


CITY OF WARRENVILLE
MEMORANDUM

TO: Mayor and City Council
FROM: John M. Coakley, City Administrator 
SUBJECT: SUMMARY OF AGENDA ITEMS FOR JANUARY 6, 2020, CITY COUNCIL REGULAR MEETING
DATE: January 2, 2020

Please contact the City Administrator with questions pertaining to agenda items by noon on the day of the meeting.

VI. CONSENT AGENDA – OMNIBUS VOTE

A. Ordinance O2020-01 – Culver’s Restaurant (Attachment)

This ordinance has been prepared to document the conditional approval of the creation and development of an approximately 1.18-acre commercial lot at the southeast corner of Route 59 and Cambridge Street, in the Everton Project, with a 4,130-square foot Culver’s restaurant with drive-through and outdoor dining facilities. The ordinance also reflects the conditional approval of a Sign Ordinance variation, which would allow the proposed Culver’s monument sign to be located closer to the perimeter property line than is normally permitted.

At its November 7 and December 19, 2019, meetings, the Plan Commission and Zoning Board of Appeals conducted a formal public hearing, deliberated, and subsequently recommended unanimous, conditional approval of the various special approvals requested for the proposed Culvers project. The Plan Commission and Zoning Board of Appeals recommendations are consistent with the conclusion section of the December 20, 2019, revised Community Development Staff Report. Copies of the approval ordinance and staff report are included with the agenda backup materials. The Applicant will attend the January 6, 2020, City Council meeting to address questions.

Council Action Requested: Accept Plan Commission recommendation, waive second reading, and pass ordinance O2020-01, approving a major amendment to the final site work and phase I planned unit development plans; a special use permit for a planned unit development for phase III; a final plat of subdivision for Lot 20; special use permits for an outdoor eating and drinking facility and drive through facility; and various exceptions and variations to the Warrenville Zoning Ordinance and the Warrenville Sign Ordinance for a Culvers restaurant at the southeast corner of Route 59 and Cambridge Street.

Staff Recommendation: Community and Economic Development Director Mentzer and Senior Planner Domovessova recommend this action.

Budgetary Impact: The construction and operation of this restaurant will generate additional sales, food and beverage, and other tax revenues for the City.

Other Resources Required: Staff time to record the ordinance with DuPage County and ensure its approval conditions are satisfied.

Strategic Plan Goal: #1 Economic Development.**B. Ordinance O2020-02 – Signs on Regal Theatre and Main Event Property (Attachment)**

This ordinance has been prepared to document conditional approval of a comprehensive system of new permanent ground and directional signs to be installed in the parking lot and along the Diehl Road, Winfield Road, and Interstate 88 frontages of the Cantera Subarea G theater and entertainment complex. The proposed new sign package would significantly enhance the visibility of the various businesses operating within this project.

At its December 5 and December 19, 2019, meetings, the Plan Commission conducted a formal public hearing, deliberated, and subsequently recommended unanimous, but conditional approval of the various special approval requests. The Plan Commission recommendations are consistent with the conclusion section of the revised Community Development Staff Report, dated December 19, 2019. Copies of the proposed ordinance and staff report are included with the agenda backup materials. The applicant will attend the January 6, 2020, City Council meeting to address questions.

Council Action Requested: Accept Plan Commission recommendation, waive second reading, and pass ordinance O2020-02, approving a major amendment to the approved planned unit development plan, certain site specific amendments and an exception to the Warrenville sign ordinance for Cantera Subarea G, 28248 and 28250 Diehl Road.

Staff Recommendation: Community and Economic Development Director Mentzer and Senior Planner Domovessova recommend this action.

Budgetary Impact: None.

Other Resources Required: Staff time to record the ordinance with DuPage County and to ensure the approval conditions are satisfied.

Strategic Plan Goal: #1 Economic Development.

C. Ordinance O2020-03 – FY20 Budget Amendment (Attachment)

At its May 20, 2019, meeting, the City Council approved ordinance O2019-24, amending the FY 2020 Budget to provide additional funding for project management services and extending the previously approved contract with Baecore Group to provide those services for the ERP implementation project. The amendment also provided funding for the addition of Utility Billing to the scope of services covered by Baecore Group. The total amount of the approved budget amendment was \$96,550, \$78,400 in the General Fund, and the remaining \$18,150 in the Water and Sewer Fund.

Finance Director recently determined that there were technical errors in the approved budget amendment ordinance, and is therefore recommending that Ordinance O2019-11 be repealed in its entirety, and that the City Council approve a replacement FY 20 Budget Amendment Ordinance O2020-03. Copies of the proposed ordinance and ordinance O2019-24 are included with the agenda backup materials.

The proposed ordinance does not increase any dollar amounts from the originally approved budget amendment ordinance, but makes technical corrections to account numbers, the budgeted figures listed, and the allocation of the budget amendment amount to the proper accounts.

City Council Action Requested: Accept staff recommendation, waive second reading, and pass ordinance O2020-03, repealing ordinance O2019-24 in its entirety, and amending ordinance number O2019-11 adopting the City of Warrenville Annual Budget FY 2020.

Staff Recommendation: Assistant City Administrator White and Finance Director recommend this action.

Budgetary Impact: \$18,150 in the Water and Sewer Enterprise Fund and \$78,400 in the General Fund.

Other Resources Required: None.

Strategic Plan Goal: None.

D. Waive License Fees and Bond Requirements for Specific Organizations (Attachment)

The City Code requires the City Council to consider waiver requests for raffle and 24-hour liquor licenses for the coming year. Included with the agenda backup material is the 2020 Waiver of License Fees list, which includes organizations that have previously applied and were granted the waiver of all fees and bond requirements by the City Council.

Council Action Requested: Accept staff recommendation and approve the waiver of raffle and 24-hour liquor license fees and bond requirements for calendar year 2020 for the organizations included on the 2020 Waiver of License Fees list.

Staff recommendation: Finance Director Dahlstrand has no objection to this action.

Budgetary Impact: Loss of minimal license fee revenue.

Other Resources Required: Staff time to process licenses.

Strategic Plan Goal: Not applicable.

E. Minutes of the Bicyclist and Pedestrian Advisory Commission (Attachment)

Receive and file minutes of the Bicyclist and Pedestrian Advisory Commission regular meeting held on November 12, 2019.

F. Minutes of the Tourism and Arts Commission (Attachment)

Receive and file minutes of the Tourism and Arts Commission regular meetings held on October 17, 2019 and November 14, 2019.

G. Draft Minutes of the Plan Commission and Zoning Board of Appeals (Attachment)

Receive and file draft minutes of the Plan Commission and Zoning Board of Appeals regular meeting held on December 19, 2019.

H. Invoices Paid (Attachment)

Receive and file report of invoices paid up to December 18, 2019, in the amount of \$81,215.64.

I. Invoices Due (Attachment)

Authorize expenditures for invoices due on or before January 20, 2020, in the amount of \$231,673.35.