

CITY OF WARRENVILLE
CITY COUNCIL

Minutes of Regular Meeting
Held on Monday, March 20, 2023
At Warrenville City Hall
28W701 Stafford Place

I. OPENING CEREMONIES

A. Call to Order

Mayor Brummel called the meeting to order at 7:00 p.m.

B. Roll Call

Present: Mayor David Brummel and Aldermen: Stu Aschauer, Clare Barry, Kathy Davolos, Jeff Krischel, Craig Kruckenberg, Leah Goodman, John Lockett and Bill Weidner

Absent: None

Also Present: City Attorney Brooke Lenneman, City Administrator Cristina White, Assistant City Administrator Alma Morgan, Public Works Director Phil Kuchler, Assistant Community Development Director Consuelo Arguilles, Community and Economic Development Director Ron Mentzer, Finance Director Kevin Dahlstrand, Police Chief Sam Bonilla and City Clerk Julie Clark

Absent: None

C. Pledge of Allegiance

Mayor Brummel led the Pledge of Allegiance.

II. CITIZENS COMMENTS

Bob Siebert, Albright Court, conveyed his concern that TIF 3 and TIF 4 are placing the tax payers at risk.

III. OFFICIALS AND STAFF COMMENTS

A. Mayor

Mayor Brummel expressed his appreciation to staff who made the budget meeting on Saturday March 18 possible and acknowledged those who take on extra trainings.

B. Clerk

Clerk Clark asked that Council consider the updated set of City Council minutes from March 6, 2023 when approving the minutes.

C. Treasurer

No report

D. Aldermen

Alderman Goodman shared that there is a planned clean-up of the Prairie Path on Saturday April 29, at approximately 9:00 a.m. Those interested can find more information at ipp.org or send an email to info@ipp.org.

E. City Administrator
No report

F. City Attorney
No report

IV. APPROVAL OF AGENDA

Alderman Weidner made a motion, seconded by Alderman Kruckenberg, to approve the agenda for the March 20, 2023, City Council regular meeting.

MOTION ADOPTED VIA VOICE VOTE

V. APPROVAL OF MINUTES

Alderman Weidner made a motion, seconded by Alderman Davolos, to approve the minutes of the March 6, 2023, City Council regular meeting as amended and the minutes of the March 6, 2023, City Council closed session meeting and the minutes of the March 13, 2023, Community Development Committee meeting.

MOTION ADOPTED VIA VOICE VOTE

VI. CONSENT AGENDA – OMNIBUS VOTE

- A. Accept Plan Commission recommendation, waive second reading, and pass ordinance O2023-06, approving a special use permit to allow the operation of a liquor manufacturing facility without ancillary retail or tasting room located at 30W180 Butterfield Road
- B. Accept Plan Commission and Zoning Board of Appeals recommendations, waive second reading, and pass ordinance O2023-07, approving a landscape plan and special use permit to allow outdoor storage at 3S450 Route 59
- C. Accept Community Development Committee recommendation, and pass resolution R2023-14, waiving competitive bidding and approving the purchase of four 2023 Dodge Durango Police Pursuit Vehicles from Sunnyside Company of McHenry, Illinois, for \$166,762, based on the McHenry County Sheriff's contract prices
- D. Accept staff recommendation, and pass resolution R2023-15, approving a professional services agreement with Codametrics for the preparation of zoning regulations in an amount not to exceed \$62,895
- E. Accept Community Development Committee recommendation, and authorize the partial closure of Stafford Place for the annual Bike Rodeo event, as stated in Management Analyst and BPAC Staff Liaison Youngmeyer's memo dated March 9, 2023

- F. Accept Community Development Committee recommendation, and approve the request to solicit donations for the seventeenth annual Bike Rodeo event on May 20, 2023
- G. Accept Community Development Committee recommendation, and approve the Environmental Advisory Commission recommendations for distributing magnolia tree seedlings as listed on the EAC memo dated March 13, 2023
- H. Accept Community Development Committee recommendation, and direct the Plan Commission to conduct a public hearing to consider potential Zoning Ordinance text amendments that would (i) increase the number of dispensary special use permits available in the City from one to two and (ii) make it possible for a dispensary to operate within the Cantera PUD
- I. Accept Community Development Committee recommendation, and authorize staff to submit to the U.S. Census Bureau a Request for Cost Estimate (RCE) application and a letter signed by the Mayor requesting a special census be conducted in the City of Warrenton
- J. Accept Mayor Brummel's recommendation and appoint Megan Legler to the Inclusion, Diversity, Equity, and Awareness Commission for a term expiring April 30, 2024
- K. Receive and file minutes of the Plan Commission and Zoning Board of Appeals meeting held on February 23, 2023
- L. Receive and file minutes of the Plan Commission and Zoning Board of Appeals meeting held on March 9, 2023
- M. Receive and file report of invoices paid up to March 15, 2023, in the amount of \$42,586.26
- N. Authorize expenditures for invoices due on or before April 3, 2023, in the amount of \$206,682.78
- O. Receive and file report of Master Debit Card Expenditures for the month of February 2023, in the amount of \$16,889.24

Alderman Weidner made a motion, seconded by Alderman Lockett, to approve the Consent Agenda items as read.

ROLL CALL VOTE:

Aye: Aldermen: Lockett, Krischel, Davolos, Weidner, Aschauer, Kruckenberg, Barry and Goodman

Nay: None

MOTION ADOPTED

VII. REGULAR AGENDA

Alderman Goodman made a motion, seconded by Alderman Davolos, to offer a second reading and pass ordinance O2023-05, providing for the issuance of not to exceed \$10,700,000 General Obligation Bonds, Series 2023, of the City of Warrenville, DuPage County, Illinois, for the purpose of financing capital improvements in and for the City, providing for the levy and collection of a direct annual tax sufficient to pay the principal of and interest on said bonds, and authorizing the sale of said bonds to the purchaser thereof.

Discussion: Anthony Miceli from Speer Financial presented the results of the bond issuance bidding that had taken place Monday morning. Out of 58 bids, The Baker Group from New York was the winner with a percentage rate of 3.6168%. Council asked Mr. Miceli's opinion of the bidding process. He replied that a typical bidding yields three bids, but due to Warrenville's rating, bidders were bidding and re bidding.

ROLL CALL VOTE:

Aye: Aldermen: Weidner, Aschauer, Lockett, Barry, Davolos, Krischel, Goodman and Kruckenberg

Nay: None

MOTION ADOPTED

VIII. UNFINISHED BUSINESSIX. NEW BUSINESSX. CLOSED SESSION

Alderman Barry made a motion, seconded by Alderman Goodman, to enter into a Closed Session at 7:28 p.m. to discuss the following:

- 5 ILCS 120/2 (c) (1) The appointment, employment, compensation, discipline, performance, or dismissal of specific employees of the public body or legal counsel for the public body, including hearing testimony on a complaint lodged against an employee of the public body or against legal counsel for the public body to determine its validity.

At 7:41 p.m. the Council returned to the open session.

XI. ADJOURN

Alderman Weidner made a motion, seconded by Alderman Kruckenberg to adjourn.

MOTION ADOPTED VIA VOICE VOTE

The regular Council meeting adjourned at 7:42 p.m.

Approved: April 3, 2023


Julie Clark, City Clerk