

# CITY OF WARRENVILLE

## MEMORANDUM

TO: Mayor, City Council, and City Administrator White  
 FROM: David Romero, Civil Engineer   
 SUBJECT: CITY ENTRY MONUMENT SIGNS IMPLEMENTATION PLAN  
 DATE: March 6, 2025

### Purpose of Memo

- i) Provide a recap of the background information on the existing City's monument signs
- ii) Provide an update on staff recommended next steps
- iii) Provide a staff recommendation on the implementation plan of City monument signs

### Background Information Recap

For the November 11, 2024, Committee meeting, ACDD Hocking presented a plan to replace the existing City wooden signs. Pictures and map exhibits of all sign locations can be referenced at [Exhibit A](#).

### Update on Staff Recommendation for Next Steps

Below are the 4 recommended steps (in Bolded Italics) proposed by ACDD Hocking's memo and staff's current update for each step.

1. ***Contract with HDG to create a design of two types of faux- stone signs. One would be close to the stone sign for Everton. The other would be a smaller version more similar in scale to the existing wooden signs, to help facilitate approval of them by IDOT and DuDOT.***

Hitchcock Design Group (HDG) created a plan set for the faux-stone sign that will be installed at the Everton Subdivision – reference [Exhibit B](#). The design mimics the same style and dimensions as the existing “new style” masonry signs installed at three locations in the City. HDG will begin work on designing the second, smaller faux-stone sign, once a manufacturer's shop drawing is submitted for the Everton monument sign. HDG suggested waiting to receive the manufacturer's shop drawing as it could better inform them how to approach the second design.

The second faux-stone design will be shortened in length from approximately 12 feet to 9 feet. This matches the existing length of the wooden monument signs located at four other locations throughout the City. It also allows for the signs to be installed fully in the right-of-way without requiring easements. Lighting will be evaluated on a location-by-location basis regarding a direct connection or use of solar panels.

2. ***Obtain at least three contractor cost proposals to install a faux-stone break-away sign similar in appearance to the stone monument signs for the Route 59 at Everton location.***

*Staff has already obtained one estimate for a faux-stone sign and it is within the City's budget. Staff will ask that the cost proposals include an alternative price if more than one sign is included in the cost. There may be an opportunity to obtain better price per sign in this way.*

Staff requested proposals from seven sign contractors and of the seven notified, three of the contractors responded with proposals. Of the three proposals submitted, ultimately City staff believe it is in the best interest to proceed with the contractor Aurora Sign Company as will be presented in the following agenda topic for this meeting.

3. *Determine, besides the one on Route 59 at Everton, which signs should be replaced, and which are not needed. Present staff suggestions for signs to be replaced as well as a contract to build the sign along Route 59 at Everton at a future Committee meeting.*

#### **Benefits of monument signs\*\***

1. Establish name recognition
2. Build your brand identity
3. Distinguish boundaries
4. Creating a positive first impression.
5. Enhance the aesthetic of public spaces
6. Fostering a stronger sense of place and community pride

Approximately 26 years ago, the City decided that it was important for entry monument signs to be installed. Since then, it could be safely assumed that the benefits listed above aided the small town of Warrenville to be “recognized” amongst the larger County communities. The signs helped to “build our identity” as a community that is surrounded by nature and prioritized caring for it. They also helped to “distinguish” the City among the surrounding County and municipal properties and provide visitors and travelers a “positive first impression”. It’s evident that one of the main objectives of the 2017 Streetscape Project was to “enhance the aesthetic” in the Civic Area. The outcome was that City residents felt “a stronger sense of place and community pride”.

#### **Boundaries and Impressions**

As demonstrated in the overall City aerial map as part of [Exhibit A](#), the entry monument signs were strategically placed near the borders of the City, and at opposite ends of major thoroughfares. One of those major thoroughfares that has an existing sign is westbound Diehl Road. However, where other thoroughfares in the City have a reciprocal entry sign, Diehl Road does not have a monument sign for the eastbound traveler entering the City. Staff believe that installing a monument sign near the proposed location in [Exhibit A](#) would not only compliment the westbound sign and complete identifying our boundaries, but also remind travelers exiting neighboring Naperville that they are now entering Warrenville.

\*\*[www.northeastsigncompany.com](http://www.northeastsigncompany.com)

4. *All other sign replacements would be included in a future budget cycle as funds become available.*

**Staff recommends the City Council direct staff to:**

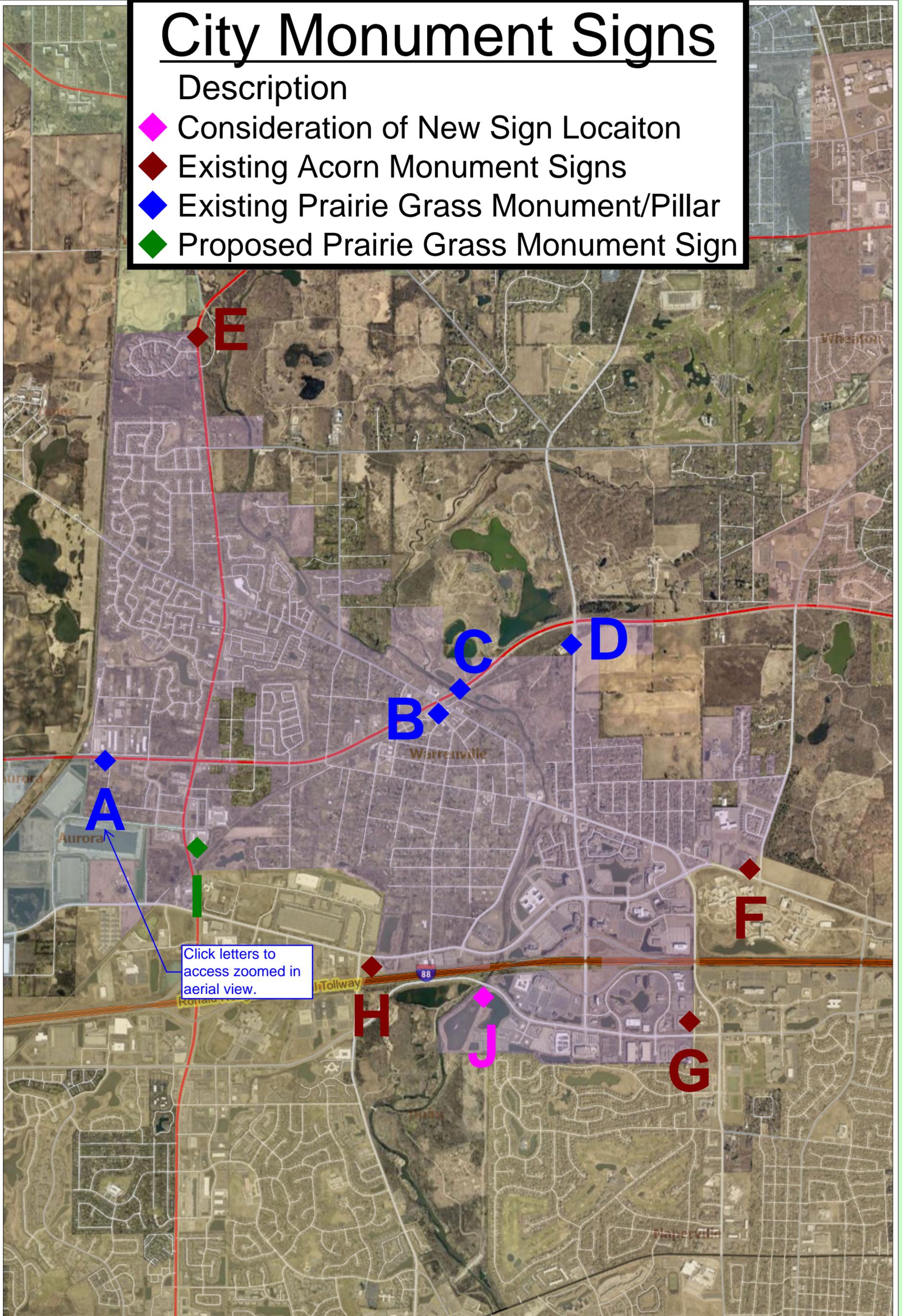
- Include the replacement of all City entry monument signs as a Work Plan Item/Initiative which will support strategic plan goal #2 Engaged and Connected Community.
- Oversee the purchase and installation of all replacement signs.
- Apply for relevant funding sources as they become available.

