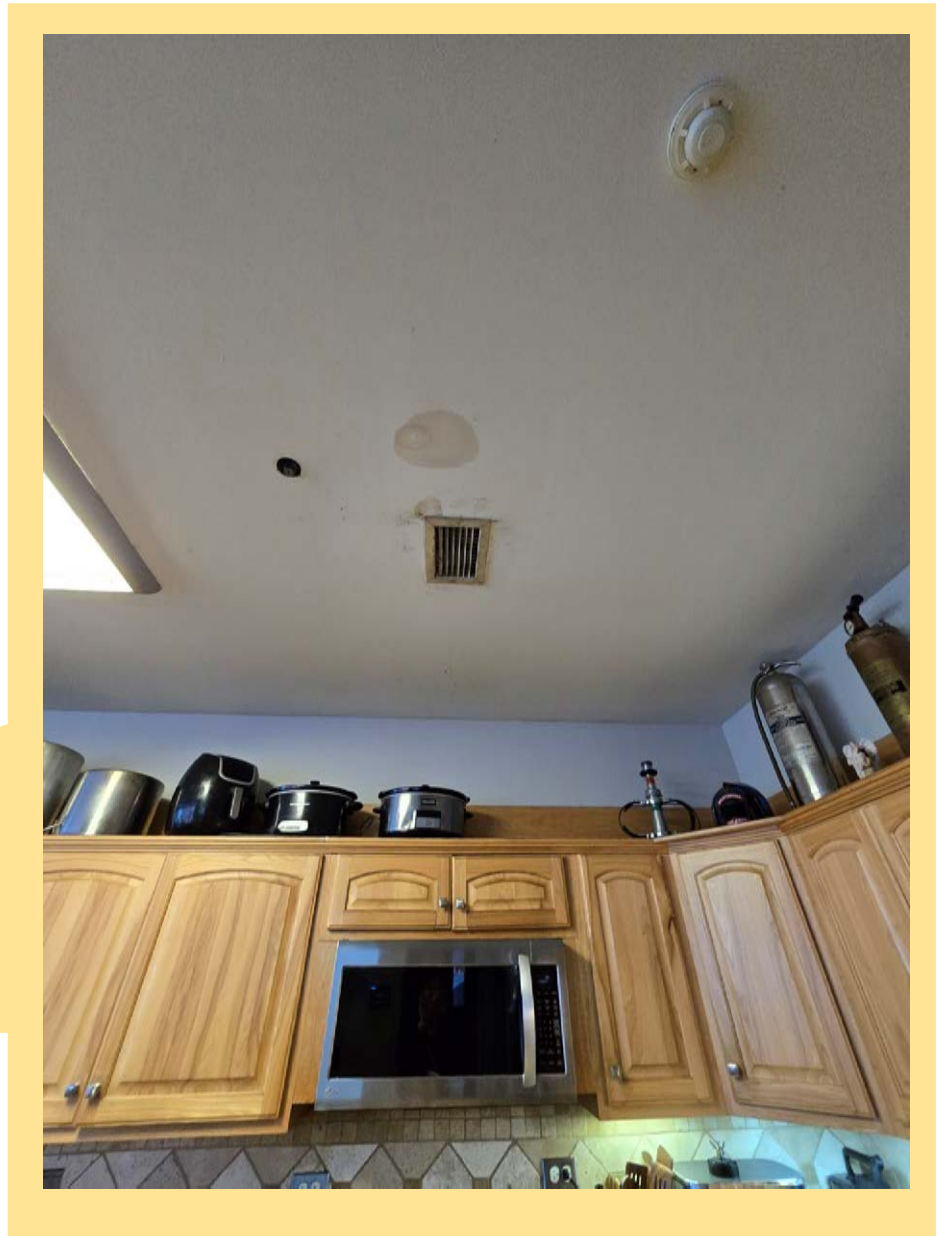
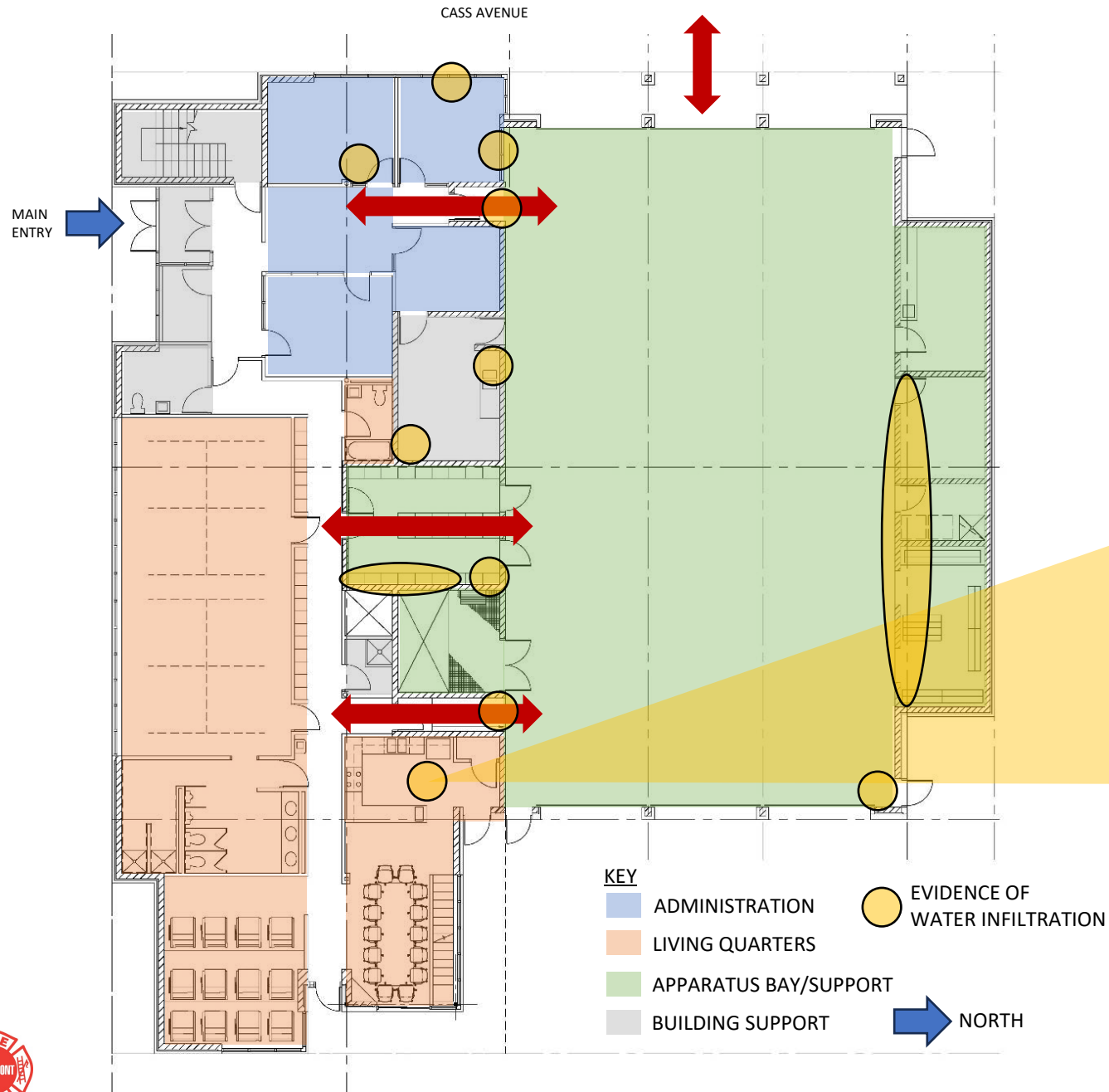
# GROUND LEVEL FLOOR PLAN- WATER INFILTRATION



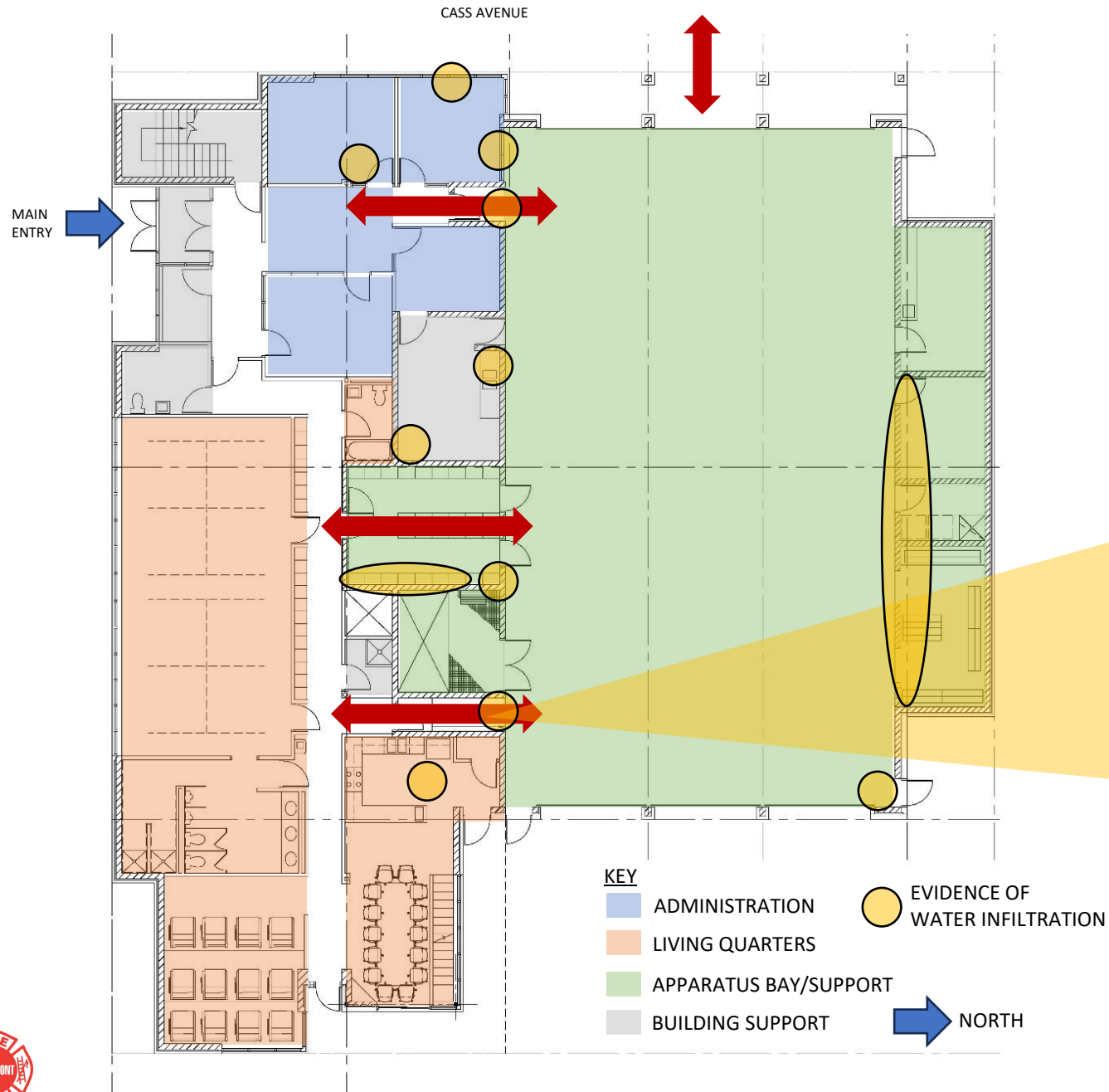
# GROUND LEVEL FLOOR PLAN- WATER INFILTRATION



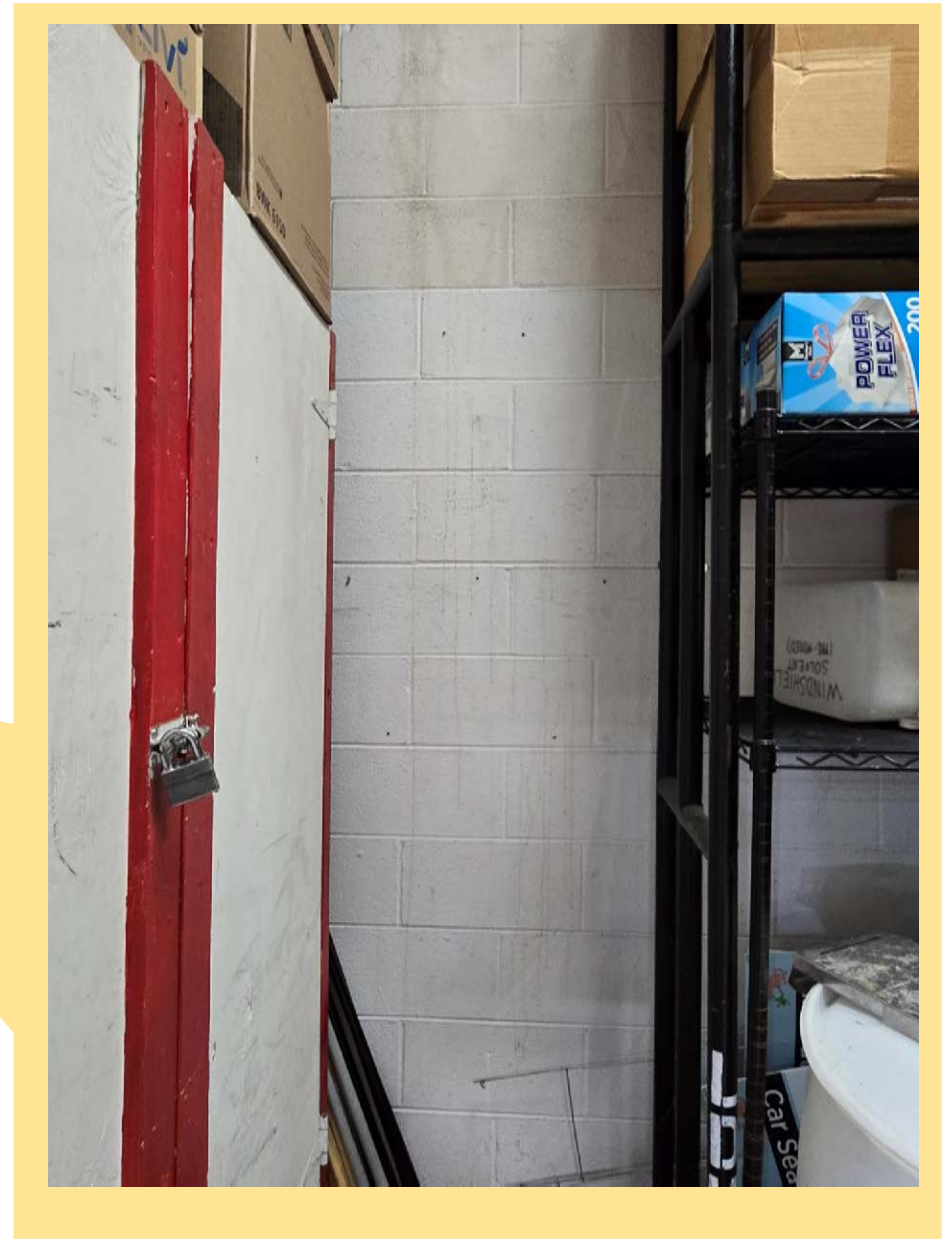
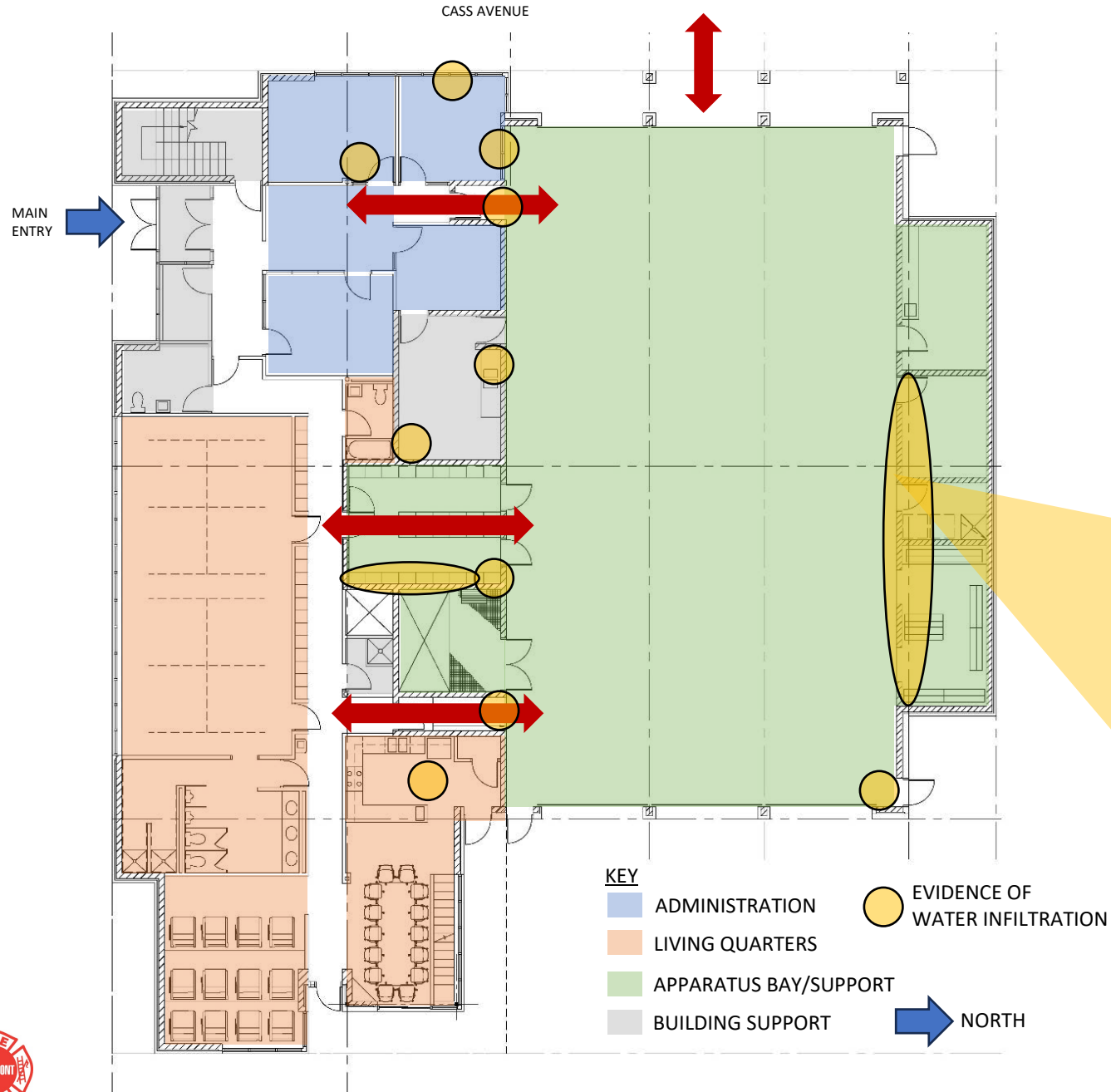
# GROUND LEVEL FLOOR PLAN- WATER INFILTRATION