## Exhibit A

# City Monument Signs

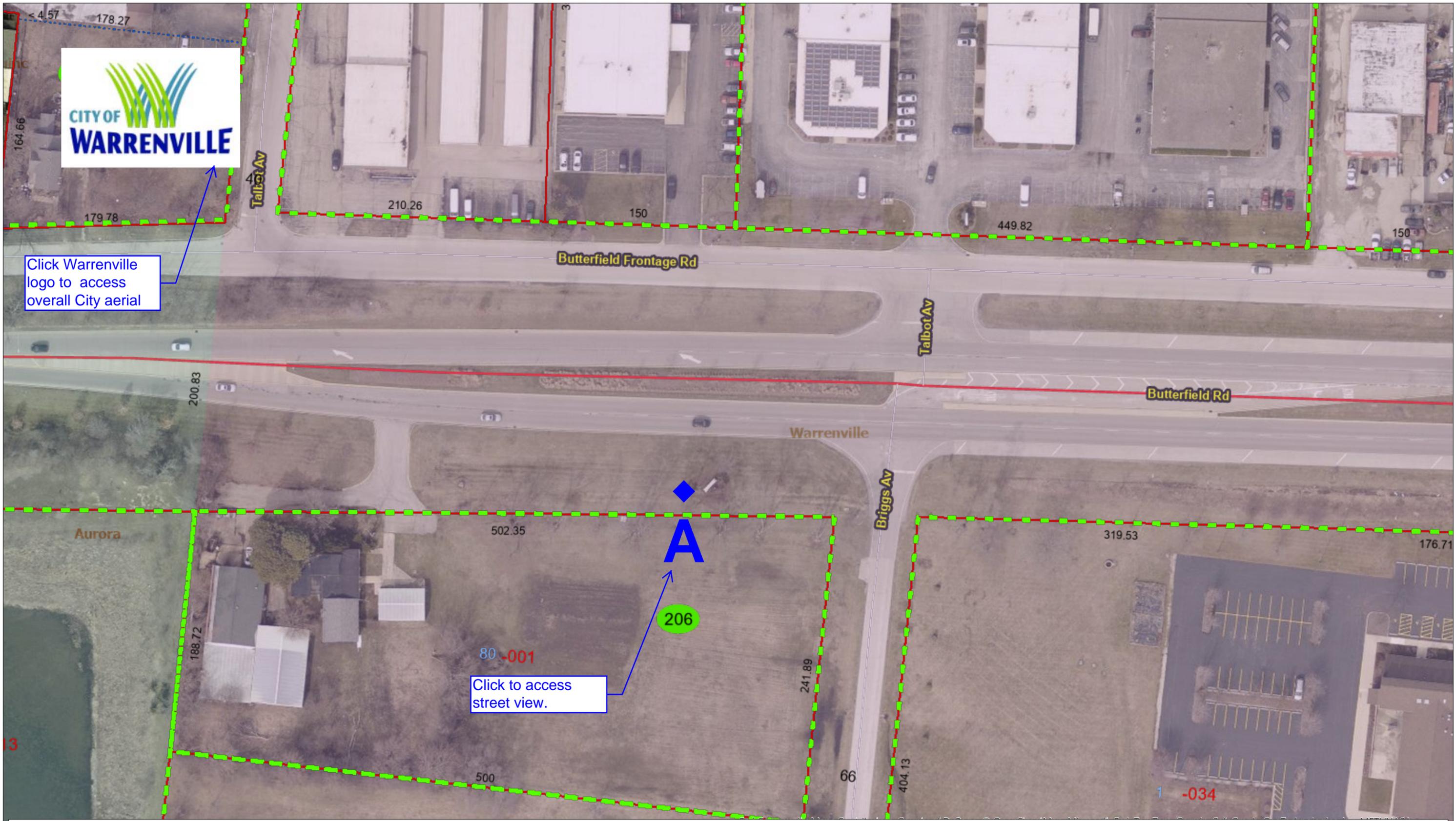
## Description

- ◆ Consideration of New Sign Location
- ◆ Existing Acorn Monument Signs
- ◆ Existing Prairie Grass Monument/Pillar
- ◆ Proposed Prairie Grass Monument Sign



Click letters to  
access zoomed in  
aerial view.





Click Warrenville logo to access overall City aerial

Click to access street view.

206

← 30 IL-56  
 Naperville, Illinois  
 Google Street View  
 May 2024 See more dates



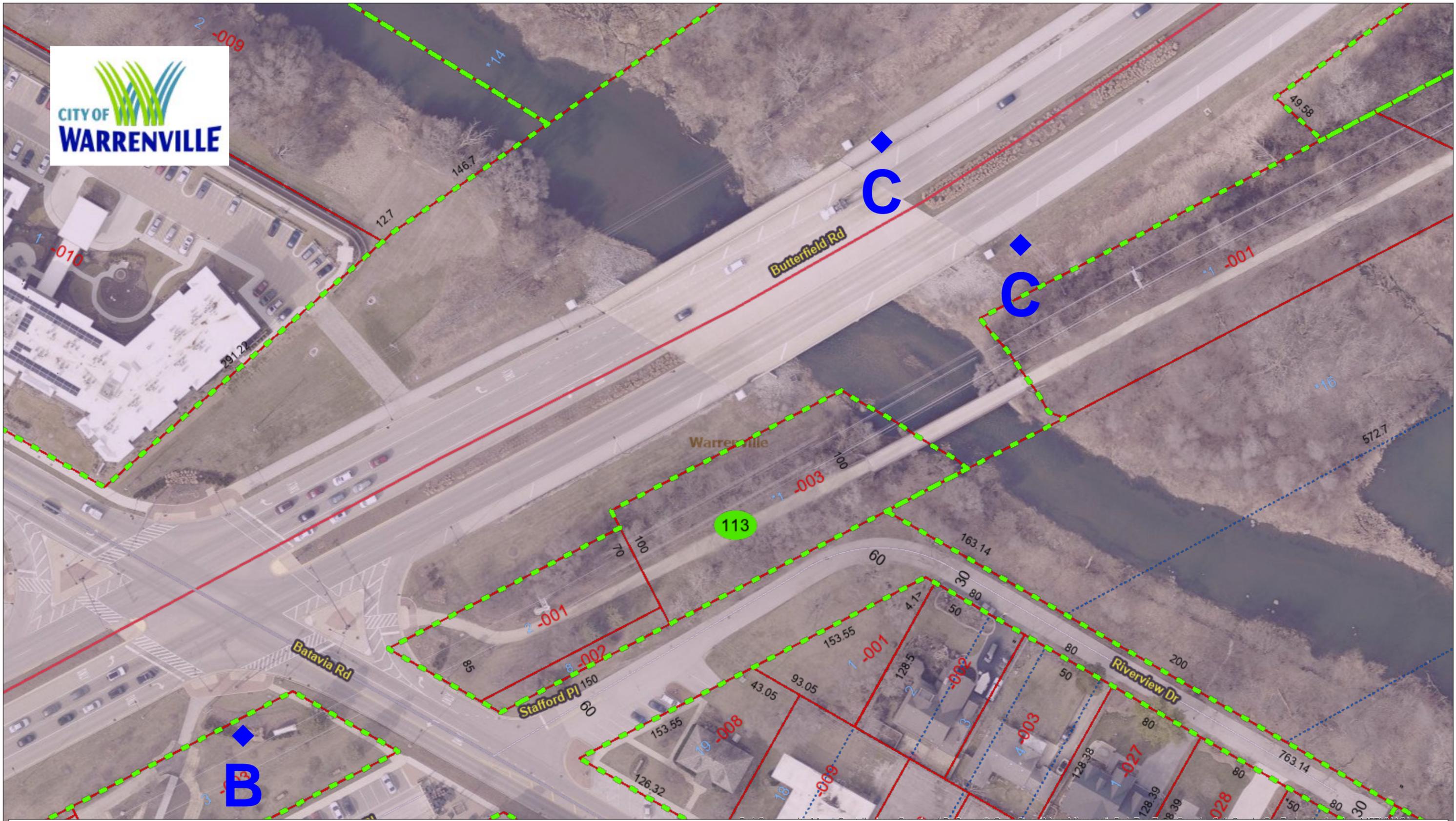
Click Warrenville logo to access overall City aerial



Click to access zoomed in aerial view.

IL-56





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- Subdivision Lot Lines
- Cadastral Realestate
- Parcel Blocks

- Pavement\_Centerline
- 0
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← **Batavia Rd**  
 Warrenville, Illinois

Google Street View

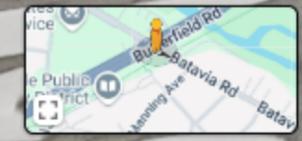
May 2024 See more dates



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Navigation controls including a compass, zoom in (+) and zoom out (-) buttons, and a street view pegman icon.

← Butterfield Rd  
 Warrenville, Illinois

Google Street View

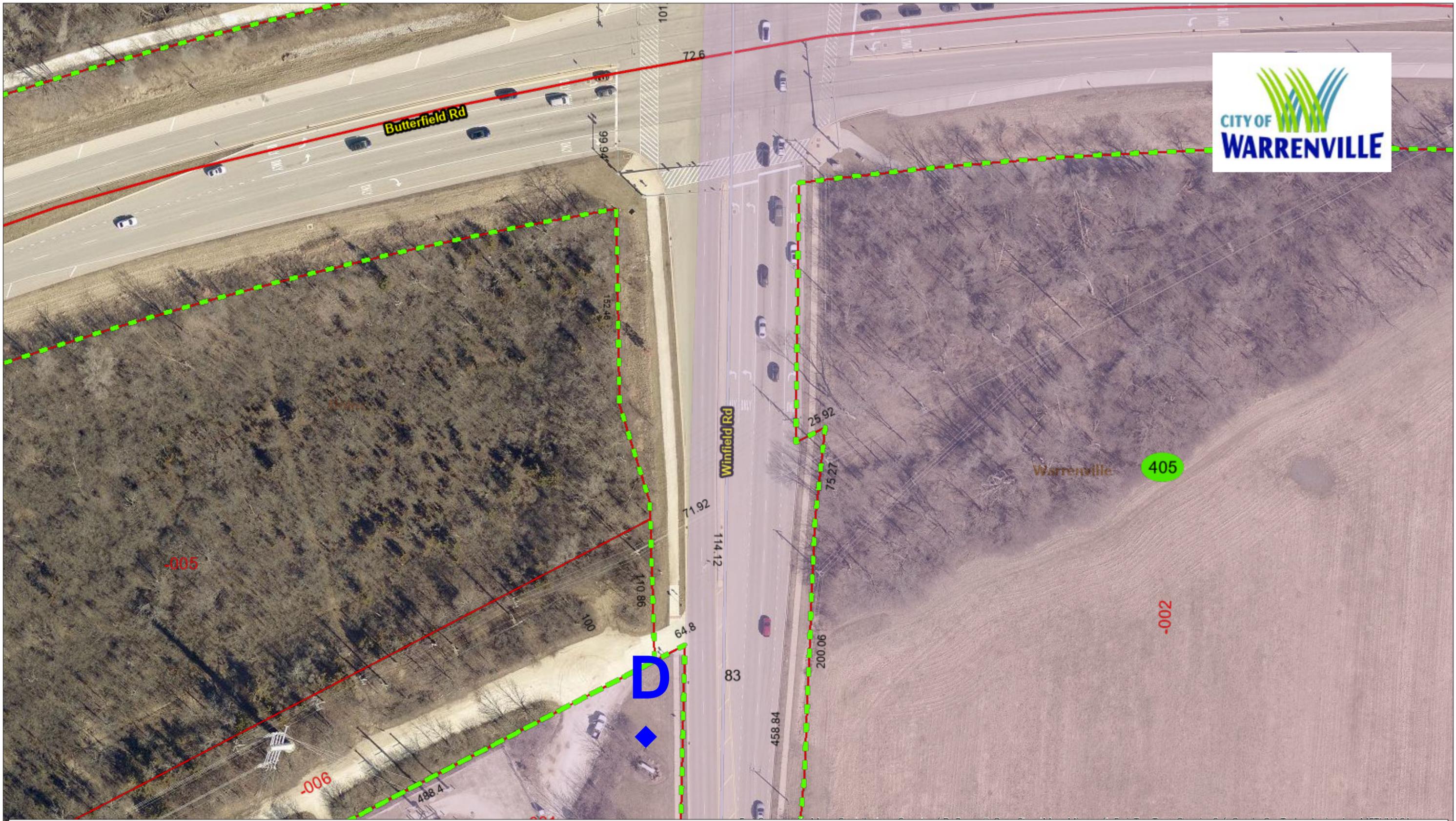
Apr 2024 See more dates



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124 Co Rd 13  
Warrenville, Illinois