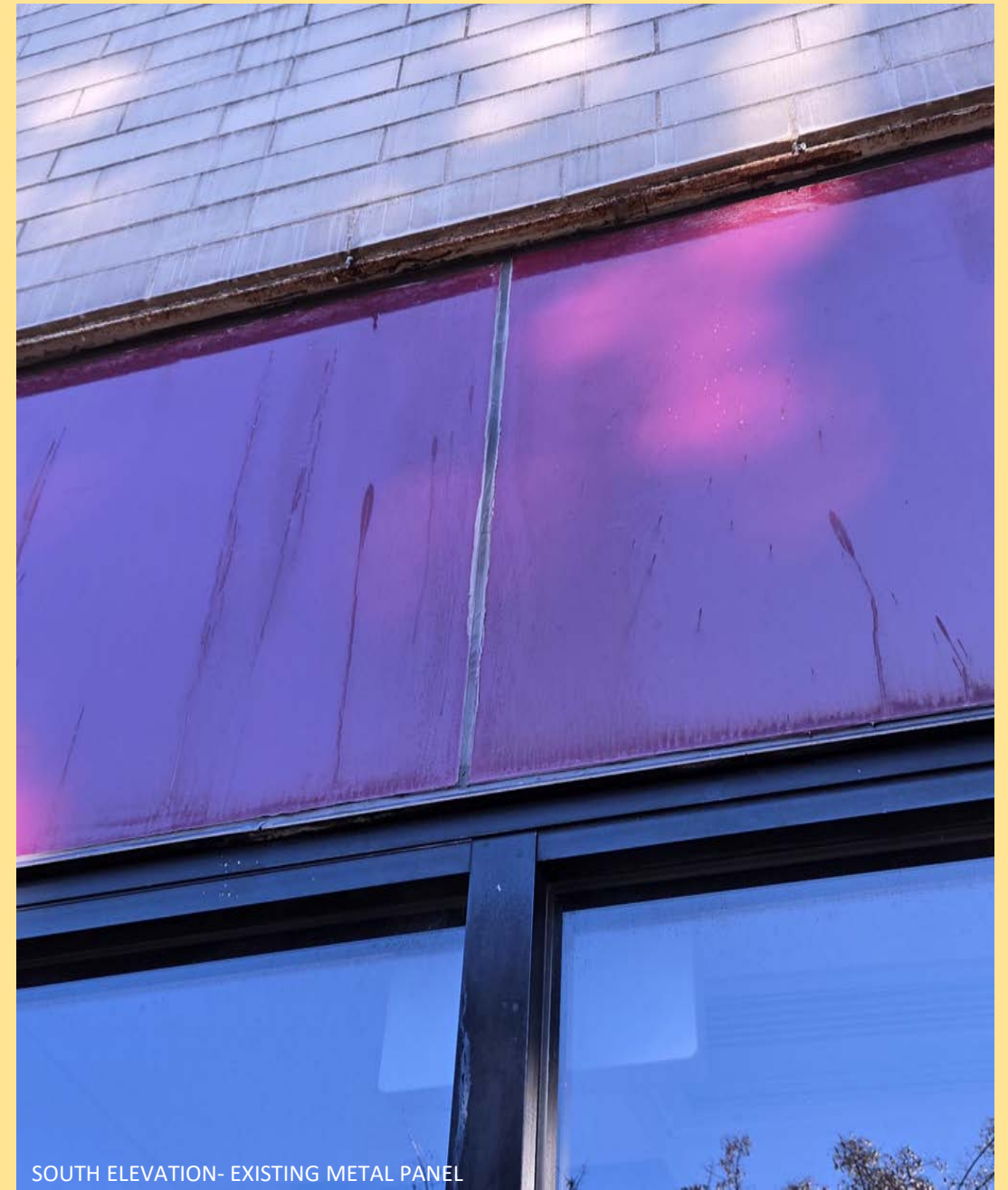
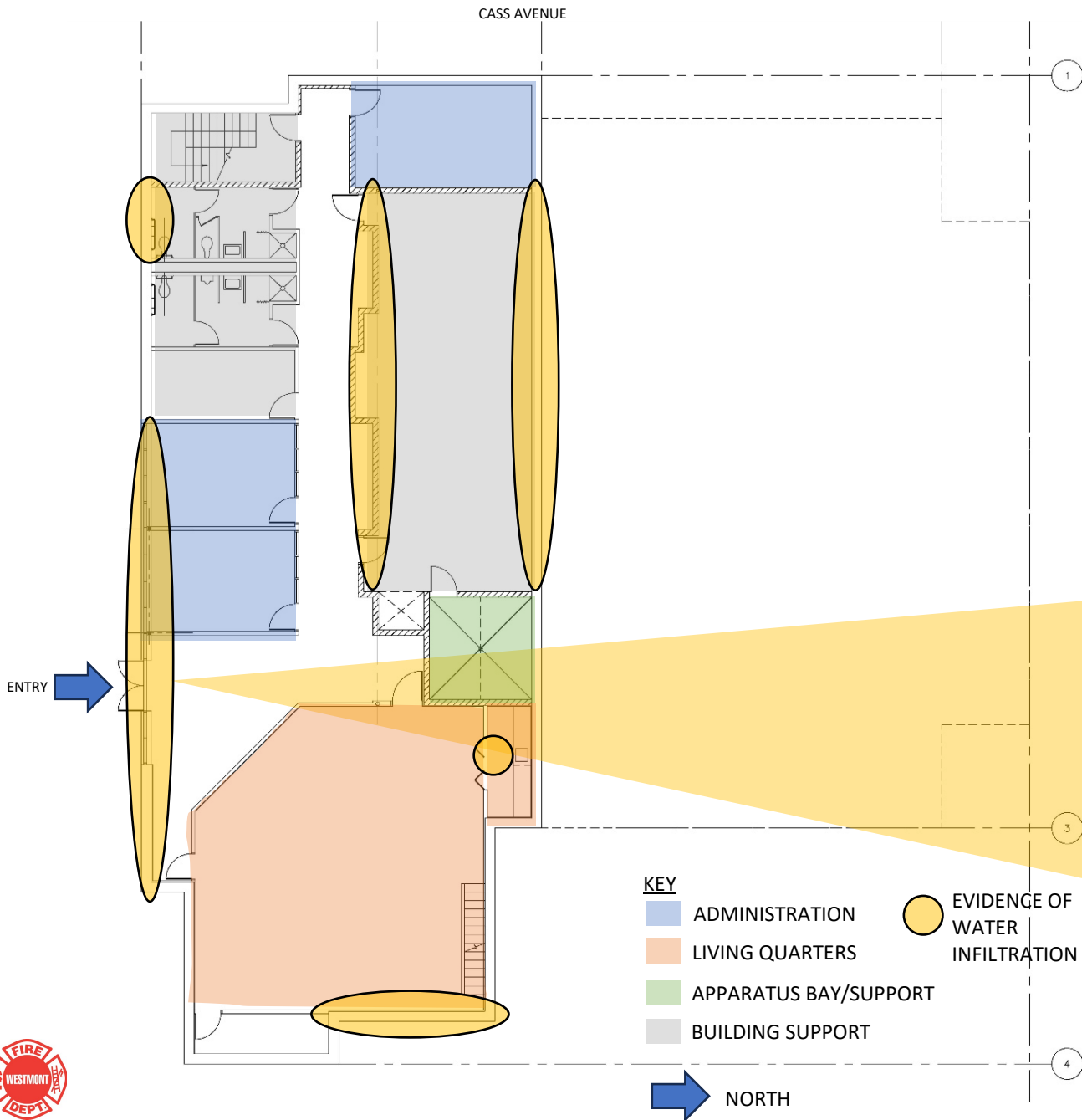
# GROUND LEVEL FLOOR PLAN- WATER INFILTRATION



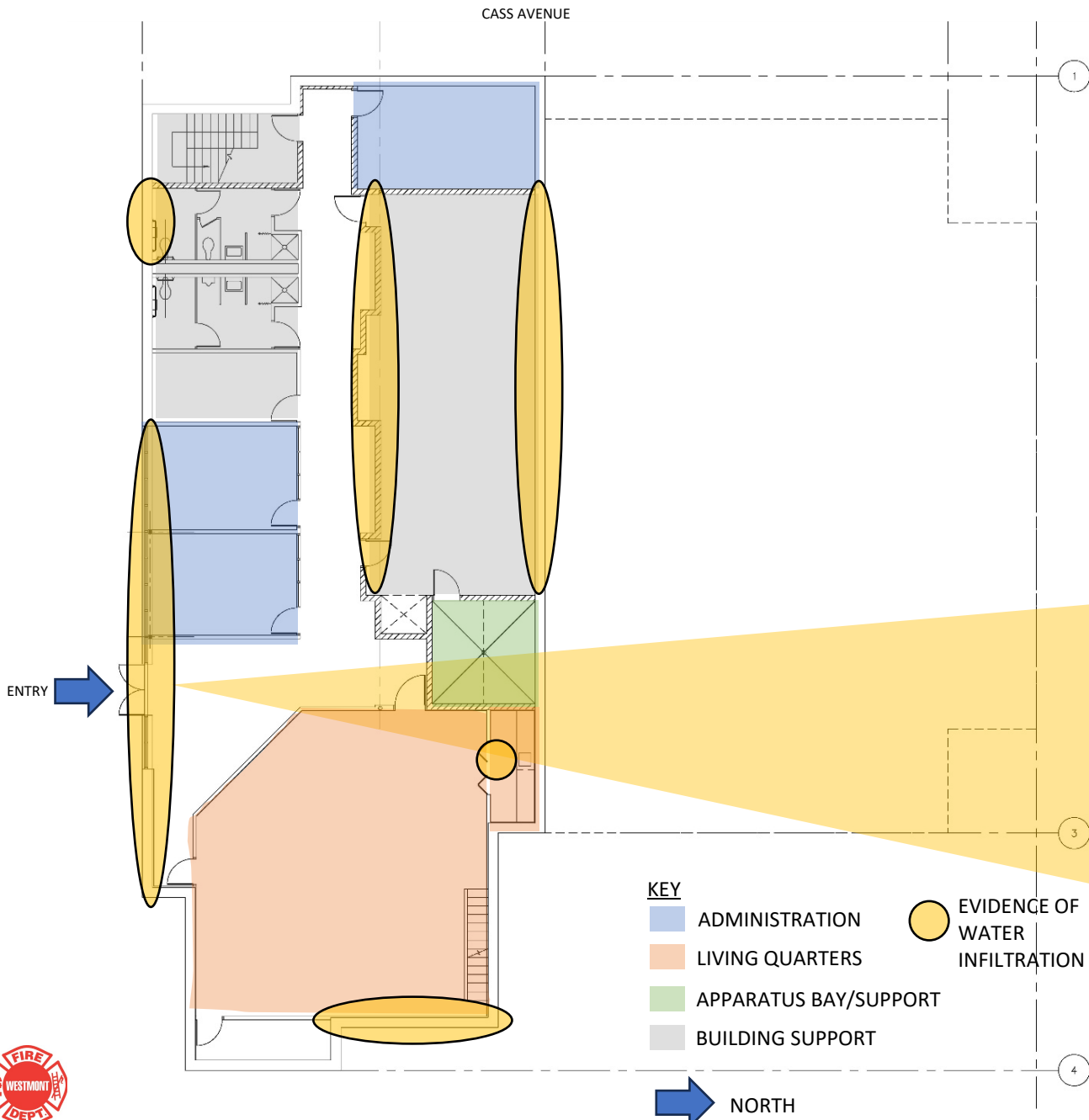
# GROUND LEVEL FLOOR PLAN- WATER INFILTRATION



# EXISTING LOWER LEVEL FLOOR PLAN



# EXISTING LOWER LEVEL FLOOR PLAN



SOUTH ELEVATION- WATER INFILTRATION



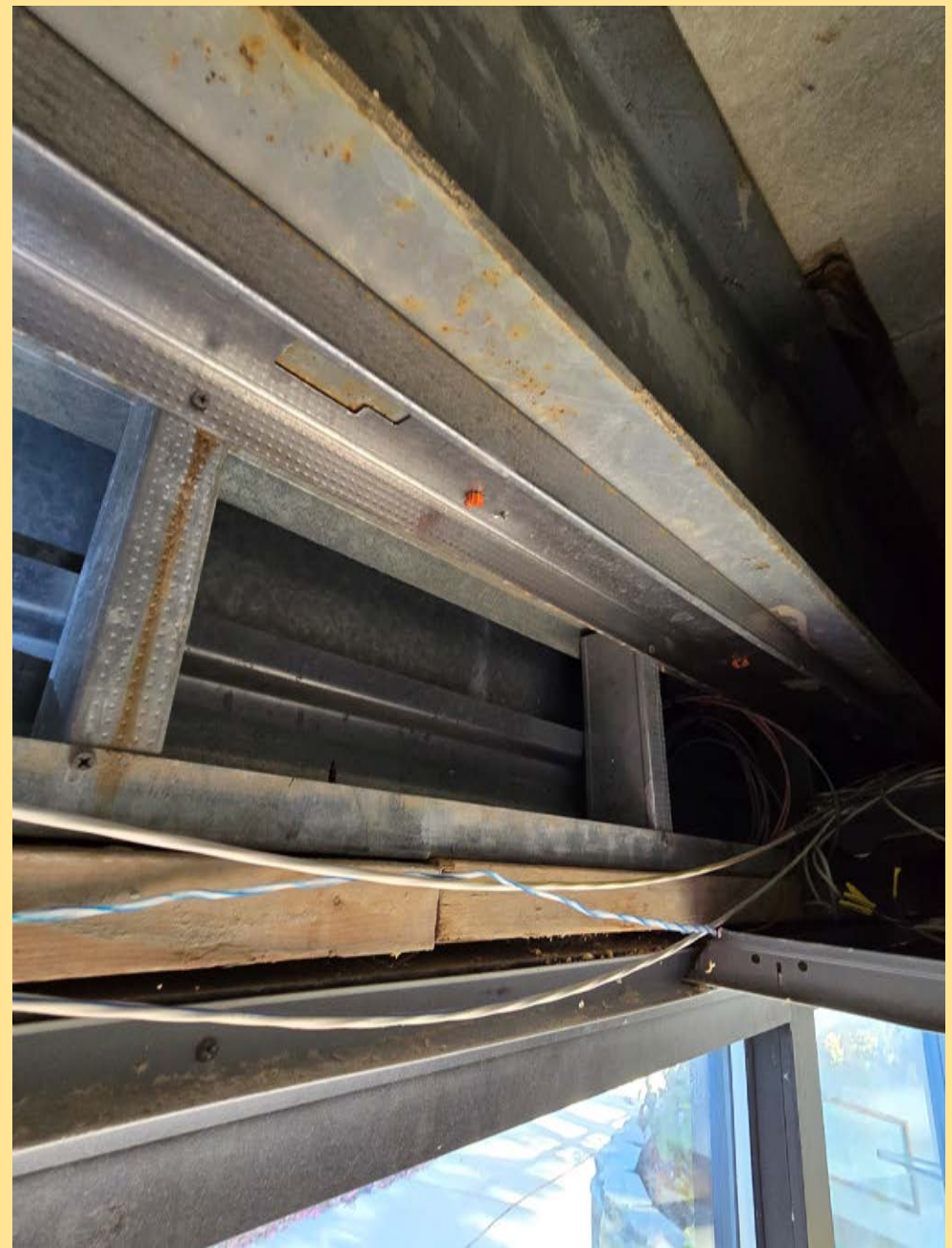
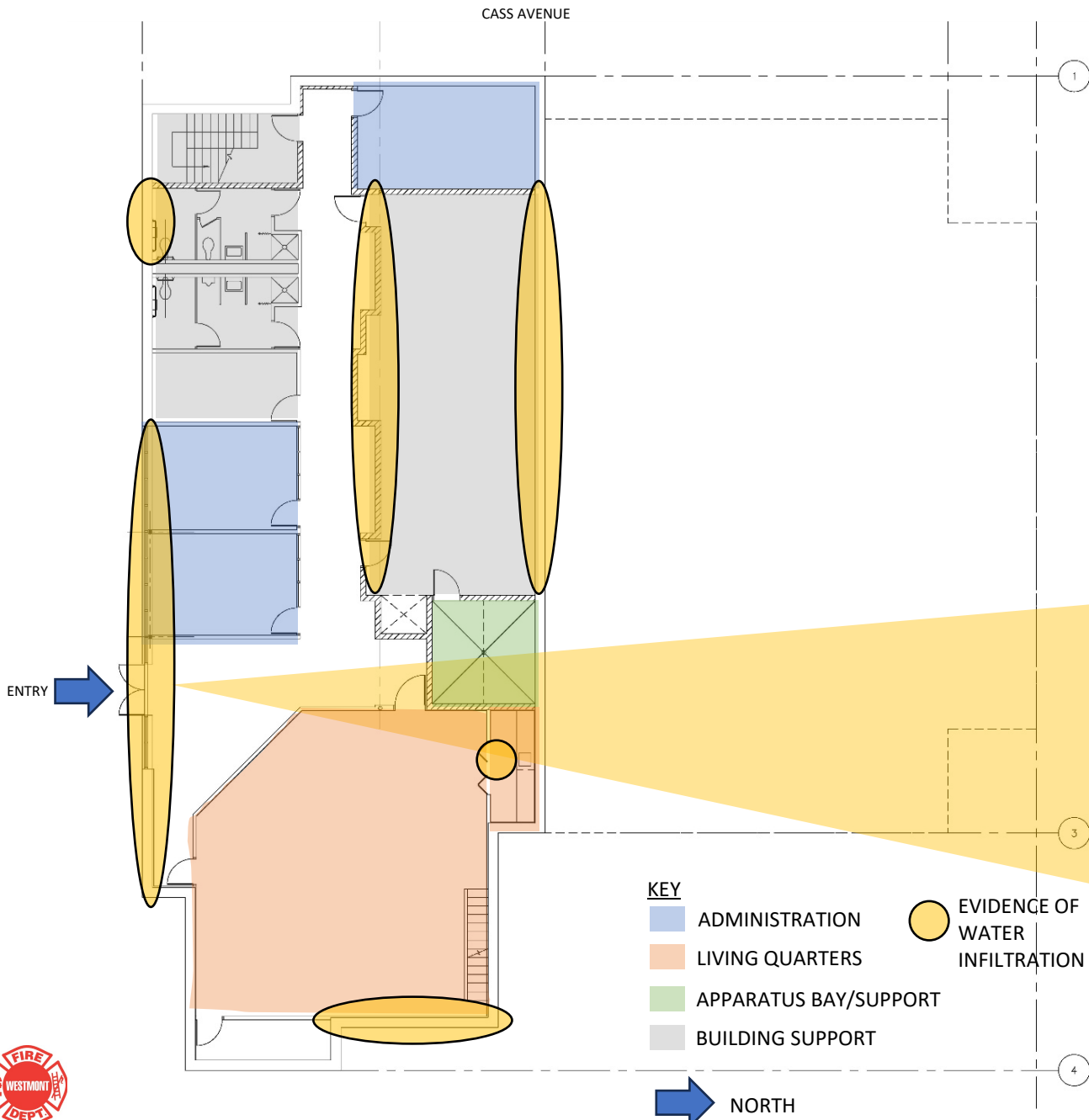
SOUTH ELEVATION- CORROSION