Google Street View

Jun 2024 See more dates

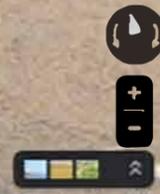
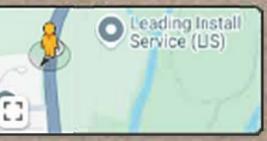


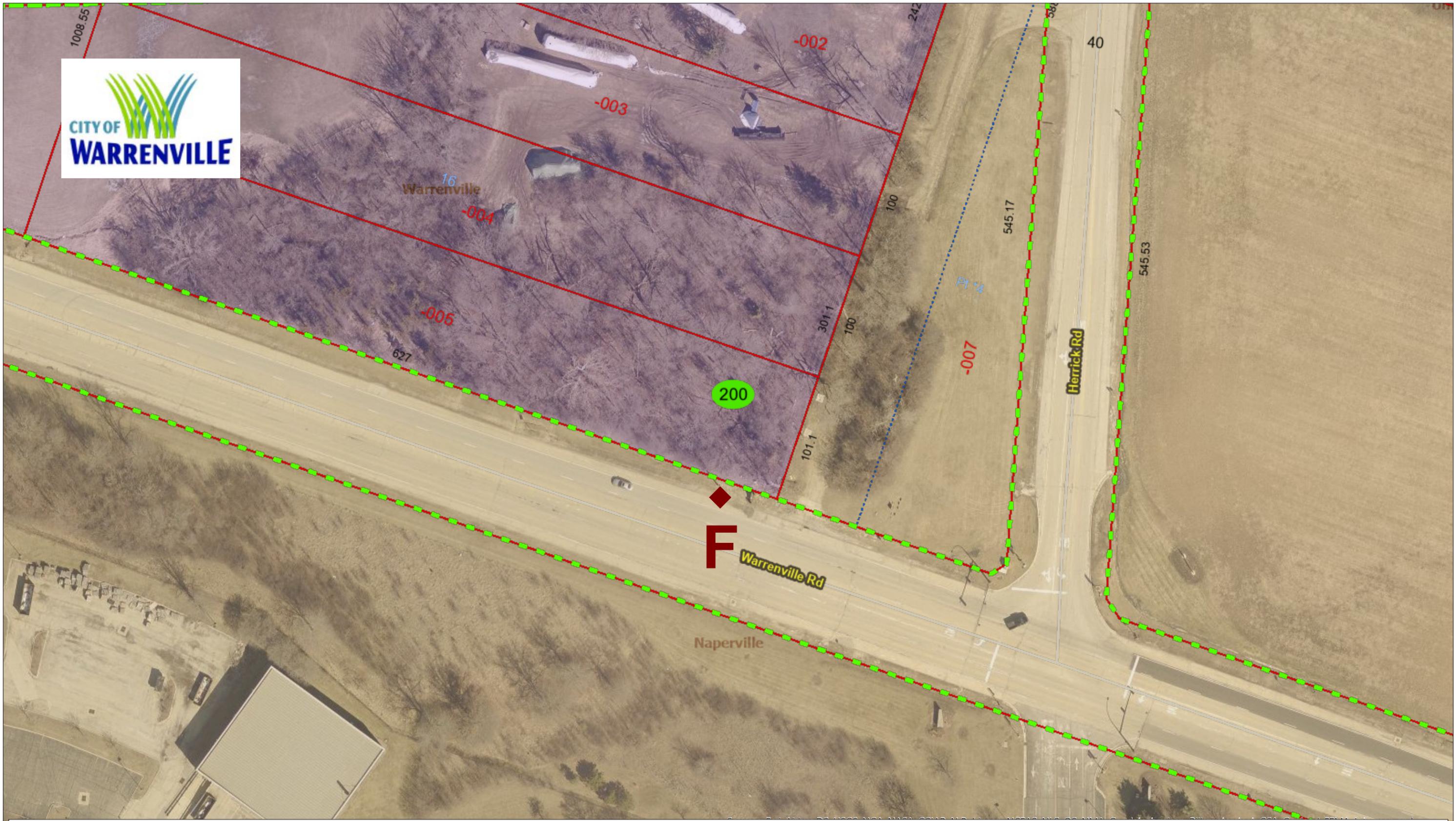
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← Illinois Rte 59  
 West Chicago, Illinois  
 Google Street View  
 Sep 2021 See more dates





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← **W Warrenville Rd**  
 Naperville, Illinois

Google Street View

Jun 2024 See more dates



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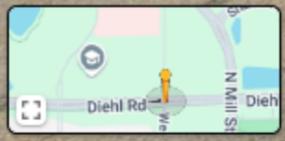