SOUTH ELEVATION- CORROSION



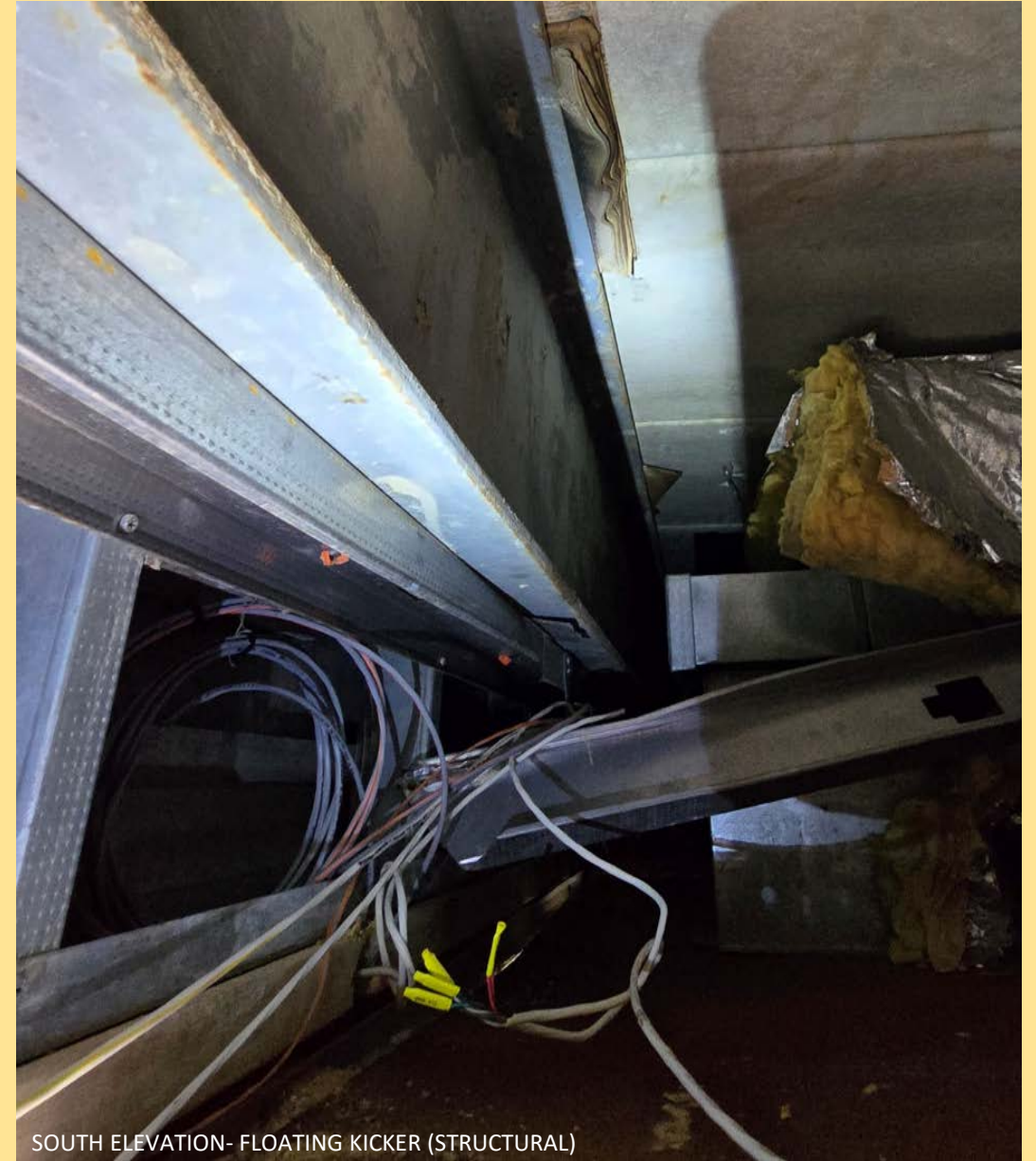
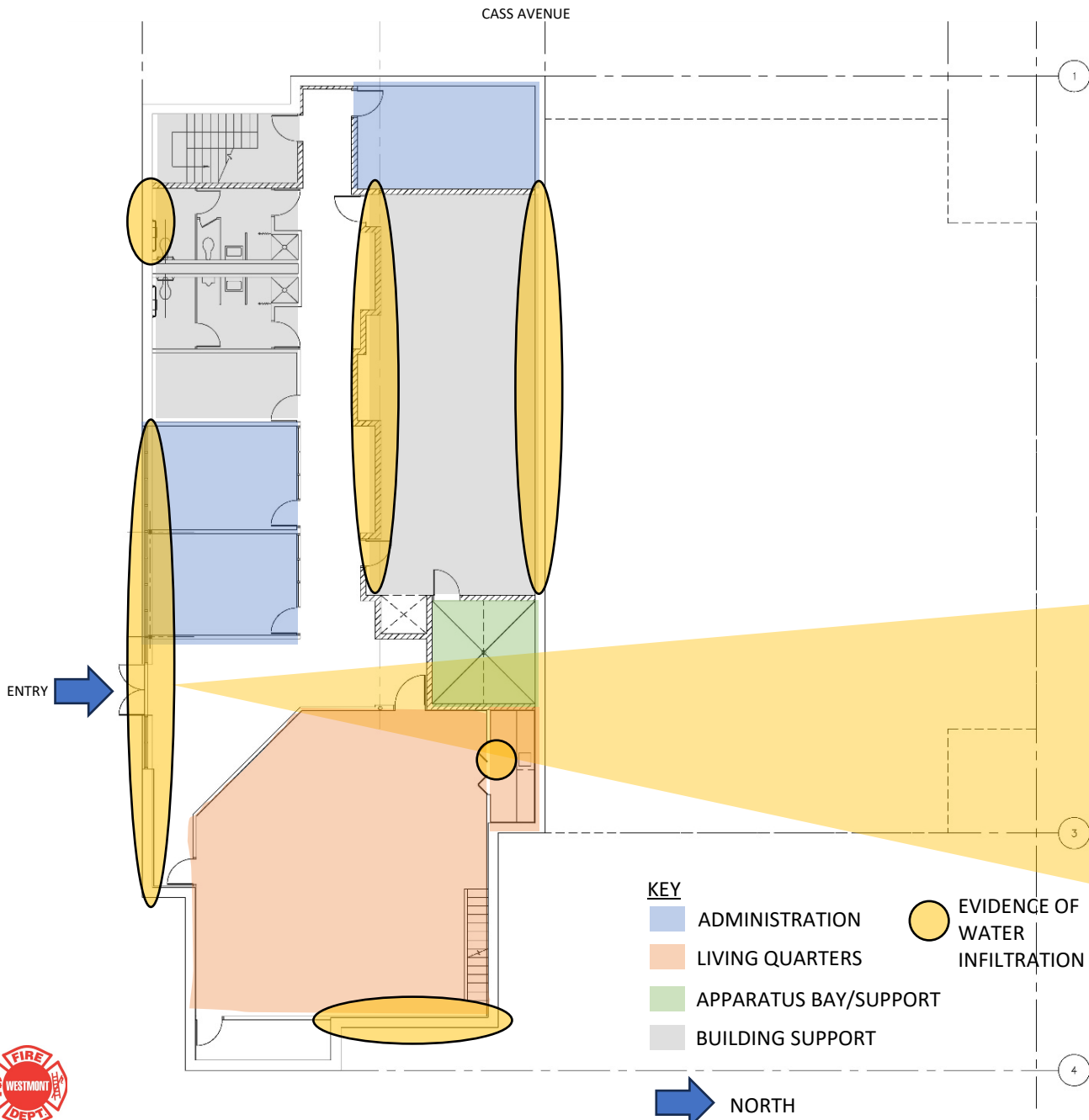
# EXISTING LOWER LEVEL FLOOR PLAN



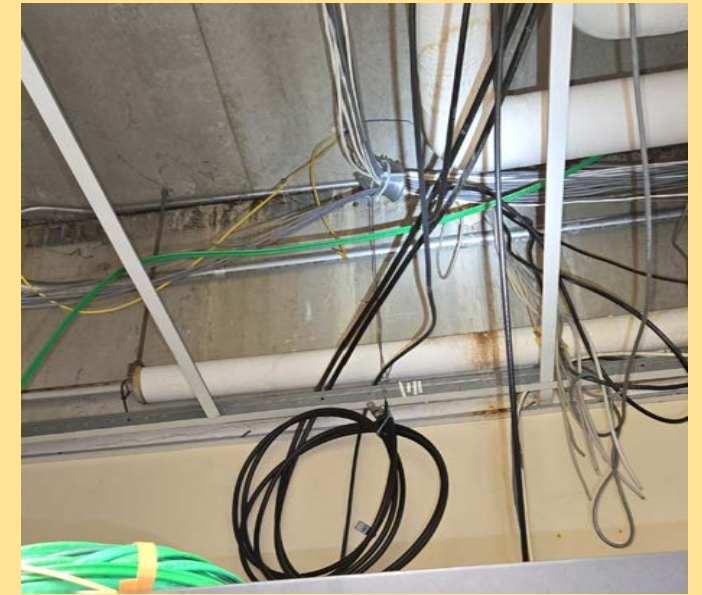
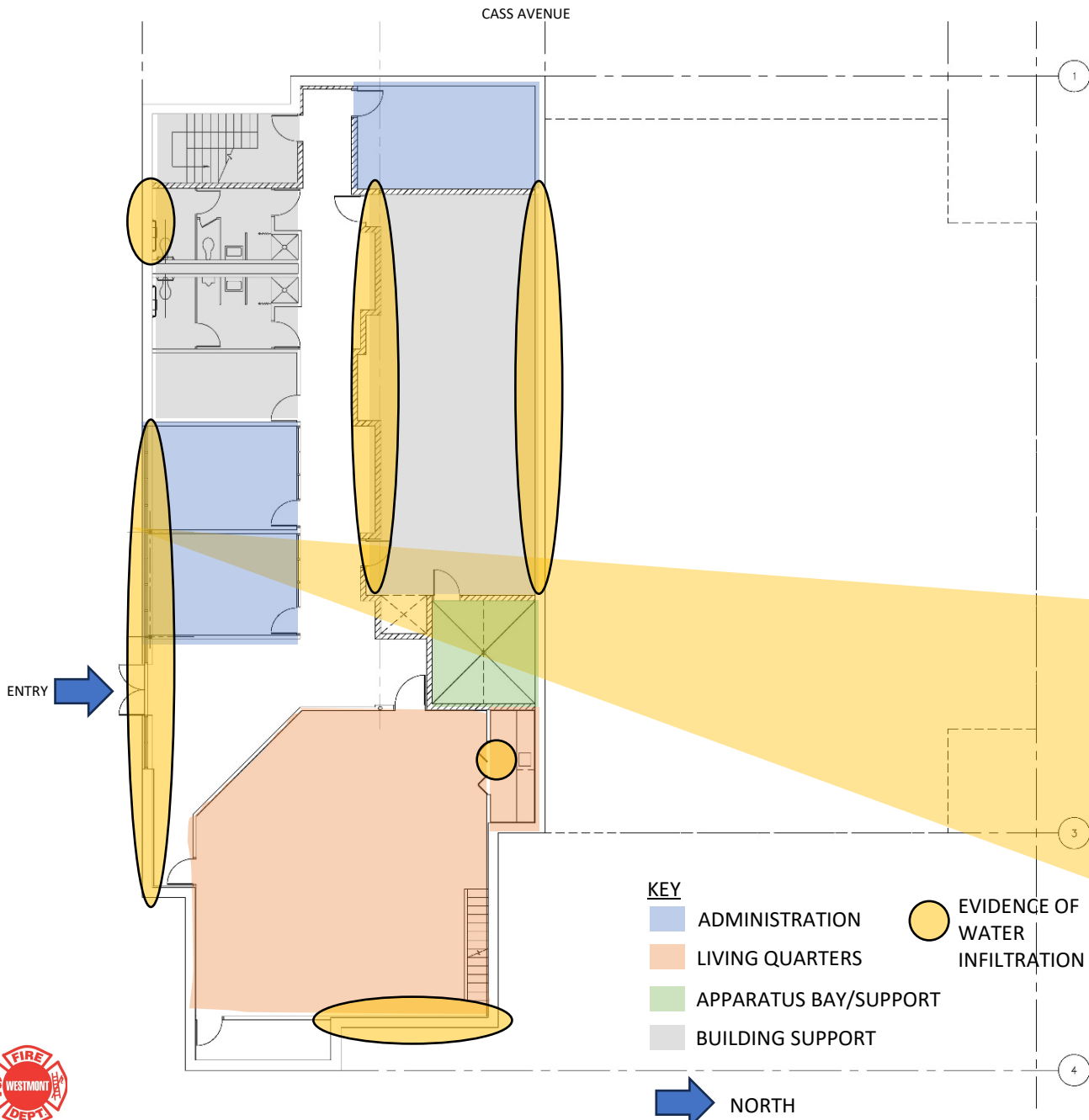
SOUTH ELEVATION- VISIBLE DAYLIGHT COMING THRU FACADE



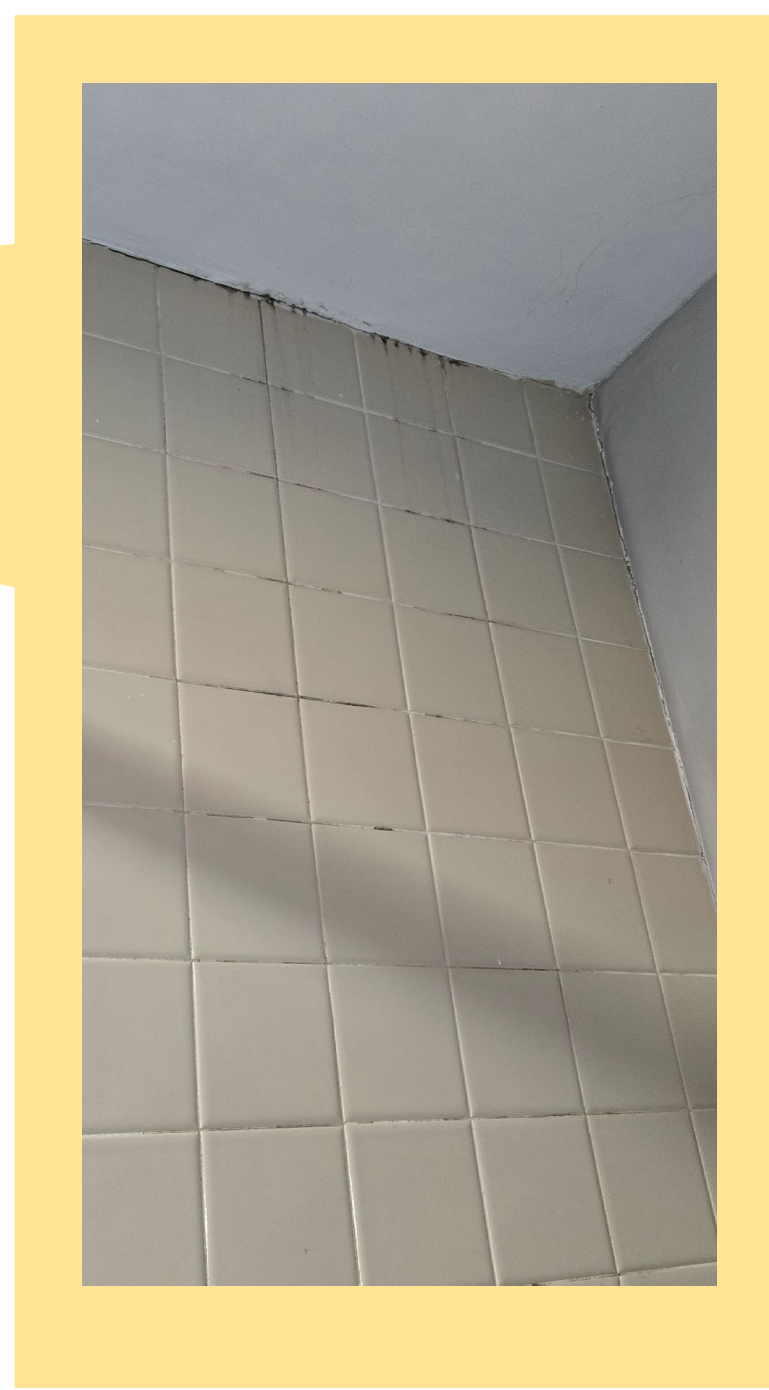
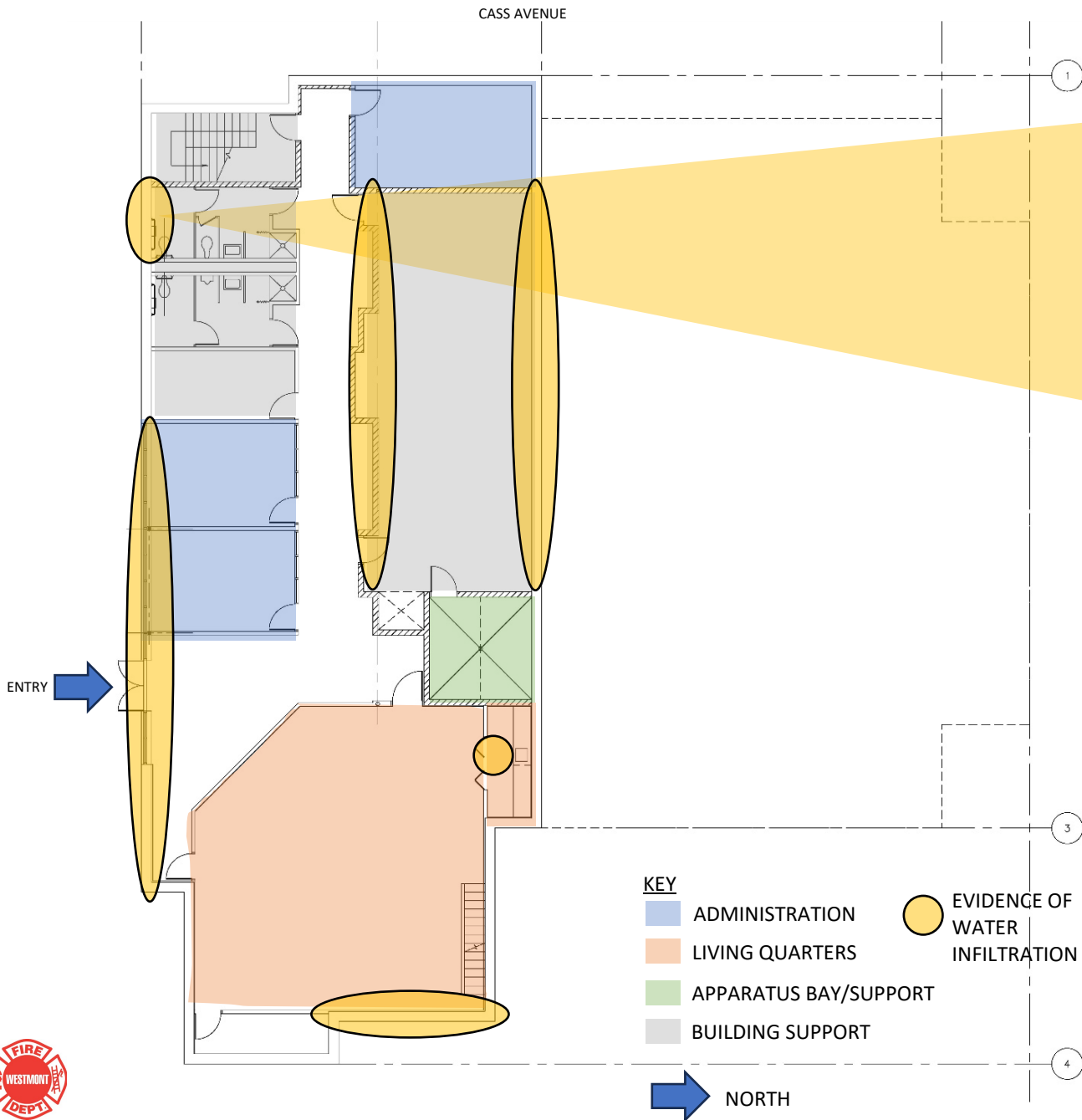
# EXISTING LOWER LEVEL FLOOR PLAN



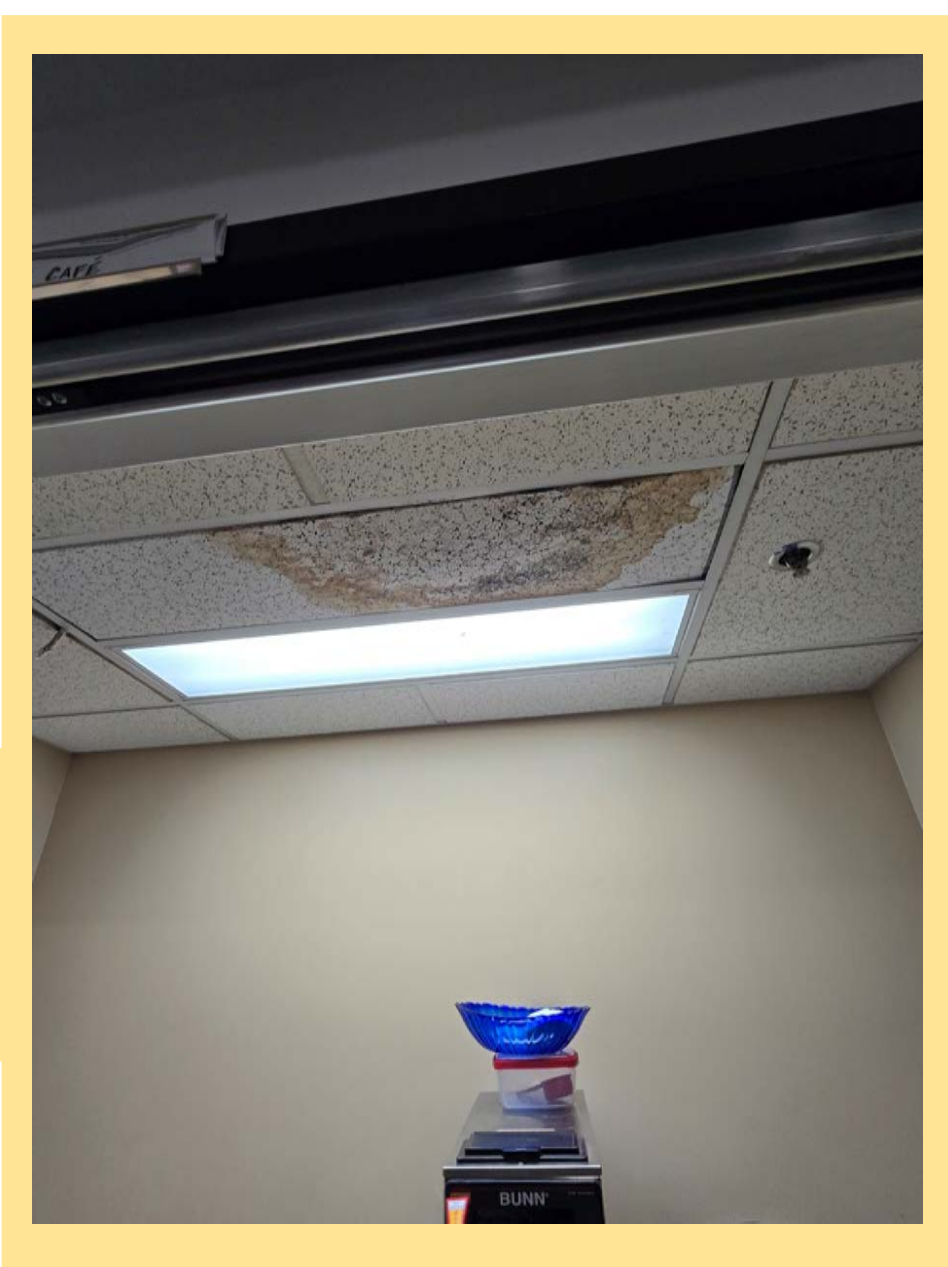
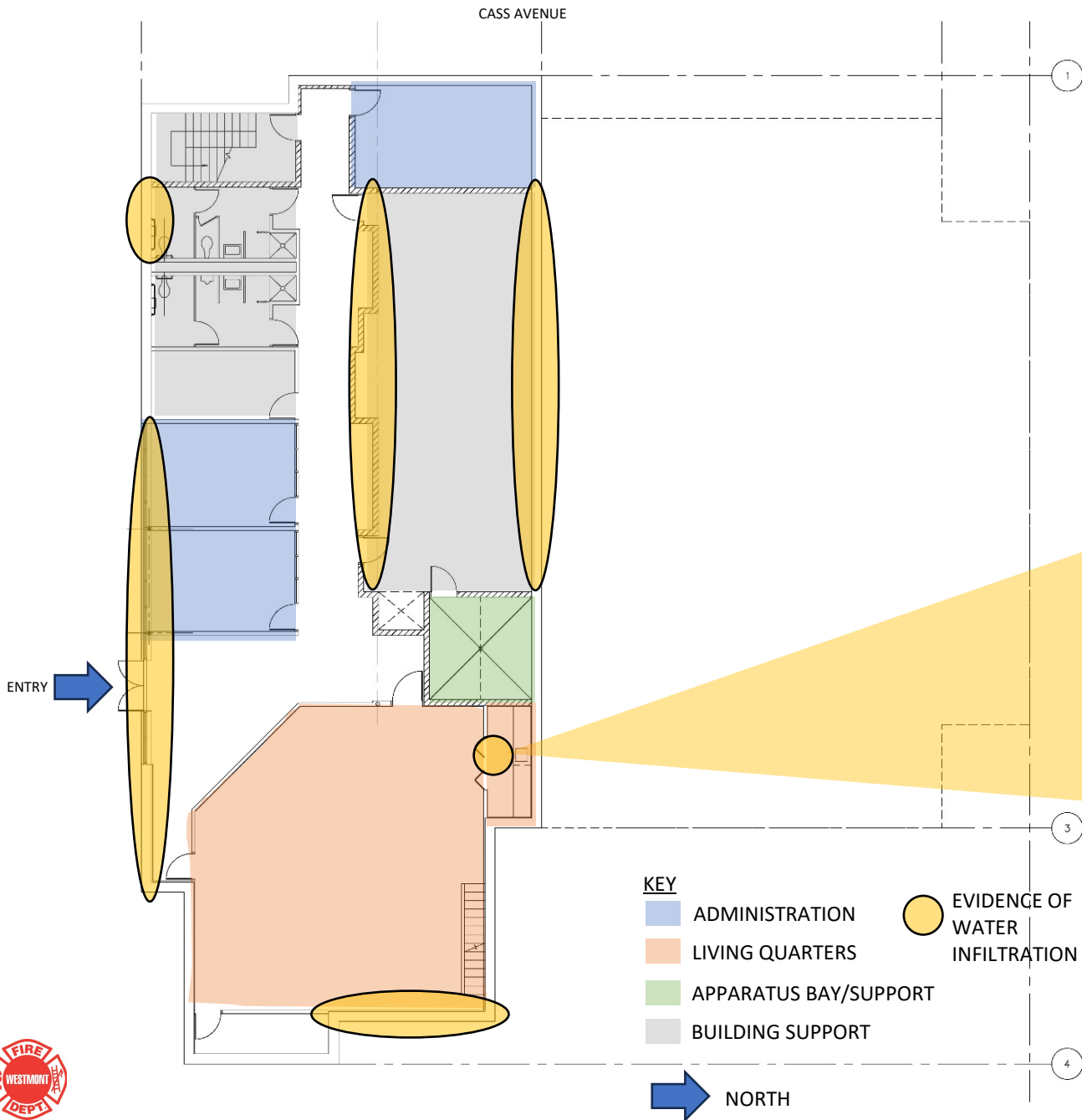
# EXISTING LOWER LEVEL FLOOR PLAN