← Diehl Rd  
Naperville, Illinois

Google Street View

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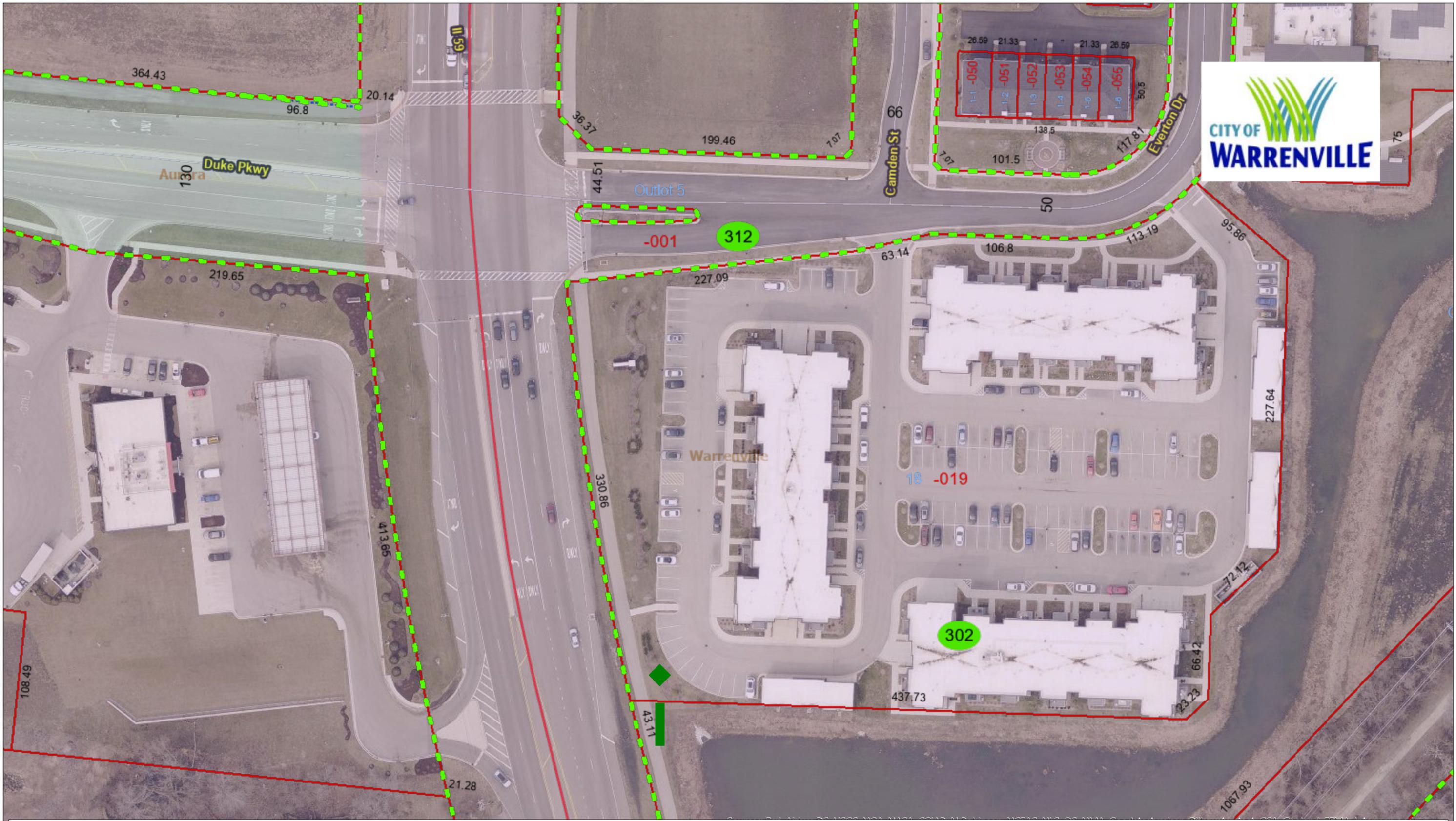
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← Ferry Rd  
 Warrenville, Illinois  
 Google Street View  
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Navigation controls including a compass, zoom in (+) and zoom out (-) buttons, and a street view pegman icon.



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← Illinois Rte 59  
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- <all other values>

← 30199 Diehl Rd  
 Warrenville, Illinois

Google Street View

Sep 2024 See more dates



## Exhibit B



22 E. CHICAGO AVENUE  
SUITE 200A  
NAPERVILLE, IL 60540  
T 630.961.1787  
HITCHCOCKDESIGNGROUP.COM

# MONUMENT SIGN

29W719 EVERTON DR,  
WARRENVILLE, IL 60555

CITY OF WARRENVILLE  
3S258 MANNING AVENUE  
WARRENVILLE, IL 60555

## CONSTRUCTION DOCUMENTS JANUARY 27, 2025

### GENERAL NOTES

1. BASEMAP INFORMATION OBTAINED FROM PLANS PREPARED BY GRWA RECEIVED DECEMBER 17, 2024.
2. VERIFY SITE CONDITIONS AND INFORMATION ON DRAWINGS. PROMPTLY REPORT ANY CONCEALED CONDITIONS, MISTAKES, DISCREPANCIES OR DEVIATIONS FROM THE INFORMATION SHOWN IN THE CONTRACT DOCUMENTS. THE OWNER IS NOT RESPONSIBLE FOR UNAUTHORIZED CHANGES OR EXTRA WORK REQUIRED TO CORRECT UNREPORTED DISCREPANCIES.
3. SECURE AND PAY FOR PERMITS, FEES AND INSPECTIONS NECESSARY FOR THE PROPER EXECUTION OF THIS WORK. COMPLY WITH CODES APPLICABLE TO THIS WORK.
4. REFER TO SPECIFICATIONS FOR ADDITIONAL CONDITIONS, STANDARDS AND NOTES.
5. THE PLANS AND SPECIFICATIONS ARE INTENDED TO BE COMPLETED ENTIRELY BY THE CONTRACTOR, UNLESS CLEARLY IDENTIFIED AS "BY OWNER." ALL WORK CONTAINED WITHIN IS THE RESPONSIBILITY OF THE GENERAL CONTRACTOR.