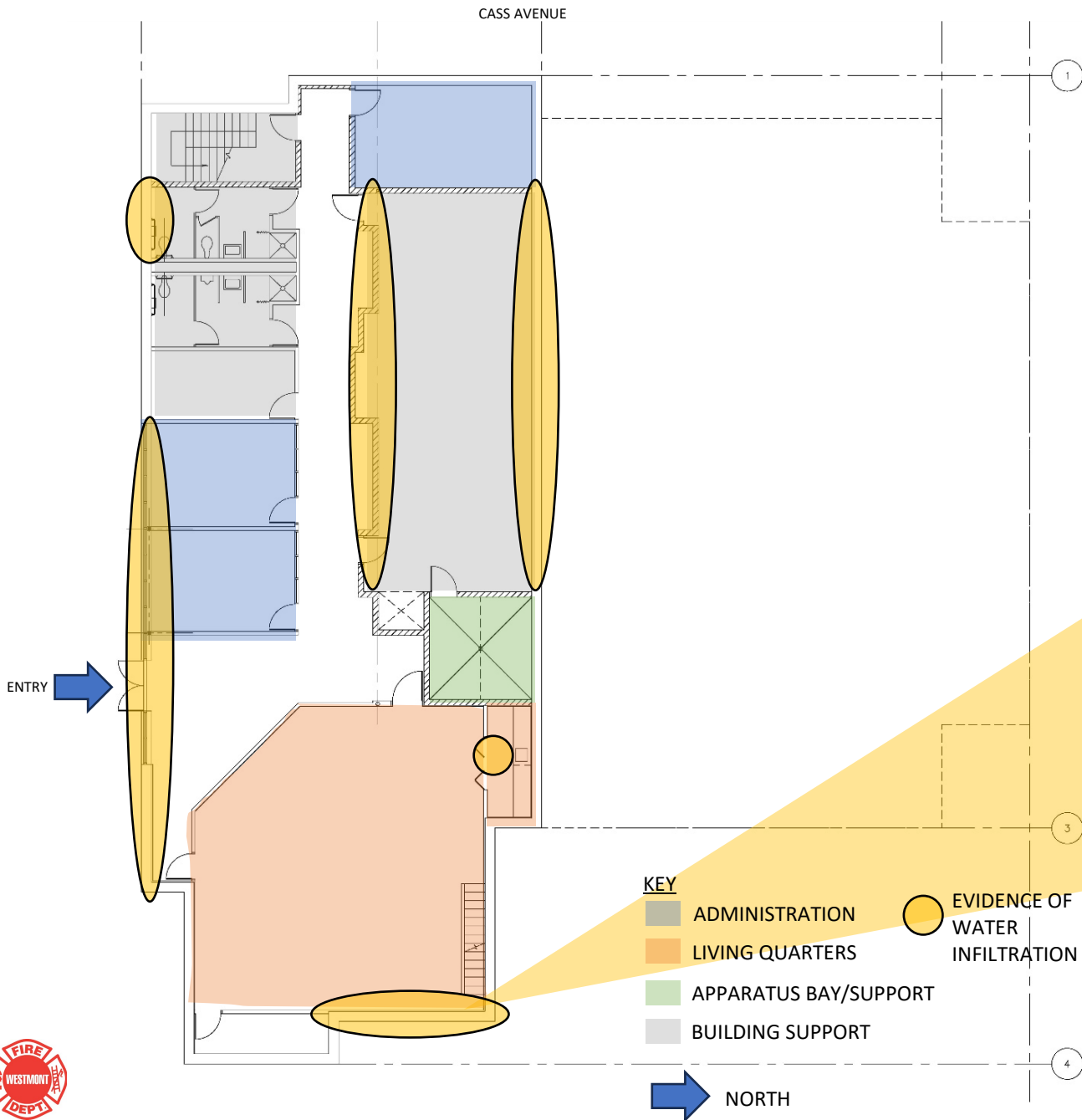
# EXISTING LOWER LEVEL FLOOR PLAN



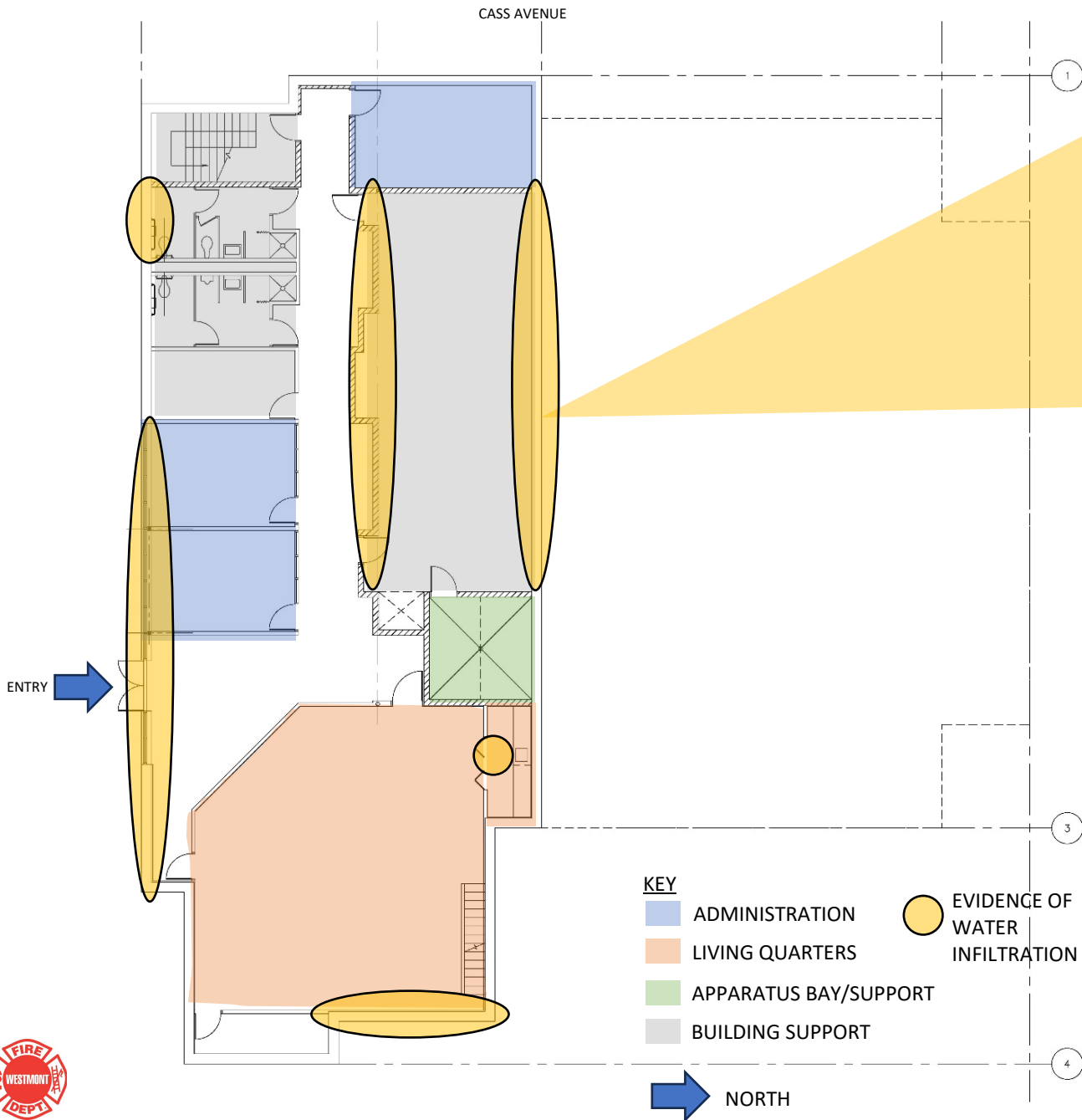
# EXISTING LOWER LEVEL FLOOR PLAN



# EXISTING LOWER LEVEL FLOOR PLAN



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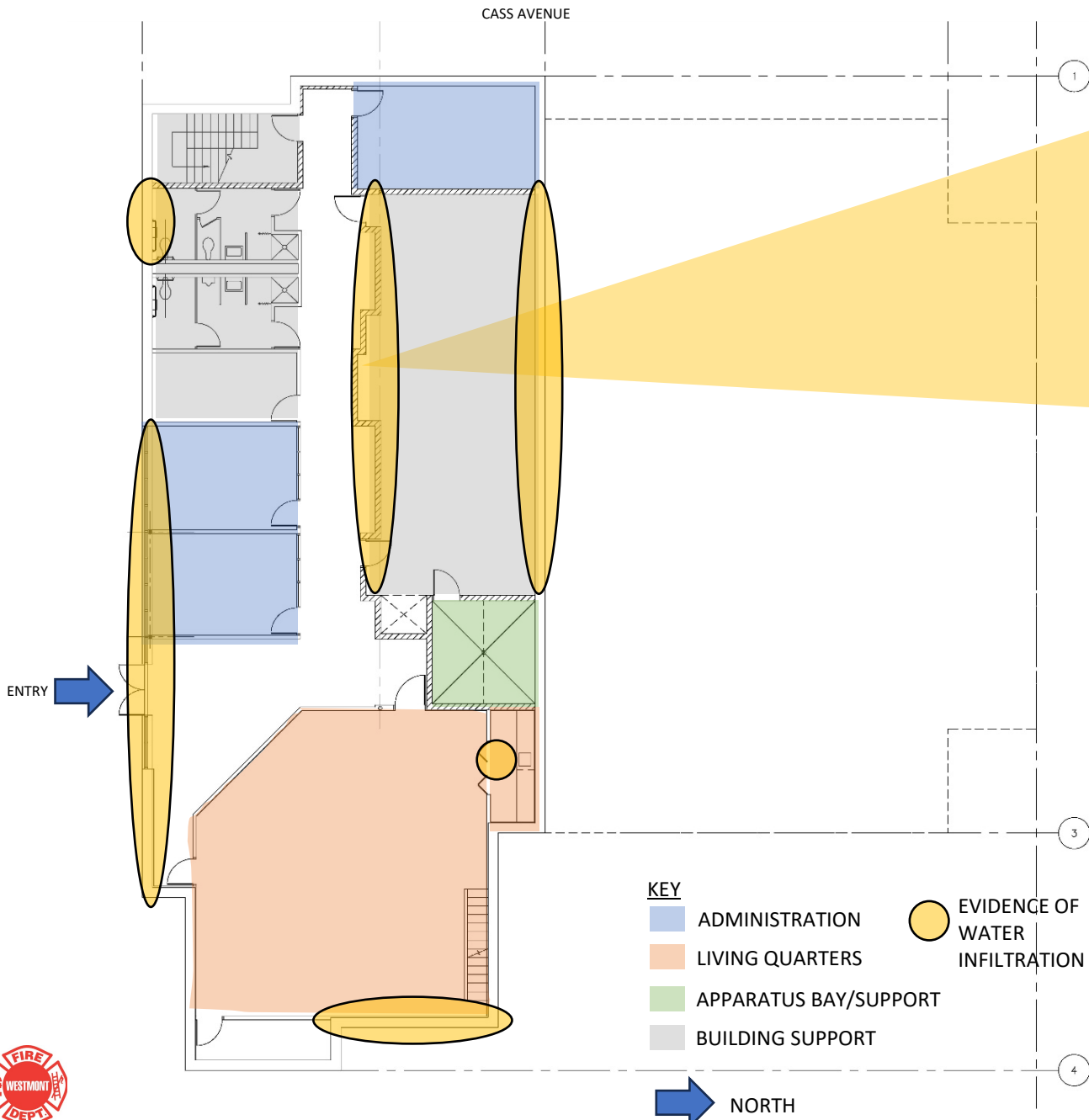


**KEY**

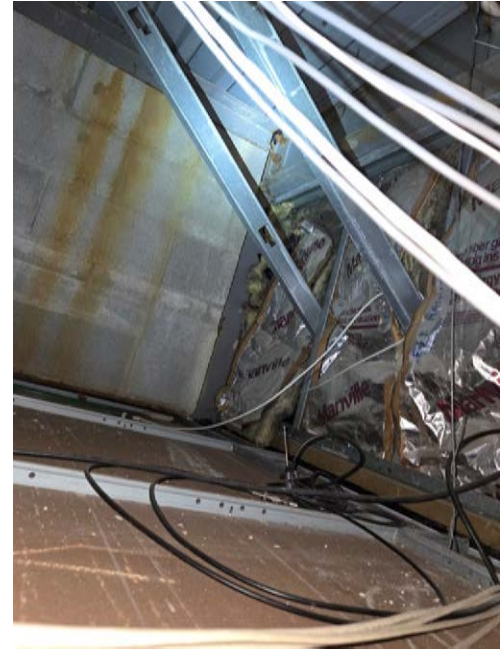
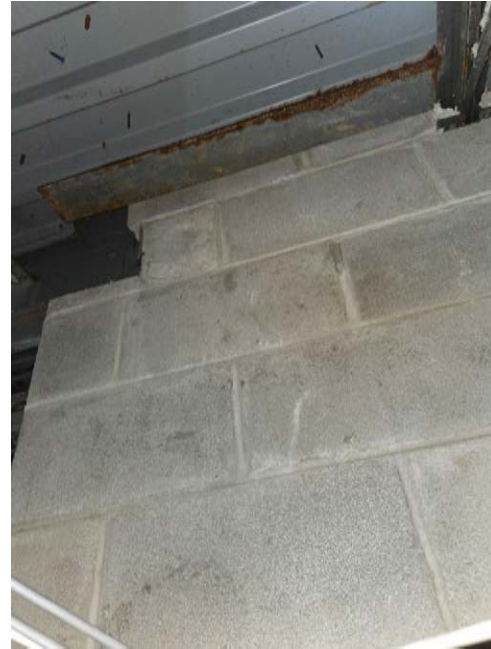
- ADMINISTRATION
- LIVING QUARTERS
- APPARATUS BAY/SUPPORT
- BUILDING SUPPORT
- EVIDENCE OF WATER INFILTRATION



# EXISTING LOWER LEVEL FLOOR PLAN



# BUILDING ENCLOSURE CONCERNS





# SURVEY RESULTS

# STATION BACKGROUND



Age: 33 (built in 1991)

Area: 14,884 SF

Intended for: 4 PT FF + 4 Admin. staff

Station 183	1991	2024
# of Calls	~ 2,110	> 5,000 (13.9% increase from 2023)
FF Personnel	4/shift	15/shift
Female FF	1	14
Vehicles	4 2 bays open	6 in bay 7 in lot
Admin. Personnel	4 (PT)	12

Community Needs have changed

- Population has increased
- # of Senior Living Facilities has increased

Technology advances (more computer work required)

Vehicle sizes have increased (ladder truck)

Building Maintenance Costs have increased

Lack of Training Space/Public Space

- Training
- Community Partner
- Transparency
- Staff Retention

**The Station is “accommodating” 3.5x the need it was designed for**



## Fire Staff- Survey Summary

# of Respondents	38
Age of Respondents	Majority of respondents are between 26-35 yrs old (34.2%) 60% are between ages 26-45
Employment Duration	31% have been at the Village for 5-10 yrs 23% have been at the Village 1-3 yrs
Commute Distance	42% commute over 16 miles to get to work
Common Themes:	<ul style="list-style-type: none"><li>• Good sense of community</li><li>• Severe lack of space and privacy</li><li>• Apparatus bay size (too tight)</li><li>• Severe lack of storage</li><li>• Not enough computers &amp; office space</li><li>• Lack of training areas (for drills)</li><li>• Poor sleep due to shared bunk rooms + Respiratory issues when sleeping in bunk room</li><li>• Concerns on mold in building</li><li>• Lack of decontamination spaces is a concern</li><li>• Short apron off of Cass Ave.</li><li>• MORE SPACE</li></ul>
Preferences:	<ul style="list-style-type: none"><li>• Proper decontamination zones</li><li>• Wider bay floor/doors, longer apron (Cass Ave.)</li><li>• Separate and equal locker/showers preferred</li><li>• Private sleeping quarters preferred</li><li>• Separate dayroom and kitchen spaces preferred</li><li>• Good Air Quality/Healthy Building</li><li>• Offices for Senior Staff (BC, Captain, Lt., etc)</li><li>• Study Area/Quiet Space</li></ul>



## Major Themes

### 1. Good sense of Camaraderie

*“Back patio time with the crews. We have spent much time out in the chairs, talking and discussing everything from personal issues to tactics and debriefing calls. Lots of great memories there. “ (9 similar responses)*