### SHEET INDEX

L1.0	EXISTING CONDITIONS AND LAYOUT PLAN
L2.0	CONSTRUCTION DETAILS
L2.1	CONSTRUCTION DETAILS
L2.2	CONSTRUCTION DETAILS

### PROJECT LOCATION MAP



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*Call Before You Dig*

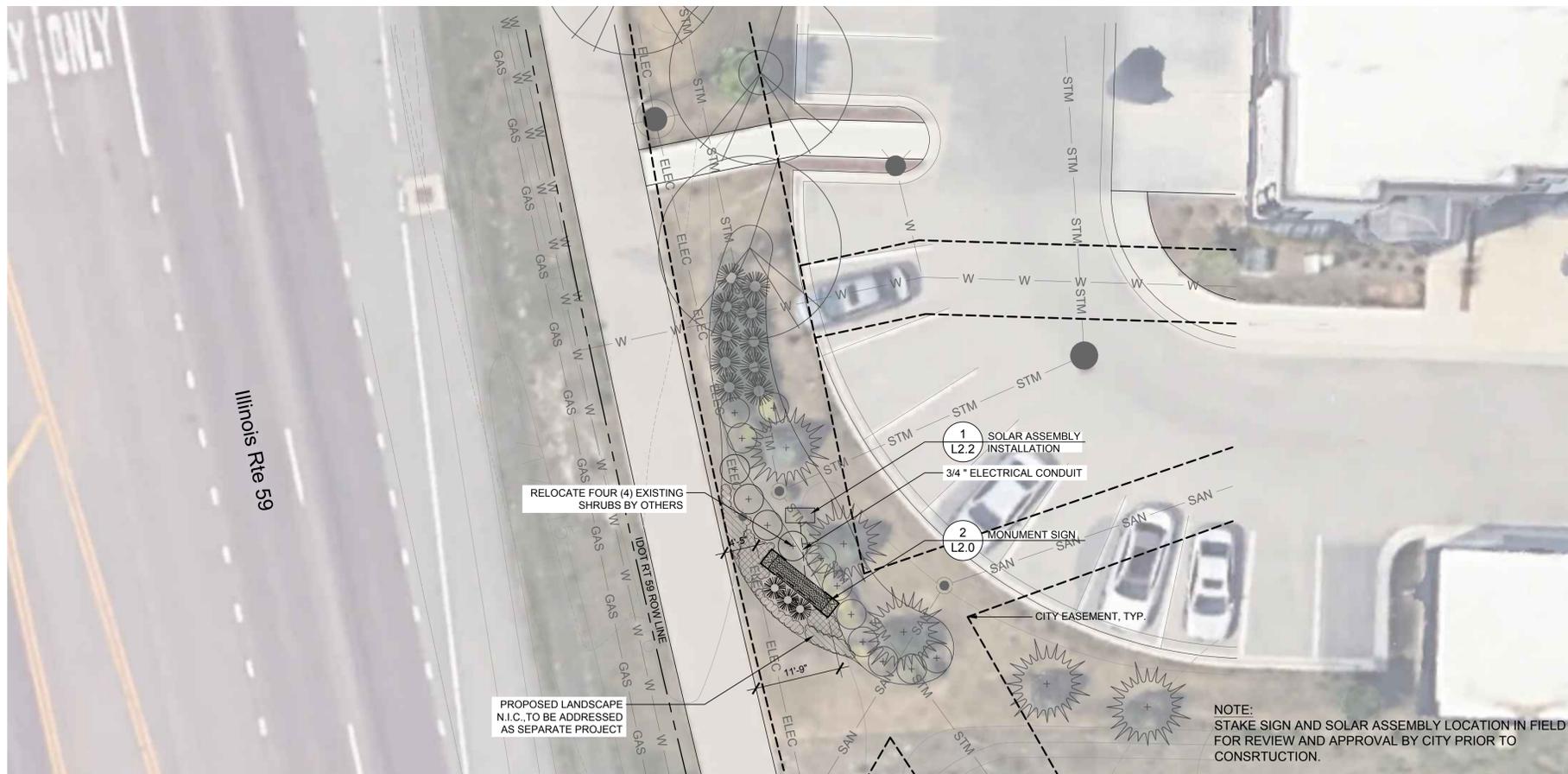
**JULIE**  
ILLINOIS ONE-CALL SYSTEM

**Call before you dig.**

**800.892.0123**



EXISTING CONDITIONS PLAN



LAYOUT AND MATERIALS PLAN

LAYOUT NOTES

1. CONTRACTOR RESPONSIBLE FOR FIELD LAYOUT OF ALL NEW IMPROVEMENTS. DIGITAL FILES OF GEOMETRIC INFORMATION WILL BE PROVIDED UPON REQUEST IN AUTOCAD FORMAT. NO ADDITIONAL PAYMENT WILL BE MADE FOR ADJUSTMENTS NECESSARY TO CONSTRUCT THE WORK AS SHOWN.
2. CONTRACTOR RESPONSIBLE TO COORDINATE WORK IN ORDER TO OBTAIN APPROVAL OF ALL LAYOUT BY CITY PRIOR TO CONSTRUCTION. NO ADDITIONAL PAYMENT WILL BE MADE TO CORRECT WORK IF CONSTRUCTED INCORRECTLY WITHOUT PRE-APPROVAL BY CITY.
3. CONTRACTOR RESPONSIBLE TO MAINTAIN ALL LAYOUT STAKES DURING CONSTRUCTION. NO ADDITIONAL PAYMENT WILL BE MADE TO REPLACE LAYOUT STAKES.
4. MONUMENT SIGN TO BE FABRICATED, FURNISHED, AND INSTALLED BY CONTRACTOR. DOWNLIGHT AND SOLAR ASSEMBLY TO BE FURNISHED AND INSTALLED BY CONTRACTOR.
5. REFER TO SPECIFICATIONS FOR ADDITIONAL CONDITIONS, STANDARDS, AND NOTES.



22 E. CHICAGO AVENUE  
SUITE 200A  
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T 630.961.1787  
HITCHCOCKDESIGNGROUP.COM

PREPARED FOR  
**CITY OF WARRENVILLE**  
3S258 MANNING AVENUE  
WARRENVILLE, IL 60555

PROJECT  
**MONUMENT SIGN**

29W719 Everton Dr,  
Warrenville, IL 60555

CONSULTANTS

ISSUED  
JANUARY 27, 2025  
REVISIONS

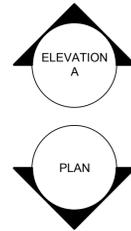
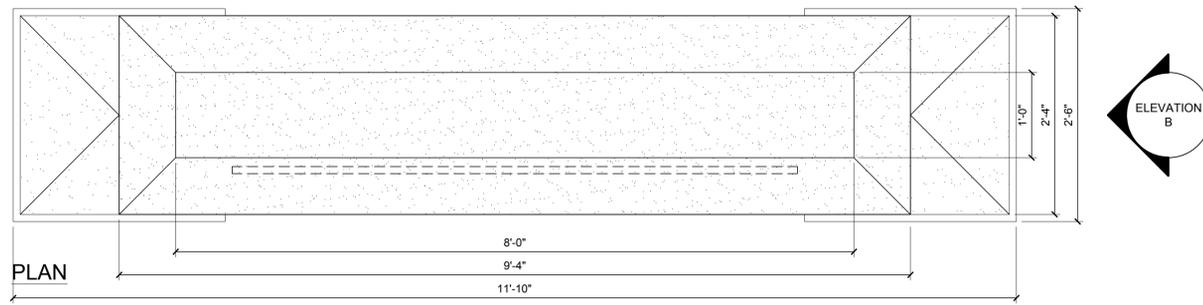
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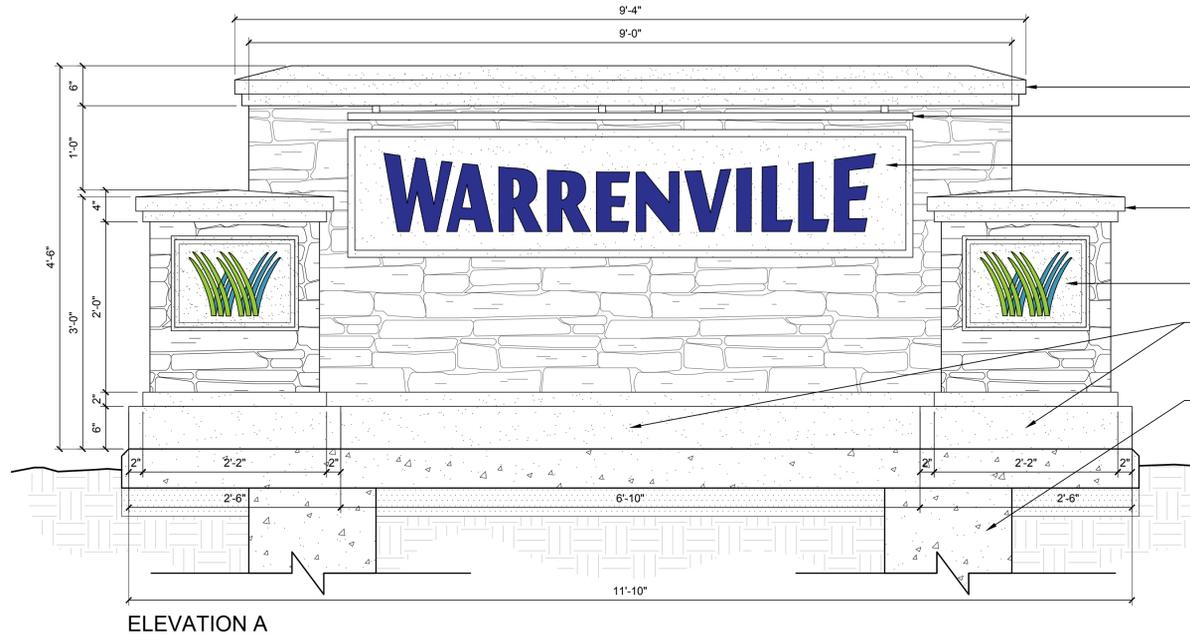
SHEET TITLE  
**EXISTING CONDITIONS AND LAYOUT PLAN**

SCALE IN FEET  
1" = 10'  
0' 5' 10' 30'

NORTH SHEET NUMBER  
**L1.0**

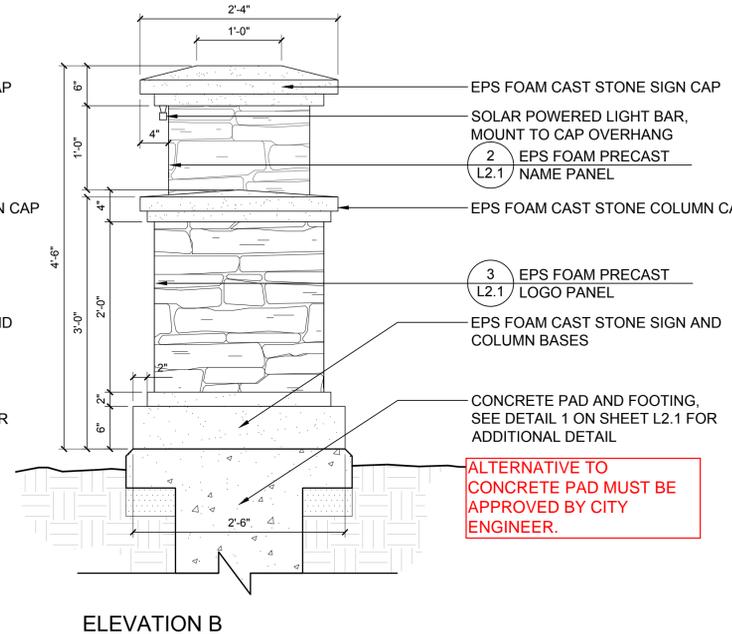


**MONUMENT SIGN MATERIALS**  
MONUMENT SIGN TO BE CONSTRUCTED FROM EXPANDED POLYSTYRENE (EPS) FOAM WITH PROTECTIVE POLYMER COATING AND DECORATIVE FINISH TO MEET THE DESIGN INTENT PER THE DETAILS AND TO MATCH EXISTING CITY MONUMENT SIGNS. STONE, MATERIAL TEXTURE, AND COLORS TO BE MOCKED-UP FOR REVIEW AND APPROVAL BY THE CITY PRIOR TO CONSTRUCTION.



- EPS FOAM CAST STONE SIGN CAP
- SOLAR POWERED LIGHT BAR, MOUNT TO CAP OVERHANG
- 2 EPS FOAM PRECAST L2.1 NAME PANEL
- EPS FOAM CAST STONE COLUMN CAP
- 3 EPS FOAM PRECAST L2.1 LOGO PANEL
- EPS FOAM CAST STONE SIGN AND COLUMN BASES
- CONCRETE PAD AND FOOTING, SEE DETAIL 1 ON SHEET L2.1 FOR ADDITIONAL DETAIL

ALTERNATIVE TO CONCRETE PAD MUST BE APPROVED BY CITY ENGINEER.



- EPS FOAM CAST STONE SIGN CAP
- SOLAR POWERED LIGHT BAR, MOUNT TO CAP OVERHANG
- 2 EPS FOAM PRECAST L2.1 NAME PANEL
- EPS FOAM CAST STONE COLUMN CAP
- 3 EPS FOAM PRECAST L2.1 LOGO PANEL
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- CONCRETE PAD AND FOOTING, SEE DETAIL 1 ON SHEET L2.1 FOR ADDITIONAL DETAIL

ALTERNATIVE TO CONCRETE PAD MUST BE APPROVED BY CITY ENGINEER.

**2 MONUMENT SIGN**  
1" = 1'-0"



EXISTING SIGN FOR REFERENCE



FAUX STONE TO MATCH EXISTING MASONRY VENEER PATTERN, COLOR RANGE, AND TEXTURE RANGE. DESCRIPTION AND PRODUCT SPECIFICATION BELOW:  
SHALL BE LIMESTONE, SOUND, NATURAL FACE LEDGESTONE, NATURAL COLOR BLEND, 3-INCH DEPTH. CUSTOM BLEND TO MATCH WARRENVILLE CITY SIGNS - 70% SPLITFACE, 30% BEDFACE. SIZE RANGE IS 2"-6" AND 6"-9" FOR BOTH TYPES.  
PRODUCT/SUPPLIER:  
BROOKFIELD CUSTOM BLEND  
HALQUIST STONE COMPANY  
N51 W23563 LISBON ROAD  
SUSSEX, WI 53089  
800-255-8811  
WWW.HALQUISTSTONE.COM