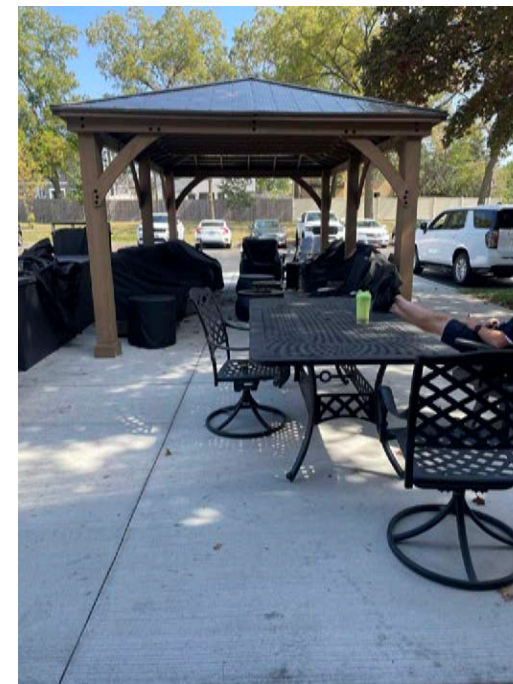
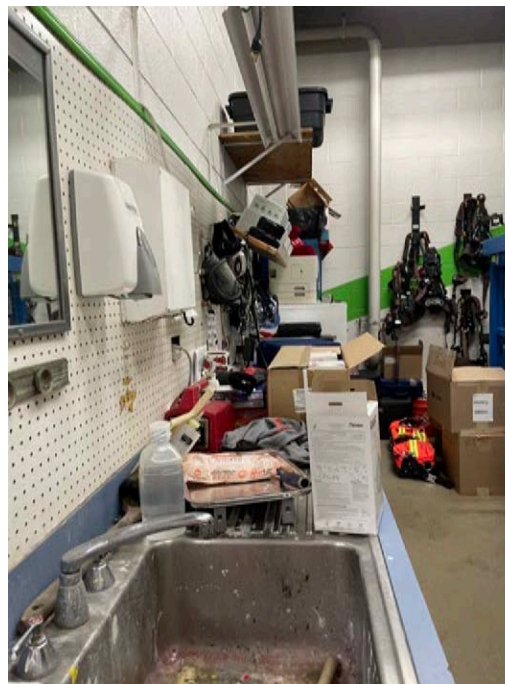
### 2. Severe lack of Space

*“Space!!! At 183 there is no space to work. Everything is on top of each other. The LT and Captain have no office. There is no place to doing training, hands on or computer based. The layout of the bay is too tight. No place for you to be alone and study.”*

*“Lack of space to do anything. All storage areas are a mess and the space can't be utilized or items found to be used”*

### 3. Apparatus Bay/Apron Concerns

*“The short apron makes it difficult to back the vehicles into the station without blocking and pulling into traffic. The space between vehicles on the bay floor makes getting dressed for calls an issue. Doors from vehicles have the potential to strike members getting dressed and the efficiency goes down when members have to move around each other to get dressed.”*



**Major Themes**

4. Lack of Decontamination Zones/Air Quality Concerns

**Do you have concerns for your health or safety at Station 183? Please describe.**

No (4)	Yes, known mold in building (4)
Cross Contamination between living quarters and work laundry, need to separate laundry rooms (2)	Right now, with how close the quarters are, members who are sick only need to cough once, and everyone gets sick. (2)
More space between apparatus/equipment on bay floor (8)	Lack of proper ventilation (living quarters & apparatus bay) (11)
Having a drive through bay would be safer than backing up the engine on a busy road (4)	Cross Contamination with bathroom facilities away from apparatus floor to wash hands after a run (some members use the sink in the food prep area)
Electrical issues at hose tower	Apparatus bay floor is failing
Exhaust on bay floor- don't trust filter system (2)	Respiratory irritation when sleeping in bunk room (3)



**What hinders productivity at work?**

Lack of LT and Captain Offices (4)      Noise and constant distractions (3)

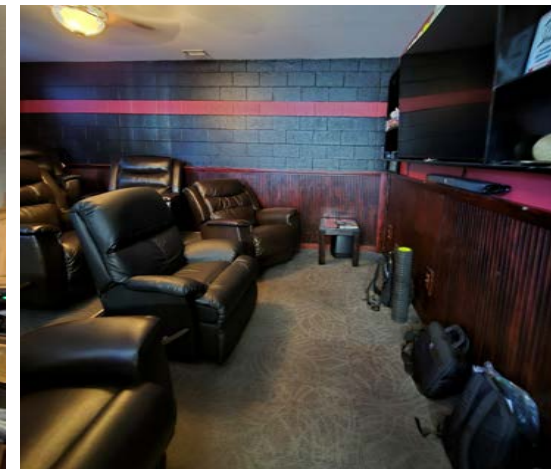
Lack of Space (10)      Lack of Training Amenities (3)

Lack of Study Areas (3)      Lack computer space for reports/computer work/studying (6)

Layout of the Apparatus Bay (4)      Storage areas are lacking and unorganized (3)

Too many tasks, not enough time      Communal bunks (poor sleep)

HVAC system (2)



“**Lack of space** to do anything. All storage areas are a mess and the space can't be utilized or items found to be used.”

“**Lack of space and privacy** for officers, storage for various specialized areas from food prep. EMS, and personal items”

“**Lack of training facility** to use in town/at station.”

“Logistics. **Not enough space** to perform drills and tasks.”

“**Bay floor apparatus is tight.** No heat or ac. Lack of air circulation.”

“The bay should be centrally located.”

“Industrial fans on the bay floor. **More space between apparatus.**”

“**Exhaust fumes, the maze to get your rigs, watching out for open doors while getting dressed for a call.**”

“**Hot bay floor,** large ceiling fans for bay floor.”

“**The bay floor falling apart.**”

“There is **cross contamination** between living quarters and work laundry, need to separate laundry rooms. You are always walk from the bunkroom through the gear storage room to get to the rigs at night. **There isn't enough room between the rigs.** It's very congested when dressing to go on calls. **Not enough room bumper to bumper** for the rigs to walk around.”

“**The apparatus floor is too small** and feels like you are on top of every rig and it should be a pull through station so we are not **pulling on to Cass ave to back in.**”

“**Do not feel comfortable now.** We do not have a **proper exhaust system. I do not feel safe** with this new filter system. Do not like backing into HQ off of Cass.”

“**Narrow bays** with little separation between apparatus.”

“**Flow pattern** from living quarters to apparatus in general is important. Space between vehicle is very important.”

“**Restroom off bay floor important.**”

“**Exhaust system** in the bay for the rigs is needed.”



“**People talking at the table** when trying to study or get work done.”

“No place for you to be alone and study. **Need a computer** or workstation area.”

“**Not enough computers** for members to work at the same time on their target solutions.”

“**Lack of station computers.**”

“**Not having a study space.** No space in the parking lot to conduct drills without getting in the way of the Admin.”

“**Clustered** and being on top of one another and **not enough space** . Also separate bunks or per company would be nice so we are not waking people up getting back from calls or people who snore.”

“**Limited space to work.**”

“A more **dedicated area to quietly study** and focus on work diligently.”

“Known mold in building, **no clean vs dirty area** when they come back from fires.”

“**I wake up in the morning constantly congested and coughing.**”

“**I assume there is mold within the station.**”

“**No proper ventilation.**”

“**There is concern for cross contamination** with bathroom facilities away from apparatus floor to wash hands after a run. Some members wash in the food prep area.”

“**Mold in the ventilation system**”

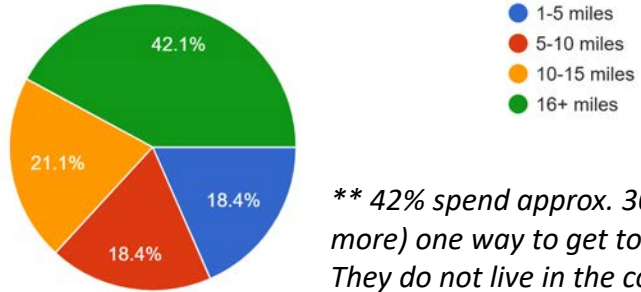
“**Regular respiratory irritation** when sleeping in bunk room.”

“**Privacy and sound proofing** in the bunk room are needed. Some people snore so loud that it is hard to sleep.”

“**More space** is needed for the amount of employees at the station without walking over each.”

Approximately how many miles do you commute to get to work at the Westmont Fire Department?

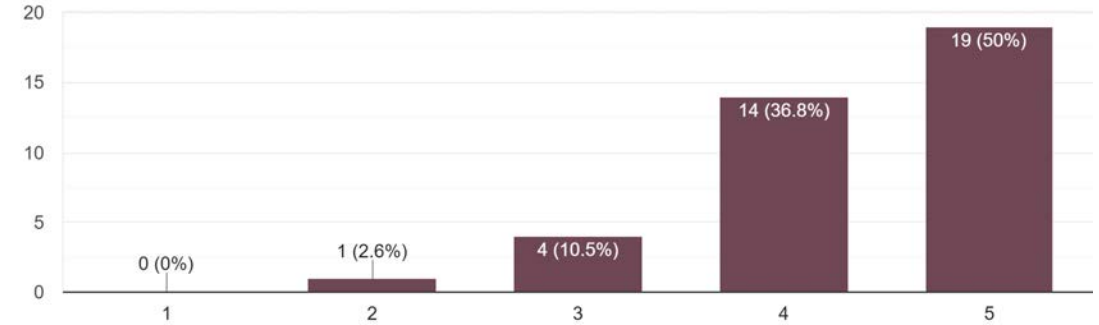
38 responses



**\*\* 42% spend approx. 30-45min (or more) one way to get to work\*\*  
They do not live in the community they serve.**

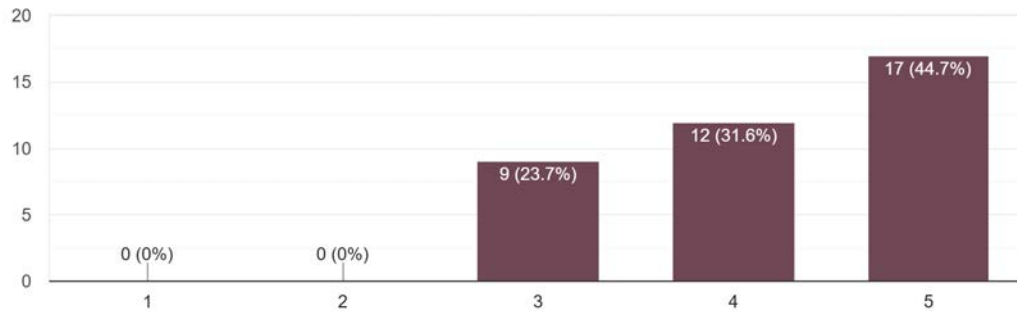
Is there a good atmosphere between you and your colleagues?

38 responses



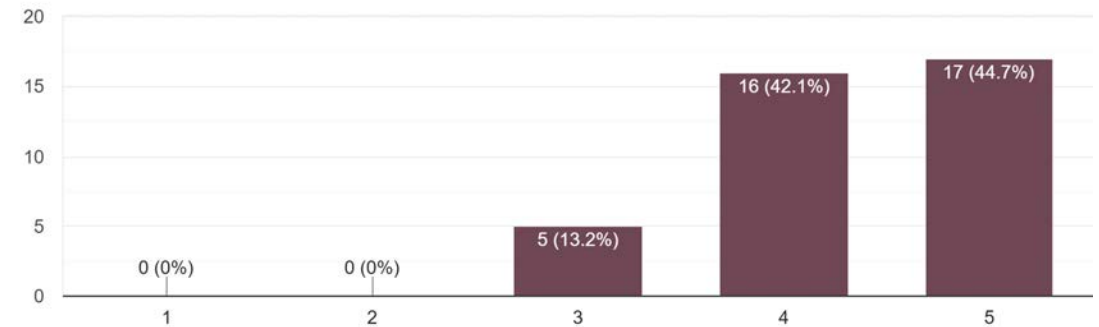
Do you feel part of a community at your place of work?

38 responses



Is there good cooperation between the colleagues at work?

38 responses



*“There are **alot of people** who work here, we are on top of each other quite a bit so **space to be able to step away** at times is important. Being able to have nice **outside lounge** areas is important as well.”*

*“We spend alot of time around the **kitchen table** and cooking together. It is really important to have a space large enough to spend ample time as **a family** there . We spend more time at the FD than our own homes and would love to see more a **home atmosphere** happen. A patio where we can hang like we just built is huge . Its a time for us to unwind as **a family** and something year round would be nice.”*

*“**Back patio time with the crews.** We have spent much time out in the chairs, talking and discussing everything from personal issues to tactics and debriefing calls. Lots of **great memories** there.”*

*“Eating with the **crew**”*

*“The **kitchen table, the stories and experience** from all members”*

*“**The people** that I have worked beside”*

*“Talking around the **table with the crew**”*

*“**The kitchen area and outdoor area currently with the space for the shift to bond.**”*

*“**Being close to the on duty crew**”*

*“**Holidays**”*

*“**Sitting around the fire** in fall late at night just talking about any topic really”*

*“**Cooking together and sharing meals.** I also enjoyed when we would do outdoor circuit **physical fitness together.**”*

*“Outside **patio** during the summer.”*

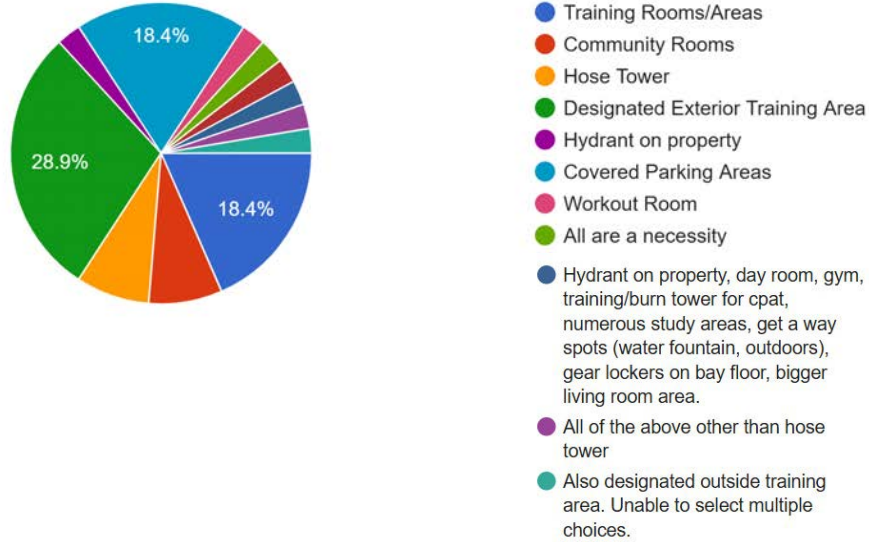
*“**Hanging out with my coworkers** out back by the fireplace.”*

*“**Cooking together.** Outside grill close to the kitchen helps with cooking.”*



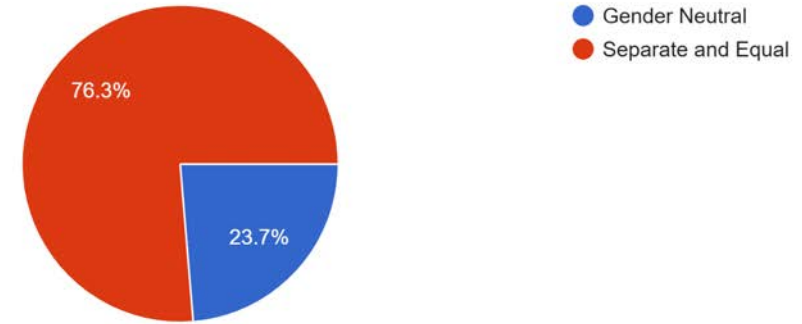
What items below would you like to have in a Station but are not a necessity?

38 responses



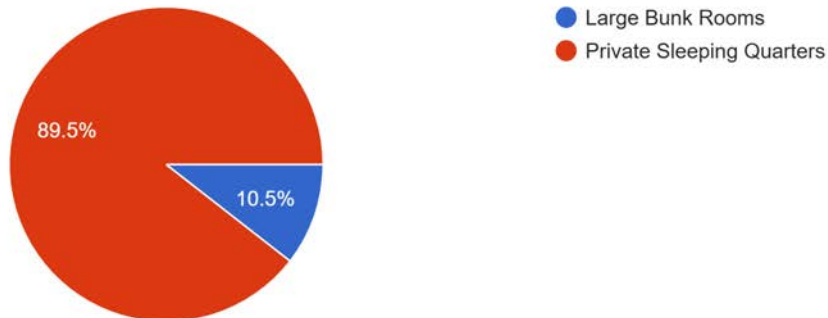
Would you prefer to have gender neutral or separate and equal facilities for men and women? (Note: A gender neutral scenario would mean individual user toilet/shower rooms + 1 shared locker area)

38 responses



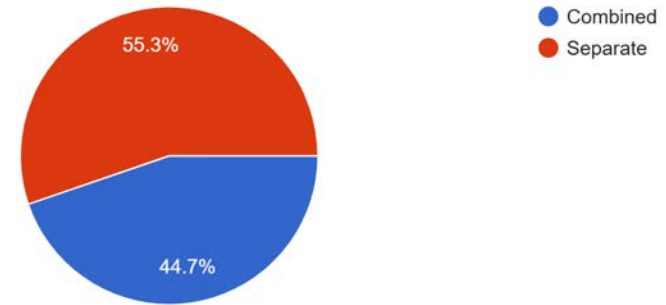
Would you like to see the Department utilize large bunk rooms or private sleeping quarters?

38 responses



Would you like to see the Department utilize a combined kitchen and day room or a separate kitchen and day room?

38 responses



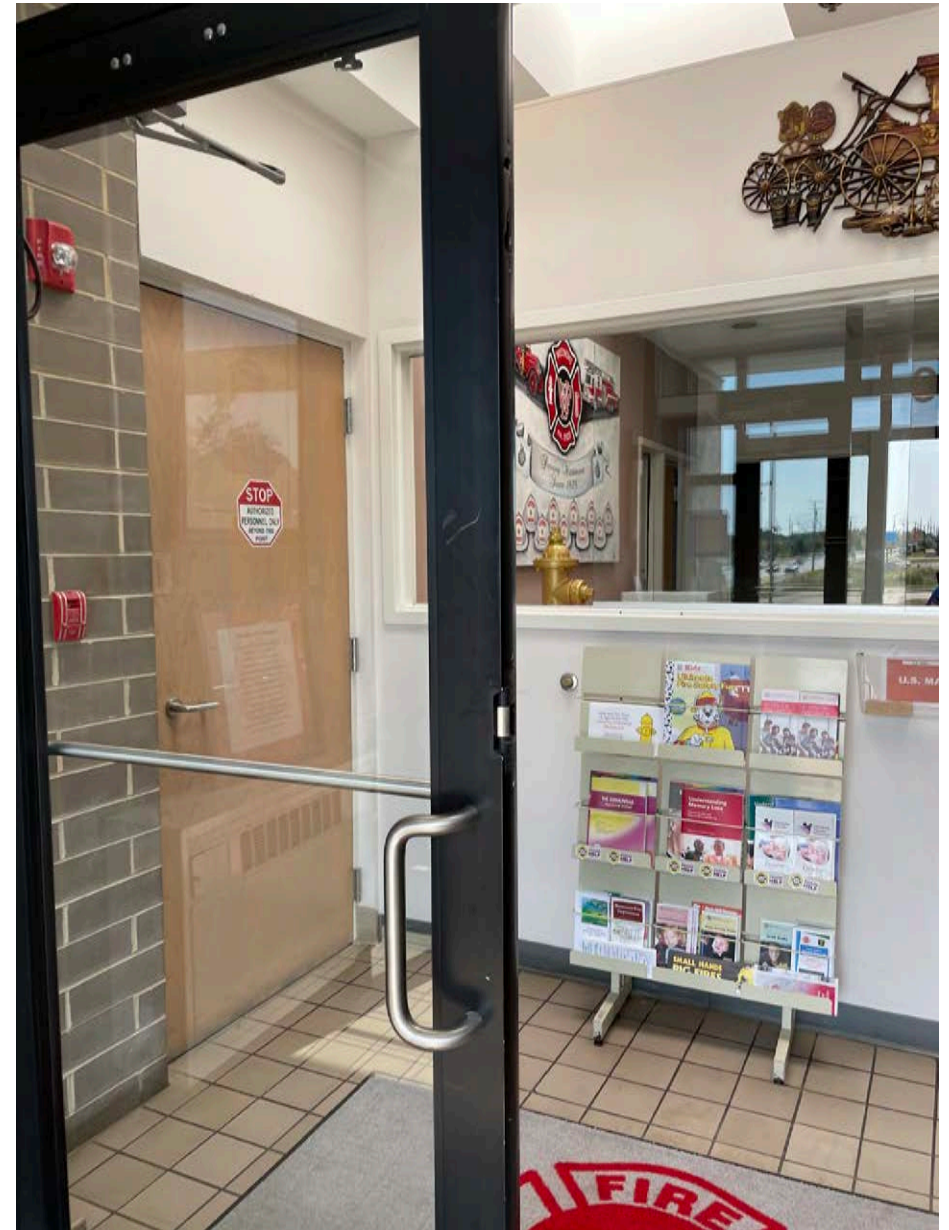
**Is there anything you want the design team to know?**

<p>Need conference room for meetings. All Administration staff need to be together for better productivity</p>	<p>Proper decontamination zones in the building are needed.</p>
<p>The women need bigger locker rooms, equal to what the men have access to.</p>	<p>Privacy and sound proofing in the bunk room. Some people snore so loud that it is hard to sleep.</p>
<p>Outdoor living space with covered area Table/picnic table with chairs in the bay Library or training space for people to study (not the kitchen table ) Bigger outdoor shed for storage designated workout space</p>	



## Administration Staff- Survey Summary

# of Respondents	8
Age of Respondents	50% aged 46-55, no staff younger than 36
Employment Duration	62.5% have been at the Village for 10+ years
Commute Distance	75% live within 15 miles of Station 183
Common Themes:	<ul style="list-style-type: none"><li>• Lack of meeting space</li><li>• No sharing space with furnace room</li><li>• No dedicated Admin. Support spaces (restrooms, kitchenette, break area, etc.)</li><li>• Lack of storage</li><li>• Concerns of mold, water infiltration and air quality in current space</li><li>• Lack of acoustical privacy</li><li>• 100% of respondents do not feel that they have adequate space to collaborate with co-workers</li><li>• Distractions occur because of current layout of spaces</li></ul>
Preferences:	<ul style="list-style-type: none"><li>• Training Room</li><li>• Meeting Spaces/Collaboration Area</li><li>• Break Room/Kitchenette Area</li><li>• Good Air Quality/Healthy Building</li><li>• Additional Offices (de-compress staff)</li></ul>



### Major Themes

#### 1. Lack of Support Spaces for Admin.

*"I rinse my dishes in a nearby bathroom because the admin staff does not have their own lunch room / break room. I don't always want to walk all the way to the firefighter kitchen to rinse my dishes."*

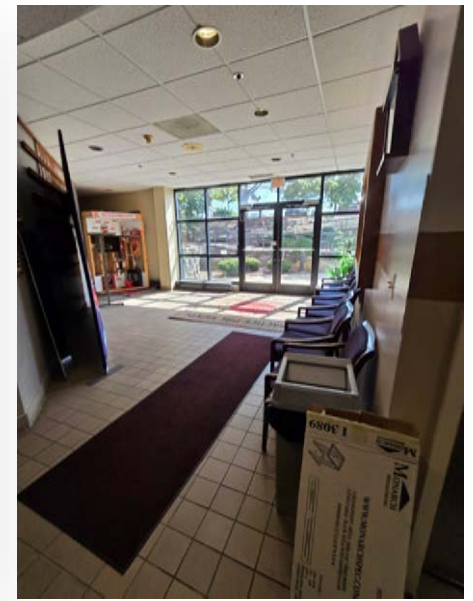
#### 2. Inefficient Layout/Overcrowding

*"Fire Prevention is spread out over six different rooms with four separate offices"*

*"Fire Prevention is not separate from the workout room and common areas of the living quarters. This can make it loud and congested at times."*

#### 3. Lack of Meeting Space(s)

*"Since the build out of the workout center, we fixed one problem but in turn created another. The department now lacks a place to meet, an area to train and an area with multi media to host events such as kids camp, CPR classes,etc."*



# SURVEY RESULTS- ADMINISTRATION SUMMARY

## Major Theme

### 4. Air Quality Concerns

**Do you have concerns for your health or safety at Station 183? Please describe.**

Yes, mold issues, water issues, exhaust from vehicles

The water that gets inside the building can not be good for anyone. Exhaust from vehicles needs to be addressed as well.

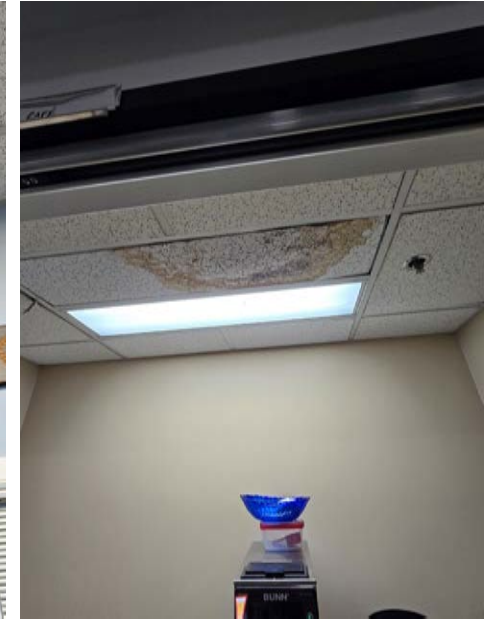
No

Yes, the amount of leaks and moisture in the walls all these years is troubling.

Air Quality, Consistent HVAC System

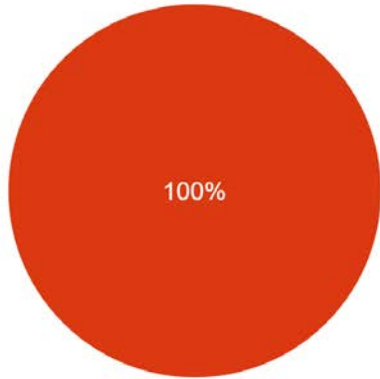
The ventilation is poor.

I have an air purifier since my office is right next to the bay floor.



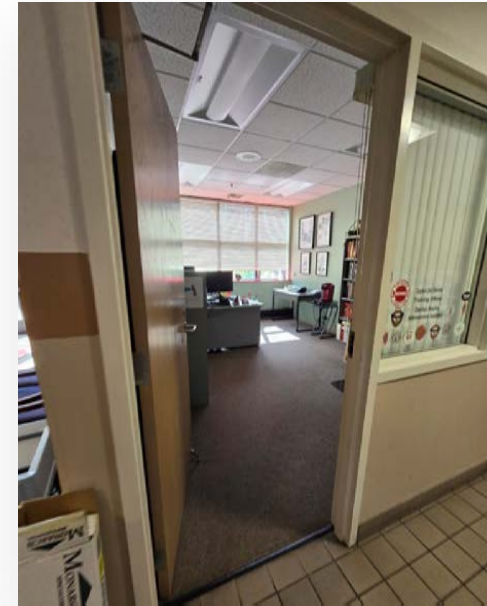
Do you have access to resources and space to effectively collaborate with others?

8 responses



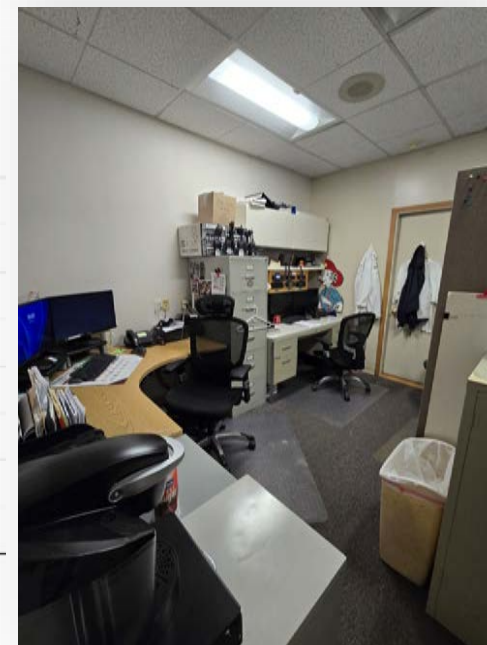
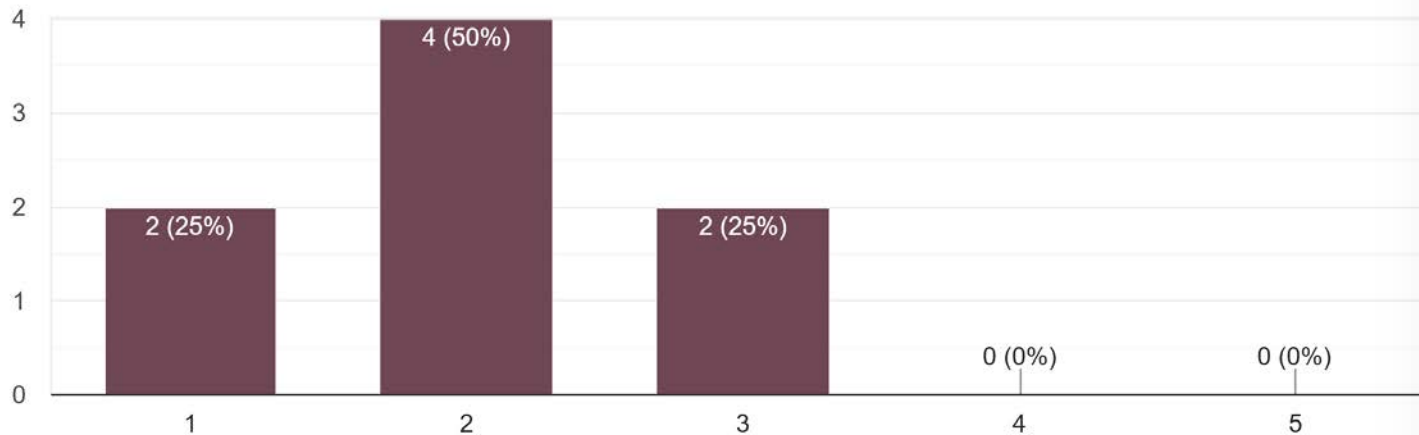
- Yes
- No

**100% of respondents do not feel that they have adequate space to collaborate with co-workers, distractions occur because of current layout of spaces**



How satisfied are you with the current office layout and design?

8 responses



**What hinders your productivity?**

Interruptions	Work space and <b>no Meeting Space</b>
Lack of Administrative Space with Technology	<b>Separation of employees in multiple offices</b>
<b>Noise</b> from Shared Workspace	<b>Not having enough room</b>

People congregating and talking outside mine and the Chiefs' offices and then I can't come and go as I please or get to the copier since that area is so small

**What would you change about the current office layout and design?**

**Larger room** with bigger desk area, NO Blast Furnace Air Exchange as it is now.

Everything. These offices are not set up well at all we need a **conference room** for the admin staff along with a training room. The **training room** will also be used as a community room.

The office we use was originally intended as an elevator room. It is small, poorly ventilated and lacks storage. **Needs a window** to provide sunlight.

**meeting space and storage**

It would be nice if there were **separate bathrooms for admin staff** (one for men and one for women) and a separate bathroom for the general public.

Fewer, but **larger offices, natural light, efficient layout** of storage and work spaces, separate entrance, **conference room**, solid surface flooring, **kitchenette**



**What tools do you think are missing from your work environment?**

**Office large** enough for couple of people to have meetings, **conference rooms** for staff meetings and FPB meetings

A **welcome area** with some one there to greet members of the public.

Desk space for plans

White board and a **closet** for uniforms inside the office. As Chief officers we have a lot of uniforms and having them through out the station is not conducive to our production.

**Conference room**

n/a

**A training room.** It would also be nice to have a **conference room** for smaller group meetings. Also, a **kitchen/lunch room** for admin staff only. Having a **kitchen sink** for admin staff would make me very happy.

**How would you define an ideal work environment?**

**Less distractions**

Open with **natural light**. Ability to close it off for private discussions.

**Climate controlled** office with no annoying background noise from system

An environment that can **quiet** from other employees.

Fewer, but **larger offices** designed with **natural light** an **efficient layout** of storage and work spaces.

Area to work in **private** with an area to conversate as a **team** for meetings.

**An area in my office to meet with firefighters individually. Being able to bring my own lunch and eat it at an admin kitchen and be able to wash my dishes there. (I currently bring my own lunch and I eat it in my office. I am not able to have lunch in peace. I end up still working while on lunch.) And having a private bathrooms just for admin staff and separate bathrooms for the general public.**

A place that supports the work you do, allows for you to be successful and complete your work assignment safely and productively



**If you could add one thing to your workspace, what would it be?**

Conference Room, Bigger office larger area	Meeting area for small group discussion A more functional set up
more electrical receptacles, solid surface flooring A window	Meeting area. A table with two chairs so when I onboard individual firefighters or firefighters come to my office to fill out forms, we can sit together at the table.





PROPOSED PROJECT GOALS & FUTURE CONSIDERATIONS



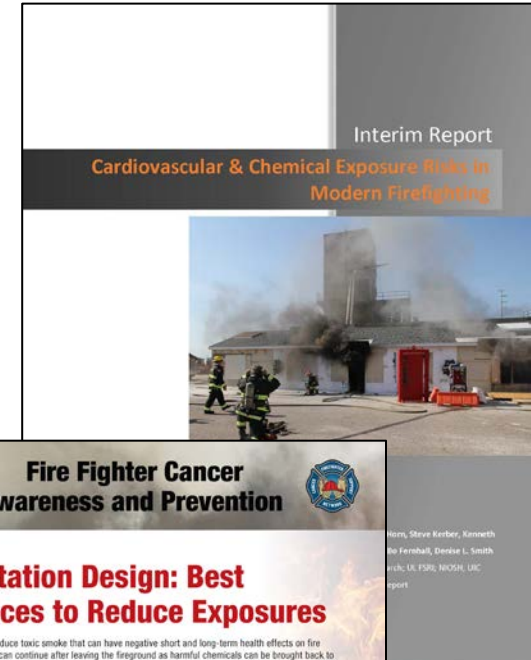
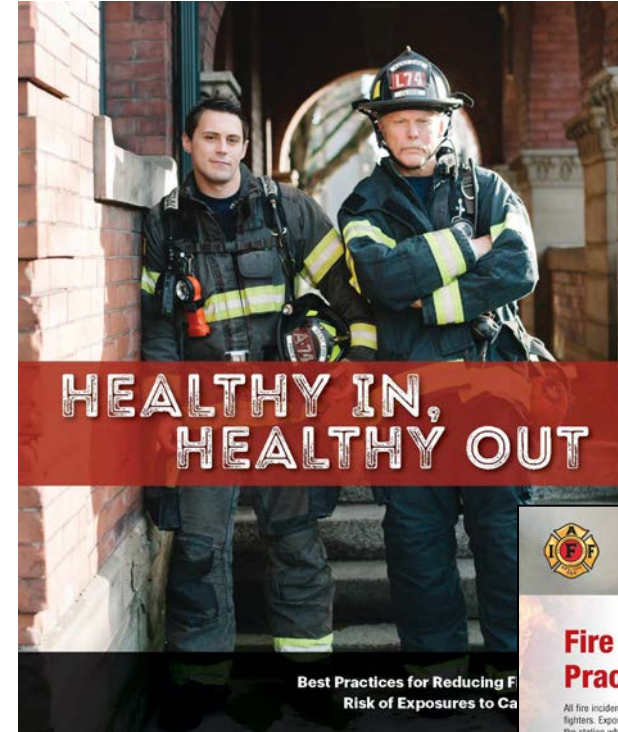
## Design a functional, comfortable, and community-oriented fire station that prioritizes safety, efficiency, and camaraderie.

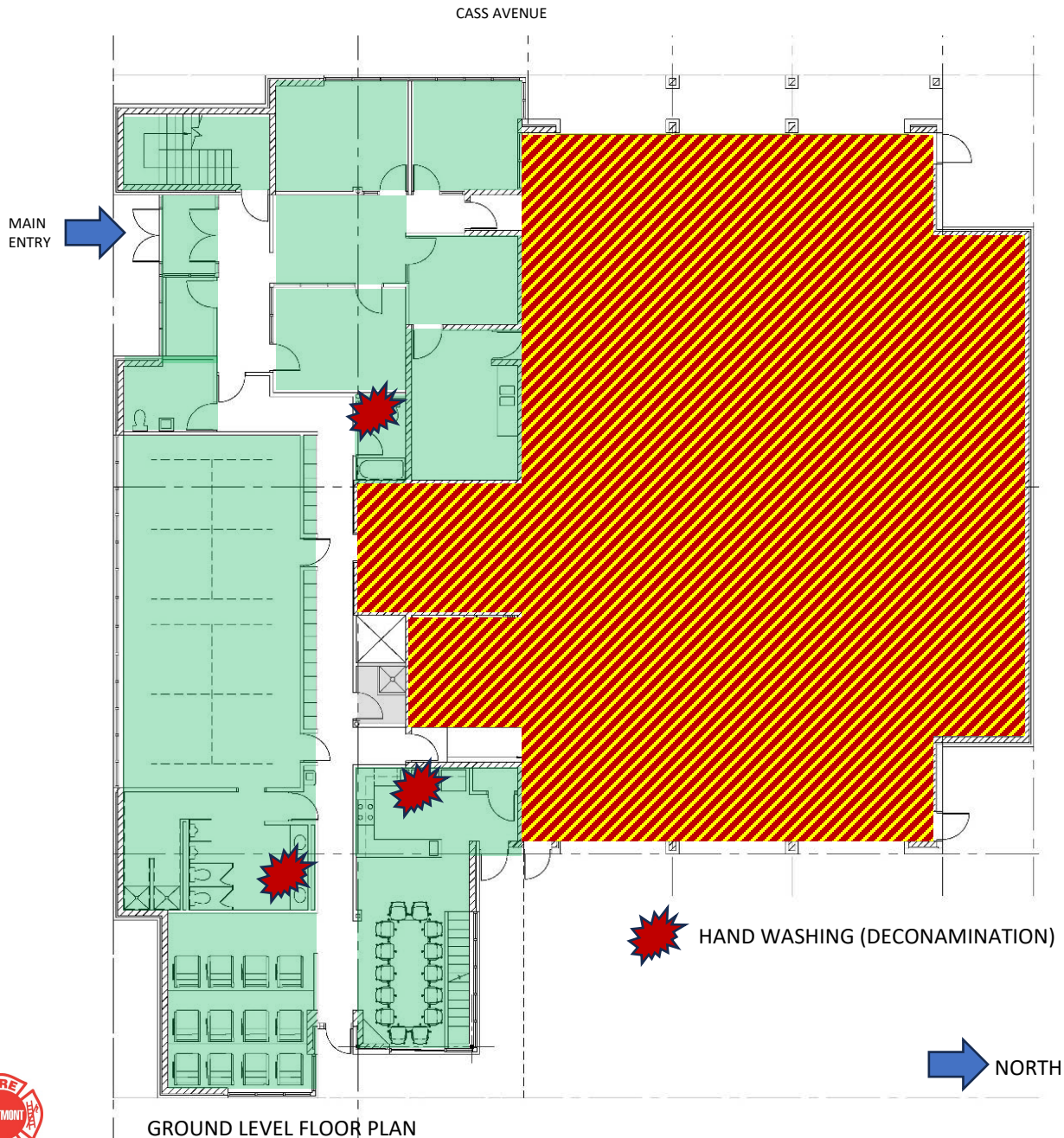
- 1. Enhance Health and Safety:** Incorporate effective decontamination zones and ventilation systems to ensure the health and safety of occupants and prevent cross-contamination.
- 2. Improve Operational Efficiency:** Maximize spacing and layout in the apparatus bay for safe equipment movement and maintenance activities
- 3. Optimize Staff Comfort and Privacy :** Design spaces that enhance functionality, including a well-sized kitchen, dayroom, and designated quiet zones for studying and computer work. Provide private living quarters, including bunk rooms, modern locker rooms, and accessible shower and restroom facilities for fire station personnel. Importance of staff recruitment and retention.
- 4. Promote Training and Community Engagement:** Provide a multipurpose training room suitable for fire station needs and community events. Create spaces that are designed for the future, not just the present.
- 5. Facilitate Leadership and Administration:** Create dedicated offices for senior staff and a fully equipped administrative suite with essential amenities like a copy area, break room, and restrooms.
- 6. Incorporate Outdoor Training Capabilities:** Include exterior training areas to support hands-on and scenario-based firefighting exercises.
- 7. Celebrate Tradition:** Integrate historic photographs and memorabilia into public-facing areas to honor and preserve the station's legacy.
- 8. Ensure Adequate Storage:** Include sufficient and well-organized storage solutions to meet the station's current and future needs.



# CONSIDERATIONS & BEST PRACTICES

1. Decontamination zones/ventilation (must do- Physical Well-Being)
2. Re-size and space apparatus bay doors Consider exterior training capabilities (must do)
3. Severe lack of space across all space needs (Meeting rooms, storage, etc.). The size of the current station cannot sustain current staffing levels (must do)
4. Consider the fact that 42% of staff have a considerable commute time, do not live in the community or nearby communities... more of an obligation to make Station 183 seem like their home.
5. An average of 4 generations will share the station. Flexibility is important.
6. Outdoor/patio space is important to staff. (Mental Well-Being)





## Recommended Decontamination Zones

### Hot Zone (RED)

- Designated area for everything contaminated that needs to be decontaminated (boots, gloves, helmets, turnout gear, SCBA, EMS equipment, hoses, etc.)
- Wear PPE during decontamination

### Warm Zone (YELLOW)

- Commonly the Apparatus Bay
- Cleaned equipment stored in this area only
- Cleaned PPE is stored in separate area with its own ventilation system
- Handwashing occurs here before entering living quarters
- Washers/Extractors in this zone

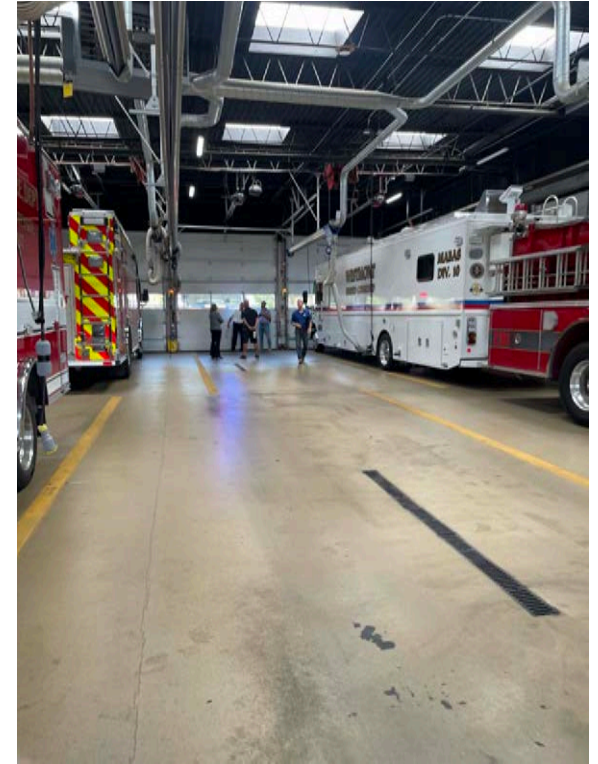
### Cold Zone (GREEN)

- Living Quarters & Administration Area
- Separate ventilation system from Bay
- Proper doors/ramps/gas curbs between bay and living quarters
- Contaminated PPE & Equipment never enter this zone.

- The above zones are not happening at Station 183.
- Typical Decontamination Sequence at 183:
  1. Take gear off on bay floor
  2. Wipe faces with wipe from Battalion Chief vehicle.
  3. Wash hands in kitchen sink (or bathroom sink) use the kitchen towel to dry hands.
- There is no Yellow Zone currently.
- Red Zone activities are happening in the Green Zone

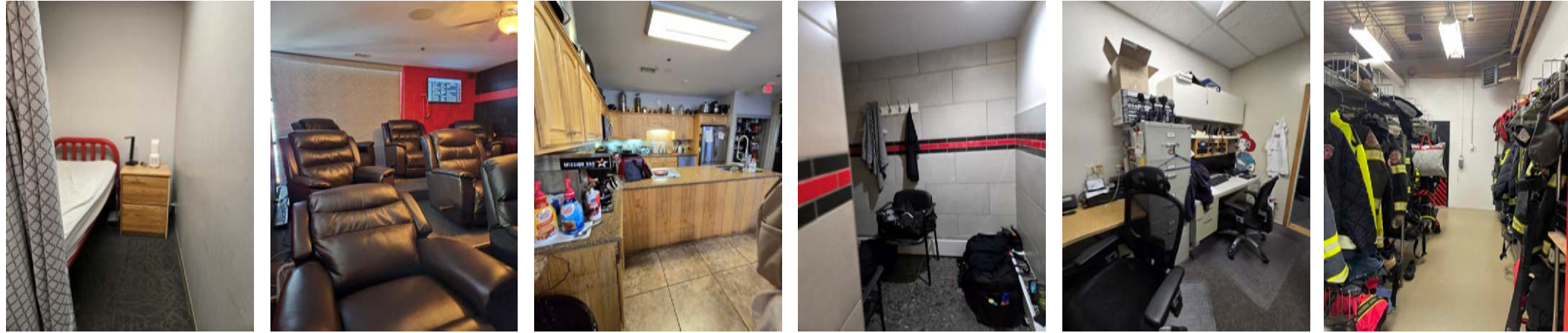


## CURRENT STATE- APPARATUS BAY CHALLENGES



- Structural limitations exist to make doors bigger
- Plumbing, Electrical and Flooring will need to be re-worked to accommodate a new bay arrangement
- The exhaust concerns (Tox Alert) will need to be addressed
- Currently the Battalion Chief vehicle is not located at HQ, it is at Station 182 as there is not bay space available for this vehicle at 183.

# CURRENT STATE- SPACE CONSTRAINTS



	Station 183	Industry Standard
Apparatus Bay	3,708 SF	5,642 SF (Standard Structural Apparatus for a Two and Three-Company)
Dayroom + Kitchen Area	779 SF (52 SF per FF per shift)	1,296 SF (two company)
Bunk	54 SF (in shared bunk room)	140 SF (private bunk)
Living Quarters Laundry Room	Does not exist	160 SF
Training Room	Does not exist	700 SF
PPE Storage Room (separate from gear lockers)	Does not exist	360 SF

# CURRENT STATE- SITE PLAN CHALLENGES



1. Short Apron on Cass Ave
2. Site Infill at South Ramp
3. Fuel Farm to the South (restricting)
4. Marquee sign obstruction
5. DuPage County/Striping & Signals





NEXT STEPS





Q & A

WESTMONT SPECIAL EVENTS

# Cruisin' Nights

CONSIDERATIONS  
FOR 2025



# Quick History

- Founded in 2004 to continue community events that were previously coordinated by Main Street
- Westmont Special Events operates as an independent, not-for-profit organization



**WESTMONT SPECIAL EVENTS**

## WESTMONT SPECIAL EVENTS

# Quick History

- WSEC celebrated its 20th Anniversary in 2024
- Original focus on Taste of Westmont and Cruisin' Nights
- Expanded focus includes Creative Arts Network, Muddy Waters Museum, pub crawls, Endless Summer Car Show, participation with Wicked West Fest and Holly Days, and much more
- Partnering with Village of Westmont, Westmont Chamber, Park District, Westmont Library, area schools, community groups, business community & more

## WESTMONT SPECIAL EVENTS

# Quick History

- Cruisin' Nights originally consisted of about 25 car participants and no public participation
- Classic car parking at Cass & Burlington parking lot only





## WESTMONT SPECIAL EVENTS

# Quick History

- In 2012, requested and received permission to close Cass from Burlington to Naperville for classic cars and more
- Luke-warm response at first from businesses & guests



## WESTMONT SPECIAL EVENTS

# Quick History

- Within a couple of years, the layout and the customer service from WSEC to car enthusiasts began to win people over
- Each year the event grew in popularity



## WESTMONT SPECIAL EVENTS

# Quick History

- For the past two years, the weekly event averaged well over 350 cars and more than 2000 people
- Estimated that more than half of the guests in attendance are from outside of Westmont



## WESTMONT SPECIAL EVENTS

# Quick History

- Named the Best Weekly Car Show by WGN Radio for over 7 years
- All-time record car count was 596
- Several businesses report that the car show greatly benefits their business and are regular sponsors for the car show event



**WESTMONT SPECIAL EVENTS**

**Moving  
Forward**

**However...**

# Moving Forward

*The success of the event has created concerns:*

- Difficult to manage 3 and ½ blocks of classic cars as they arrive, park, then exit the event
- Difficult to manage classic cars that try to enter the event in creative ways
- Difficult to keep pedestrians safe as cars arrive and exit the show at all times
- Difficult to transition from the end of the event to the time when the street re-opens, especially regarding on-street alcohol

## WESTMONT SPECIAL EVENTS

# Moving Forward

- *Cass-East Burlington scheduled for infrastructure maintenance, which will close eastbound traffic*
- *Potentially, this closure could be ongoing for several years if the 1 N. Cass development follows the infrastructure work*
- *This reality will impact the current detour plan for Cruisin' Nights & Taste of Westmont*
- *Potentially look at West Burlington as new location for Cruisin' Nights for 2025*

## WESTMONT SPECIAL EVENTS

## West Burlington Concept

- *Close West Burlington from Cass to Williams*
- *Classic Cars enter event traveling south on Lincoln, then one-way west on Burlington*
- *Cars park on Burlington, both side of streets, creating usual center walking path, many cars will park in marked parking spots, facing west*



## WESTMONT SPECIAL EVENTS

## West Burlington Concept

- *CASS TO LINCOLN - Music, vendors, food, possibly beer sales, possibly featured cars – NO INGRESS FROM ALLEY*
- *LINCOLN TO WILLIAMS - Classic car parking both sides of street*
- *SIDE STREET TO ALLEY - Some streets used for special activities and car clubs; Every other street used as an exit*



## WESTMONT SPECIAL EVENTS

## West Burlington Concept

- **VILLAGE PARTICIPATION** - This layout easier to set up without disrupting Cass Avenue traffic
- **PARKING EFFICIENCY** - This layout easier to manage arrival and parking of cars, as well as exit of cars
- **MINIMAL IMPACT TO RESIDENTS** - All properties in this area have full access to their properties from the alley



## WESTMONT SPECIAL EVENTS

# West Burlington Concept

- **NEXT STEPS**

- *Village Board discussion & feedback*
- *Introduce idea to community - businesses and West Burlington residents*
- *Come back before Village Board Dec. 19 with permit request form and final approval*





## Village of Westmont PUBLIC WORKS

31 West Quincy Street, Westmont, Illinois 60559

publicworks@westmont.il.gov | 630-981-6270  
westmont.illinois.gov | 630-981-6200

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### CIVIC ORGANIZATION SIGN POLICY

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#### Policy Statement

The Village of Westmont recognizes that non-profit organizations contribute to the health and well being of a community. The viability and promotion of civic organizations benefits the municipality and for this reason the Village has established a civic organization sign policy and program. The Civic Organization Sign Policy provides an opportunity for organizations to display their identification shields on Village-provided signage at a centralized location in the Village.

#### Purpose

The purpose of this policy is to allow for the public display of a non-profit civic organization's identification shield on Village-provided signage. The organization must meet specific criteria as defined in the policy and will procure, pay for and provide their own sign meeting the specifications set forth by the Village.

#### Scope

This policy applies to Village-installed Civic Organizational Signs placed at an approved location within the Village of Westmont.

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#### 1. Responsibilities

The Director of Public Works or their designee shall:

- Review applications to ensure conformity to the eligibility criteria,
- Advise the Civic Organization of the status of their application,
- Maintain a waiting list of Civic Organizations,
- Liaise with and retain on file the annual applications from Civic Organizations confirming their contact information, organizational status and interest in remaining on the sign,
- Maintain the Civic Organization Sign main structural element in good repair.

#### 2. Policy Requirements

2.1 The Village will erect a structural element to mount the signage. The Village will assume all costs associated with the supply, installation and maintenance of the Civic



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Organization sign main structural element. This will be located along Burlington Ave adjacent to the railroad right of way to allow for visibility by motorists, pedestrians and transit users.

Village Board approval is required for any additional sign locations.

2.2 The Village will assume all costs associated with the installation and removal of the organization identification shields, but not the shield itself.

2.3 The maximum number of identification shields which may be displayed on the sign is 10.

2.4 Organization identification shields will be 18 inches in diameter and shall consist of the organization's recognizable logo. The sign design is subject to approval by the Director of Public Works or their designee.

2.5 Each organization identified on the sign will assume the total cost associated with the manufacture of their identification shield. This includes contracting with a vendor to manufacture the sign, as well as the cost of shields for new installations or replacement due to vandalism, theft, maintenance (wear) or life cycle.

If in the future the Village installs additional Civic Organization sign locations, each organization will be responsible for supplying additional signs at their expense.

2.6 Each civic organization is required to provide the Village with an application, on an annual basis, which identifies: a contact name, number and address, confirmation that the organization still meets the eligibility criteria; and advising that they still wish to remain on the sign. A fee of \$5.00 will be charged to defray administrative and installation costs.

2.7 Organizations not providing the aforementioned information by March 1st of each year will have their identification shields removed and returned to the contact person.



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The Village has no obligation to provide a sign structure location for display of civic organization signs. If the sign structure is destroyed or otherwise removed by the Village for any reason, sign shields will be returned to the contact person.

2.8 New organizations expressing interest in participating in the Civic Organization Sign Program will be required to submit an application and fee to the Public Works Department. Requests will be reviewed for compliance to the qualification criteria and a response provided. If acceptable, arrangements will be made for the installation of the identification shield. If no sign space exists then the organization will be placed on a waiting list for inclusion on the sign on a first-come first-served basis.

2.9 The Village of Westmont will coordinate and approve the erection of community identification shields for Civic Organizations meeting the following criteria:

A "Civic Organization" shall be defined as a non-profit organization (Service Club, National Youth Organization or similar) operating on a local, state or national basis, the purpose of which is to promote community welfare and further the interests of its membership.

A Service Club is further defined to include an incorporated non-profit community service organization whose primary purpose is to enhance the quality of life and welfare of the Westmont community. Examples include: Rotary International, Lions International, and Masonic Lodge. A National Youth Organization is further defined as an organization whose primary purpose is to develop in Westmont's youth the attributes of leadership and active citizenship. Examples include: Special Olympics, Girl Scouts, Scouting America (Boy Scouts) and Junior ROTC.

**The Village also reserves the right to place its own signs on the main structure such as Tree City USA, Illinois Main Street Community, Governor's Home Town Award and similar.**

2.10 A civic organization may appeal decisions made by the Director of Public Works or their designee to the Village Board for review. The Village Board may approve or deny the application for civic organization signage at their discretion.



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### CIVIC ORGANIZATION SIGN APPLICATION

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The Village of Westmont has provided a location for civic organization signage to promote civic organizations that benefit the community. These signs will be located in a visible area and shall be a positive reflection of the community. In order to qualify for the civic organization sign program, the organization shall be registered as a non-profit and be active in the community. A description of volunteer and/or service activities shall be provided on this application.

#### Requirements:

1. The Village will assume all costs associated with the installation and removal of the organization identification shields, but not the shield itself. The Village has no obligation to provide a sign structure location for display of civic organization signs. If the sign structure is destroyed or otherwise removed by the Village for any reason, sign shields will be returned to the contact person.
2. Each organization identified on the sign will assume the total cost associated with the manufacture of their identification shield. This includes contracting with a vendor to manufacture the sign, as well as the cost of shields for new installations or replacement due to vandalism, theft, maintenance (wear) or life cycle.

If in the future the Village installs additional Civic Organization sign locations, each organization will be responsible for supplying additional signs at their expense.

3. The maximum number of identification shields which may be displayed on the sign is 10. If no sign space exists then the organization will be placed on a waiting list for inclusion on the sign on a first-come first-served basis.
4. Organization identification shields will be 18 inches in diameter. An exhibit showing the shield design and dimensions shall be submitted with the application.
5. A letter confirming the organization's non-profit status as provided by the IRS or State treasurer shall be submitted with the application.



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6. A \$5.00 fee shall be submitted with the application.

7. Sign applications are subject to approval by the Director of Public Works or their designee. A civic organization may appeal decisions made by the Director of Public Works or their designee to the Village Board for review. The Village Board may approve or deny the application for civic organization signage at their discretion.

### **Applicant Information**

Contact Name: \_\_\_\_\_

Name of Organization: \_\_\_\_\_

Organization Address: \_\_\_\_\_

City, State and Zip Code: \_\_\_\_\_

Phone Number: \_\_\_\_\_

Email: \_\_\_\_\_

Description of Volunteer and/or Service Activities in the Community: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

I have read and agreed to the rules and provisions of the Village of Westmont's Civic Organization Sign policy.

Signature of Applicant: \_\_\_\_\_ Date: \_\_\_\_\_

# 2024 Annual Report

Village of Westmont  
Public Works Department

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**Mission Statement of the Village of Westmont  
Public Works Department**

The mission of the Public Works Department is to provide maintenance to all public-owned infrastructure.

The Department is comprised of six divisions:

Administration	Streets
Fleet/Facilities	Underground
Forestry and Grounds	Water

The Public Works Department is pleased to present this 2024 Annual Report, which highlights key initiatives, projects, programs and accomplishments over the past year in an effort to maintain and enhance the quality of life in the Village of Westmont.

**2024 Department Achievements**

Westmont was named Tree City USA for the 29th year  
Completed restructuring of the Public Works Department into 5 divisions  
Transitioned to Calendar Year Budget  
Completed water rate study, new rates will be implemented in 2025

## **Staff by Tenure**

### **20+ Years of Service**

1983- Tim Harmer, Maintenance- Streets  
1989- Kirk Nix, Water Operator  
1990- Michael Kwasek, Streets Foreman  
1998- Rose Gross, Administrative Assistant II  
2000- Frank Kulas Jr, Underground Foreman  
2000- George Harrison, Maintenance- Water

2000- Jeff Bonk, Underground Supervisor  
2001- Josh Krogull, Senior Maintenance- Streets  
2002- Jon Yeater, Forestry/Grounds Supervisor  
2002- Melissa Brendle, Streets Supervisor  
2003- Brian Beusse, Water Supervisor

### **15 - 19 Years of Service**

2006- Randy Tuchow, Facilities Foreman  
2008- Virgil Viscuso, Fleet/Facilities Supervisor

### **10 - 14 Years of Service**

2011- Dan Chorney, Water Foreman  
2012- Andy Peterson, Senior Maintenance- Streets  
2013- Dave DeCicco, Forestry & Grounds Foreman  
2013- John Dispensa, Maintenance- Underground

### **5 - 9 Years of Service**

2015- Zach Chorney, Maintenance- Streets  
2015- Lukasz Michalski, Fleet Foreman  
2016- Patrick Vath, Maintenance- Underground  
2016- Jayne Agner, Utility Billing Clerk

2018- Kyle Buschman, Maintenance- Grounds  
2018- Michael Bueser, Water Operator  
2019- Matthew Macey, Maintenance- Streets  
2019- Kyle Kraft, Maintenance- Streets

### **0 - 4 Years of Service**

2021- Robert Gula, Fleet Mechanic  
2021- TJ Riley, Maintenance- Streets  
2021- Greg Pietrzak, Maintenance- Streets  
2021- Nicholas Vrdoljak, Fleet Mechanic  
2022- Matt Reif, Maintenance- Streets  
2022- Amy Ries, Director of Public Works  
2022- Jesse Raap, Senior Maintenance- Horticulture

2023- Javier Chavez, Maintenance- Facilities  
2023- Jose Pinones, Senior Maintenance- Facilities  
2023- Chadd DeVries, Senior Maintenance- Arborist  
2024- Ryan Prokaski, Water Operator  
2024- Adam Rea, Maintenance- Horticulture  
2024- Merisa Kleszyk, Administrative Assistant

**Retirements**

None

**Promotions**

Jeff Bonk- Supervisor, Underground

Michael Kwasek- Foreman, Streets

Dan Chorney- Foreman, Water

Frank Kulas- Foreman, Underground



**Welcome New Employees!**

Fabian Ramirez- Maintenance Worker, Underground

Genaro Guzman- Maintenance Worker, Underground

Adam Rea- Maintenance Worker, Forestry and Grounds

Ryan Prokaski- Water Operator, Water

Merisa Kleszyk- Administrative Assistant



## **Safety & Training**

Safety is at the forefront of all activities of the Village of Westmont Public Works Department. In 2024, Public Works staff participated in over 2200 hours of safety training.

Aerial Lift Training  
Bloodborne Pathogens  
BNSF Contractor Safety  
Brush/Chipper/Mower  
CPR  
Electrical Safety  
Fire Extinguisher training  
Flagger  
Forklift training  
Hazcom/Right to Know  
Hearing Conservation  
Ladder safety  
NFPA 70E  
OSHA 10 Hour  
OSHA 30 Hour  
OSHA #2264 Confined Space Competent Person  
OSHA #3015 Trenching & Excavation  
OSHA #3115 Fall Protection  
OSHA #7115 Lockout Tagout  
Personal Protective Equipment (PPE)  
Powered Industrial Truck  
Silica  
Snow Plow Driving  
Tree Risk Assessment Qualification Recertification  
Weekly Tailgate Talks about various safety topics  
Monthly Departmental Safety Meetings

In addition to safety training, Public Works employees also participated in the following training activities.

CDL in house training program  
Metra train passenger emergency response training  
NIMS ICS 100, 200, 300, 400, 700, 800

Public Works employees also maintain various types of certification and licensure, including EVT, ISA Arborist, IEPA Water Operator, and Professional Engineer.

## **Facilities Division**

Virgil Viscuso, Supervisor

3 full-time employees



The Facilities Division is responsible for maintenance, repair and improvement of all Village facilities. This division also manages maintenance and construction contracts for improvements to Village facilities.

- Village Hall 31 West Quincy
- Public Works Department 155 East Burlington
- Westmont Center 1 S. Cass
- Fire Department Headquarters 6015 S. Cass
- Police Department Headquarters 500 N. Cass
- Train Depot 18 W. Quincy
- Water Plant 39 E. Burlington Ave.
- Old Street Dept/ Warm Storage 328 S. Wilmette Ave.
- Fuel Center 6015 S. Cass

### Division Highlights

Finished build out at Village Hall.

Updating/painting of Police Chief and Management Analyst offices

Worked with Comcast on lease and buildout of tenant space in 31 E Burlington building

Fencing on N Grant and Lincoln lot

Completed Facilities inspection with IRMA.

Worked with Abby from Hygieneering for OSHA compliance.

Installation of fall protection brackets on the mezzanine storage at PW.

Worked with HR to revise the Facilities inspection sheets for all buildings.

Set up a QR code system for the Facilities inspections to streamline walk throughs and repairs.

### Division Statistics

Inspected fire systems and elevators in all Village-owned buildings.

Inspected all sump pumps, ejector pumps and storage tanks on Village owned buildings.

Processed 113 Work order inquiries.

Processed 22 Mailbox repairs.

Conducted monthly HVAC inspections of municipal buildings.

Performed maintenance on all generators (PD, Fire, PW)

Painted Rep's Office at Westmont Center.

Repaired 39 light poles.

## **Fleet Division**

Virgil Viscuso, Supervisor

3 full-time employees

The Fleet Division is responsible for maintenance of the Village's fleet of 120 vehicles and equipment. This division is also responsible for administering the Village's Vehicle Replacement Program.



## **Division Highlights**

Successfully navigated supply chain issues and cost increases for vehicles, equipment, parts and fuel.

Recertified the vehicle lift

Cooperative purchase of fuel (diesel and gasoline) with DuPage County

Auctioned off 11 surplus vehicles, recovered \$67,313

Purchased the following replacement vehicles:

- 2 Ford Lightnings
- 2 Ford Mavericks
- 6 5-Tons for this year (awaiting delivery)

### Division Statistics

Processed 484 Munis work orders, a 1% increase from the previous year

18,421 gallons of Diesel fuel, down 2% from last year

41,693 gallons of Unleaded fuel, up 1% from last year

Completion of 30 repairs of Park District vehicles and equipment through an Intergovernmental Agreement

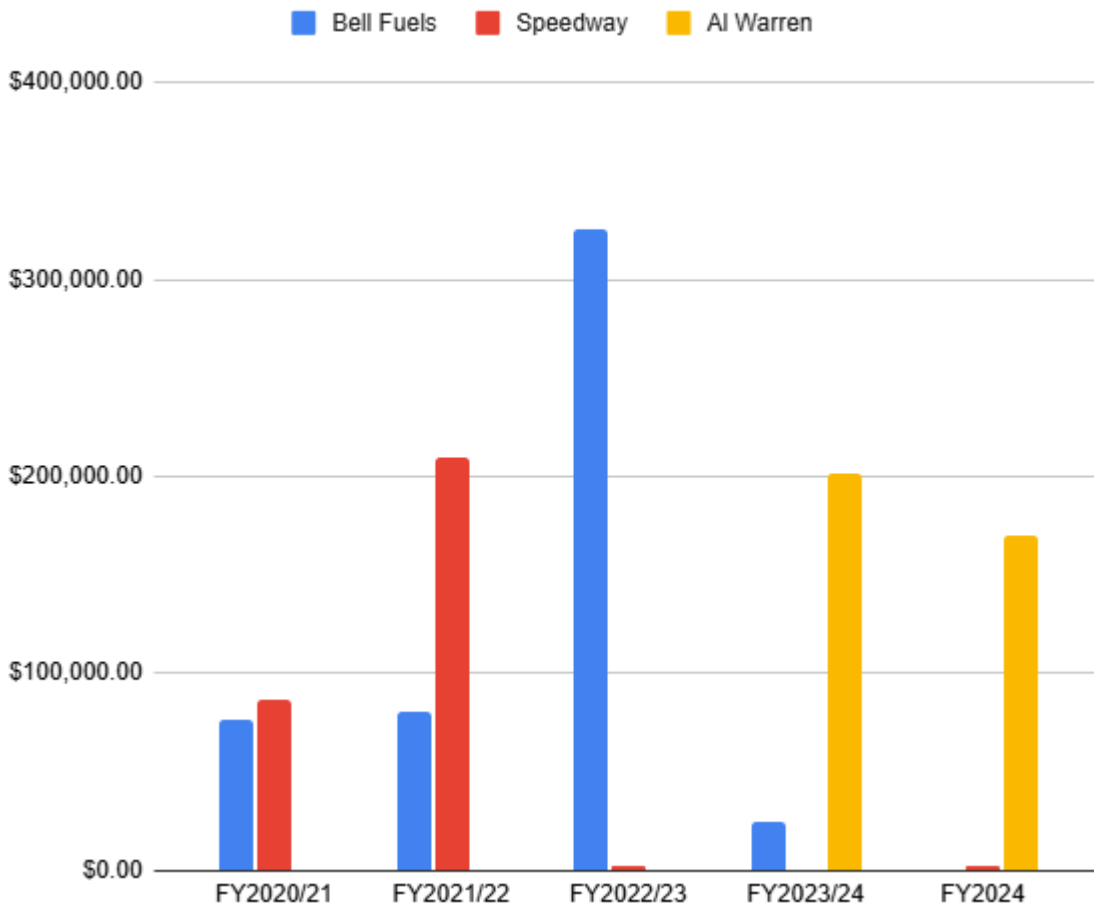
120 feet of hydraulic hose repairs were made to plow trucks, down about 25' from the past year

40 hours of welding repairs made to plow trucks.



Fuel cost savings in 2024 were down about 15%. The new fuel supplier procured through a joint bid with DuPage County, Al Warren, has saved approximately \$150,000 over the past 2 years. The bid goes from April 1, 2025 to March 31, 2026. This will be the second extension that we have made with Al Warren. We will have one more extension after this before we have to go out for bid again.

### Bell Fuels , Speedway and Al Warren



## **Forestry & Grounds Division**

Jonathan Yeater, Supervisor

6 full-time employees

The Forestry & Grounds division is responsible for maintenance of the Village's parkway trees and landscaping, detention facilities, naturalized areas, downtown Central Business District streetscape and beautification, train station depot and commuter facilities. The Division currently includes four International Society of Arboriculture Certified Arborists.



## **Division Highlights**

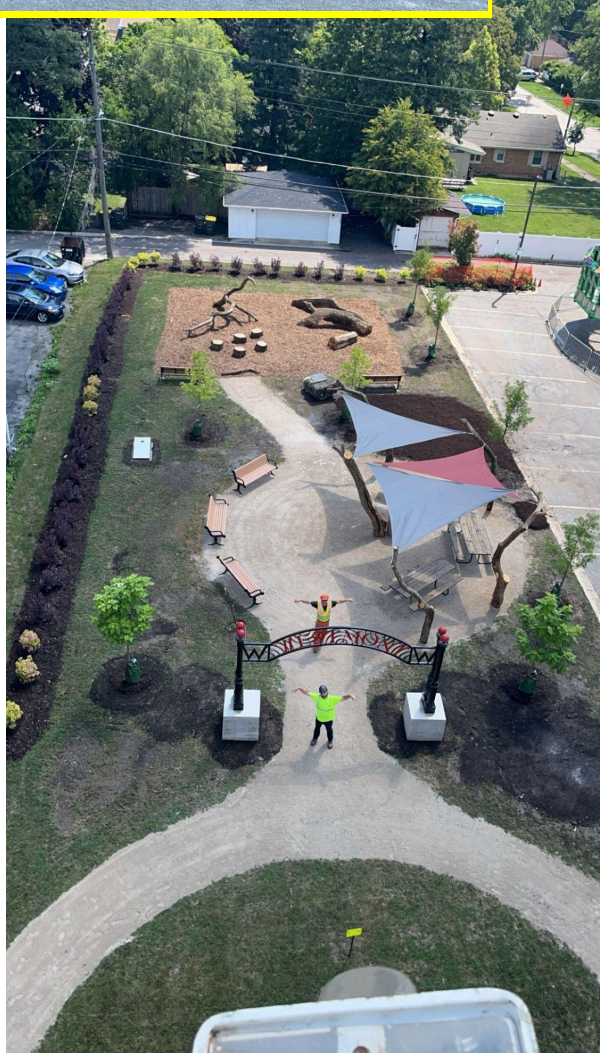
- Coordinated Arbor Day seedling giveaway providing 300 tree seedlings to residents!
- Added 11 more planters to the Adopt-A-Planter program, for a total of 67 planters
- 45 Adopt-A-Planter program participants!
- Hung 273 flower baskets throughout the Central Business District
- Created 3 new pocket parks in the Central Business District
- Management of 9 naturalized detention basins totaling 7.66 acres
- Converted 5 roadway medians from turf to pollinator gardens
- Added a plethora of new holidays decorations (wreaths & displays)
- Survived the infestation of millions of 17 year periodical cicadas!!
- Continued stewardship of Richmond Education Gardens and Apiary
- Coordinated No Mow til Mother's Day initiative
- Coordinated Oak-tober tree giveaway supplying oak trees to residents
- Implemented PPTPIP (Private Property Tree Planting Incentive Program) supporting the planting of 20 new trees on private property





### **Division Statistics**

- 538 new trees planted
- 2993 parkway trees pruned
  - 58 completed resident requests
- 99 trees removed
- 309 tree seedlings given away to the community
- 273 flower baskets hung
- 9630 native plugs planted
- 67 planted containers
- 1,200 flower bulbs planted
- 25 development permit reviews
- 25 development field inspections
- ~21,447 sq ft of invasive species removal (~half an acre)





## **Street Division**

Melissa Brendle, Supervisor

10 full-time employees

The Street division is responsible for maintenance of the Village's streets, alleys, sidewalks, streetlights, traffic signals, and street signs. The Street division also provides traffic control and other logistical support for the Village's special events, such as Taste of Westmont, Holly Days, summer car shows and other events.

### **Division Highlights**

2024 MFT Resurfacing project completed.

Alley 12N reconstruction completed between N. Williams St. and Park St.

Alley 5S reconstruction completed between S. Adams St. and Washington St.

Contractual Sidewalk Grinding removing 400 plus trip hazards

Sidewalk Replacement Program implemented - N. Cass Ave. in the CBD



## Division Statistics

1100 miles of streets cleaned

10,460 feet of road resurfaced

59,500 feet of pavement markings

168 inquiries processed

267 traffic/street signs replaced

6,000 square feet of roadway patching/driveway replacement

4,500 square feet of sidewalk removal and replacement throughout the Village

2,600 feet of curb removal and replacement throughout the Village

16 inches of snow/ice handled - 9 total events. Estimated 500 tons of salt, 500 gallons of deicing material used, and 4,500 lbs of bag salt



## **Underground Division**

Jeff Bonk, Supervisor

7 full-time employees

The Underground Division is responsible for repairs and maintenance to the Village's water distribution and storm sewer systems, as well as performing JULIE locates.

### **Division Highlights**

Hired and trained 2 internal and 2 external staff members, facilitated their development into a cohesive team.

Installed 1 structure and 42 feet of storm sewer on Blackhawk.

Installed 1 structure and 35 feet of storm sewer at Diane Main Park.

Investigated and solved long-standing drainage problem on Arlington, installed 2 structures and 130 feet of storm sewer to alleviate the problem.

Installation of a 12" insertion valve at 60th/Williams.

Grading and landscaping of the parkway on Pasquinelli Dr at 35th Street.



Division Statistics

25 water main breaks repaired  
53 b-box repairs completed  
9 valve repairs completed  
10 fire hydrant repairs completed

3,900 J.U.L.I.E. locates completed

15 storm sewer repairs completed  
6,514 feet of storm sewer cleaned  
202 storm structures (catchbasins, inlets, manholes) cleaned  
1,854 feet of ditches graded, shaped and landscaped  
158 feet of culverts replaced



## **Water Division**

Brian Beusse, Supervisor

7 full-time employees

The Water Division is responsible for providing clean, safe drinking water to Village of Westmont water utility customers, as well as ensuring adequate volume and pressure for sanitation, fire suppression and firefighting activities. The Water Division is responsible to meet all regulatory requirements of the IEPA, USEPA, and IDPH in the distribution of potable water to the community.

### **Division Highlights**

Non-revenue water was reduced from 13.9% to 12.9%, ~ 10 million gallon reduction

Published and distributed 2023 Consumer Confidence Report to all Westmont customers

Completion of the N. Warwick Water main Improvements project.

Completed Water Rate study, made final recommendations, participated in the public outreach, and new rates were implemented February 2025. The new water rates will support the Village's operations and Capital investment for years to come.

Supported transition to the Village's new waste hauler, Flood Brothers.

### **Division Statistics**

755,431,000 gallons of water supplied to residents and businesses

Completed IDNR water audit.

1400 work orders related to water loss audit completed

Leak detection for the entire Village

AMI meter reading project completed and the first bill run was 1/15/24

2,200' of new 8" PVC water main was installed

466 water meter installations

Top 70 water users meters tested for accuracy

1286 backflow devices tested - residential and commercial

144 water service turn on/off requests completed

11 Voluntary lead water services replacements

10 lead water service replacements with watermain projects

399 Bacteriological samples collected

8,498 Plant and 4,132 field water tests were conducted

16 Disinfection by-product samples taken

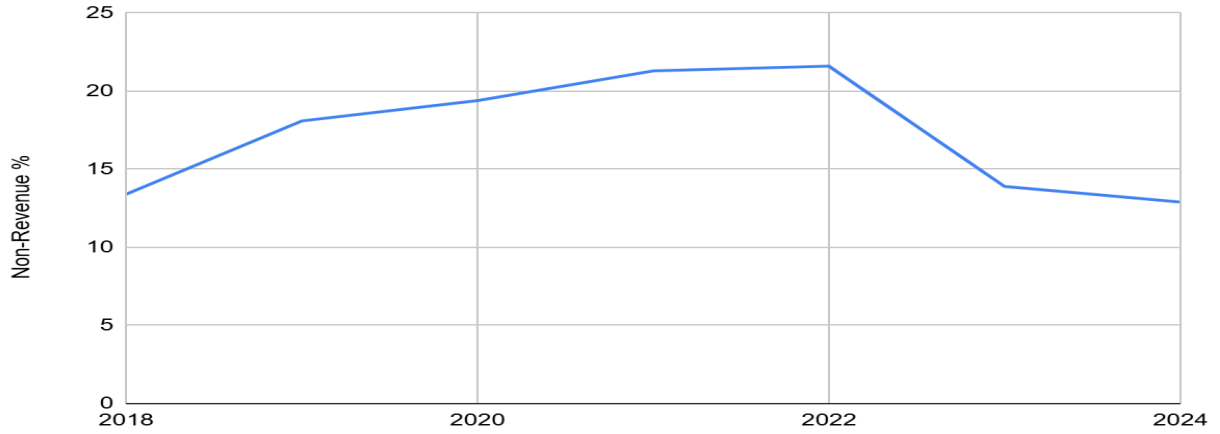
113 development permit reviews completed

27 development field inspections completed

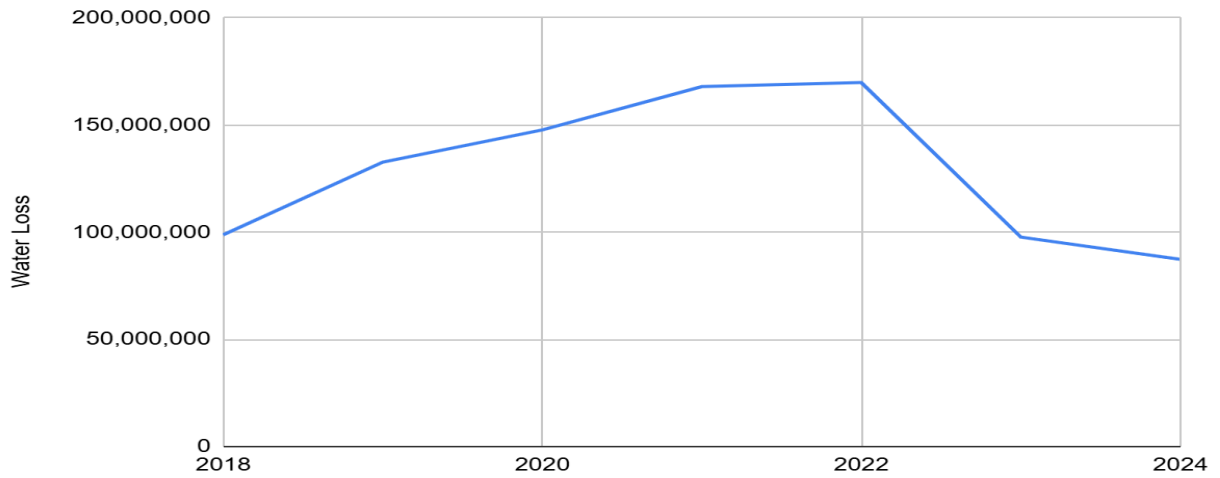
20% of fire hydrants fire flow tested for ISO rating

80% of fire hydrants had general maintenance performed for ISO rating

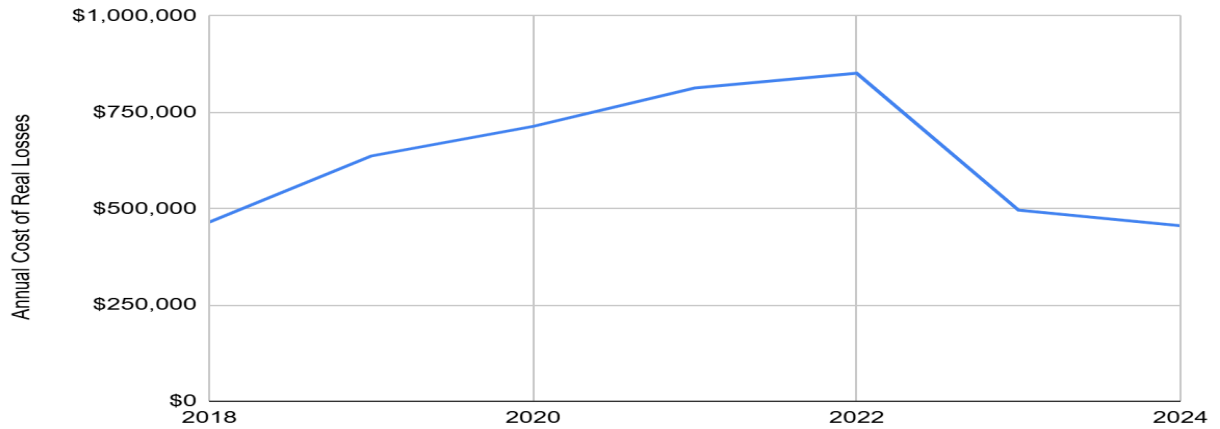
### Non-Revenue %



### Water Loss



### Annual Cost of Real Losses



## **2024 Environmental Sustainability Initiatives**

Held 2 Electronics and More recycling events  
Held a Pumpkin Composting event  
Set up of EIC table at Cruisin' nights  
Gave out 300 Tree Seedlings for Arbor Day  
Participated in River Sweep event  
Facilitated No Mow 'til Mother's Day program, 211 residents participated  
Management of 9 naturalized detention basins totaling 7.66 acres  
Converted 5 roadway medians from turf to pollinator gardens  
Continued stewardship of Richmond Education Gardens and Apiary  
Collected and recycled 3,060 pounds of holiday lights  
Coordinated Oak-tober tree giveaway supplying oak trees to residents  
Completed half an acre of invasive species removal  
Implemented PPTPIP (Private Property Tree Planting Incentive Program) supporting the planting of 20 new trees on private property  
Continued support of the Village's Dark Sky initiatives

## **2025 Environmental Sustainability Goals**

Develop a 5-year plan for additional naturalized landscaping projects  
Replacement of Farmingdale streetlights with Dark Sky compliant fixtures  
Construction of Downtown Dark Sky streetlighting  
Continue to work towards increasing the Urban Tree Canopy



## **Community Events & Programs**

The Village of Westmont Public Works Department provides assistance and logistical support for the many events held in the Village each year. In 2024, the Public Works Department participated in the following community events and programs:

Participated in Maercker School science fair

Participated in Touch a Truck with the Westmont Park District and Westview Hills school

Electronics & More Recycling events (held twice a year)

Memorial Day Parade

Race to the Flag 5K

Spring Fling Festival

US Luge Tryouts

Independence Day Fireworks

Cruisin' Nights (weekly from Memorial Day to Labor Day)

Special support for Police and Fire Nights for Cruisin' Nights

Taste of Westmont

Westmont High School Homecoming Parade

Fire Department Open House

Wicked West Fest

Holly Days

Public Works employees contributed over 1760 hours working to make these community events a success!



## **2024 Department Accomplishments**

The following construction projects were completed in 2024:

- 2024 MFT Resurfacing Project
- Residential Alley 12N
- Residential Alley 5S
- 2024 Sidewalk Removal and Replacement Program
- Warwick Ave Watermain improvements

The following projects will be constructed in 2025:

- 2025 MFT Resurfacing Project
- Quincy Streetscape Phase 2
- Traube Ave storm sewer and Washington/Traube watermain improvements
- North Water Tower (2025-2026)
- ComEd Relocation 1 N. Cass (ComEd is the lead agency)
- Burlington Ave Re-alignment (2025-2026)
- Wilmette Sidewalk- Dallas to Quincy
- Oakwood Sidewalk Improvements project
- Residential Alley 10N
- Farmingdale Dark Sky Streetlighting project
- Downtown Dark Sky Streetlighting Improvements project

The following projects are in the design stage:

- Metra platform and depot improvements (Metra is the lead agency)
- Grade Separated Pedestrian Crossing (Metra is the lead agency for the design stage)
- Salt Dome at 328 S Wilmette
- Residential Alley 7S
- North Park, Chicago and Willard Watermain Improvements
- Water Plant Improvements
- Oakmont Outfall Improvements
- Fire Department Headquarters preliminary investigation