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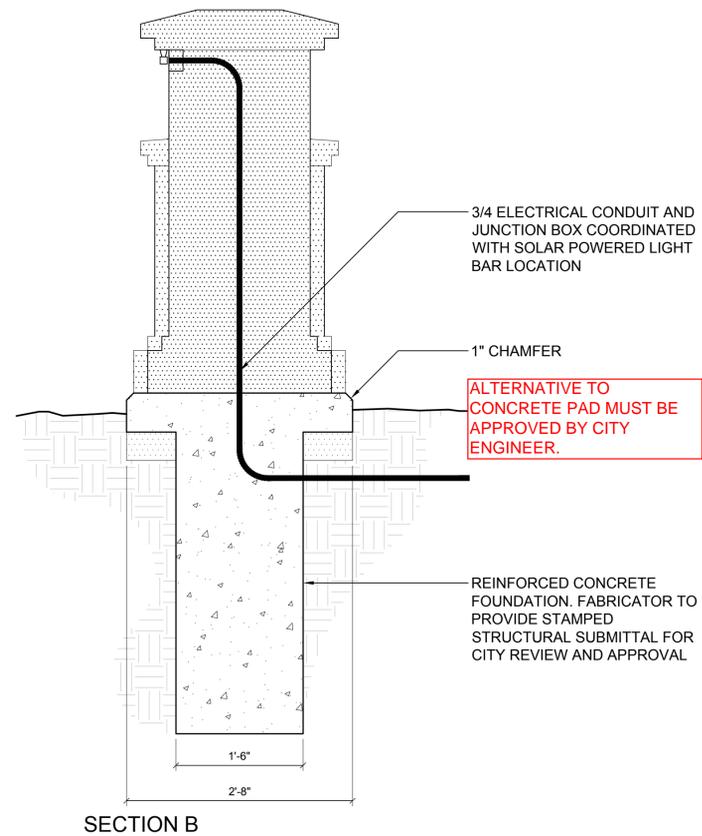
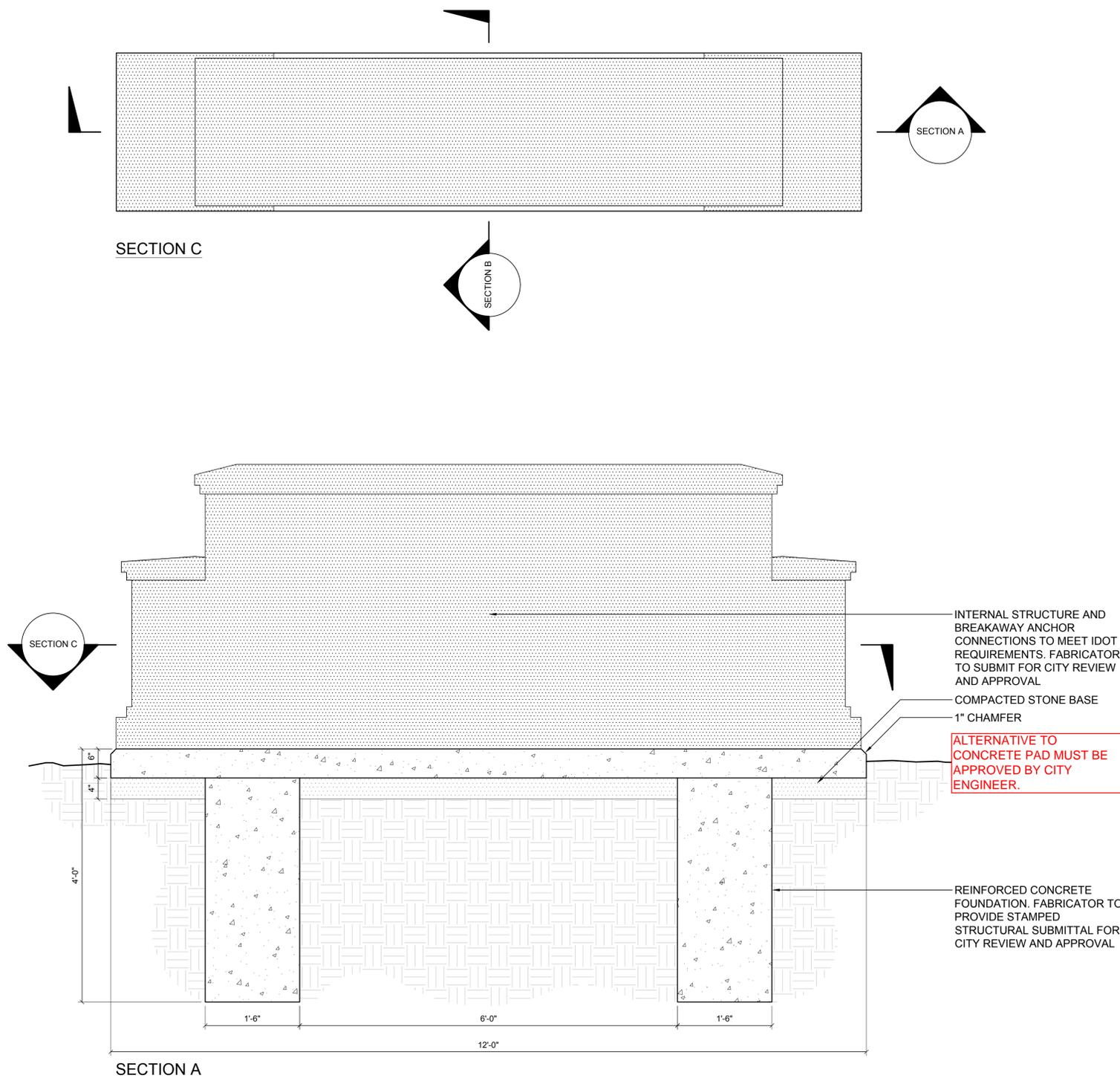
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**CONSTRUCTION  
DETAILS**

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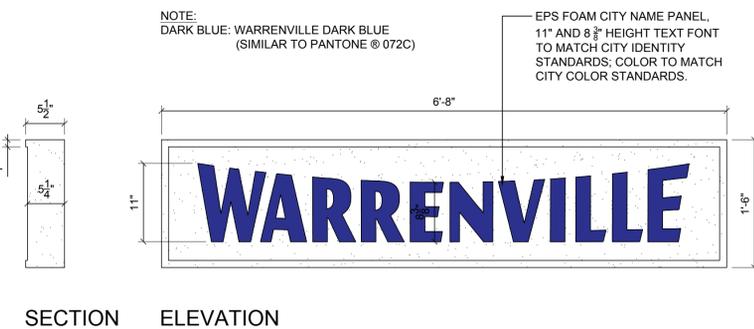


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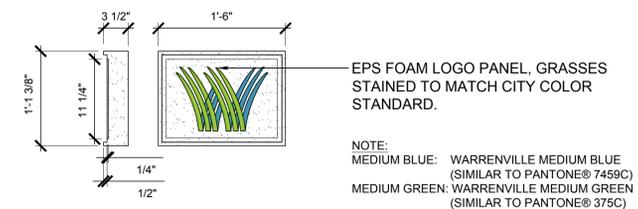
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**1** MONUMENT SIGN - SECTIONS  
1" = 1'-0"



**2** EPS FOAM PRECAST NAME PANEL  
1" = 1'-0"



**3** EPS FOAM PRECAST LOGO PANEL  
1" = 1'-0"

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NO	DATE	ISSUE

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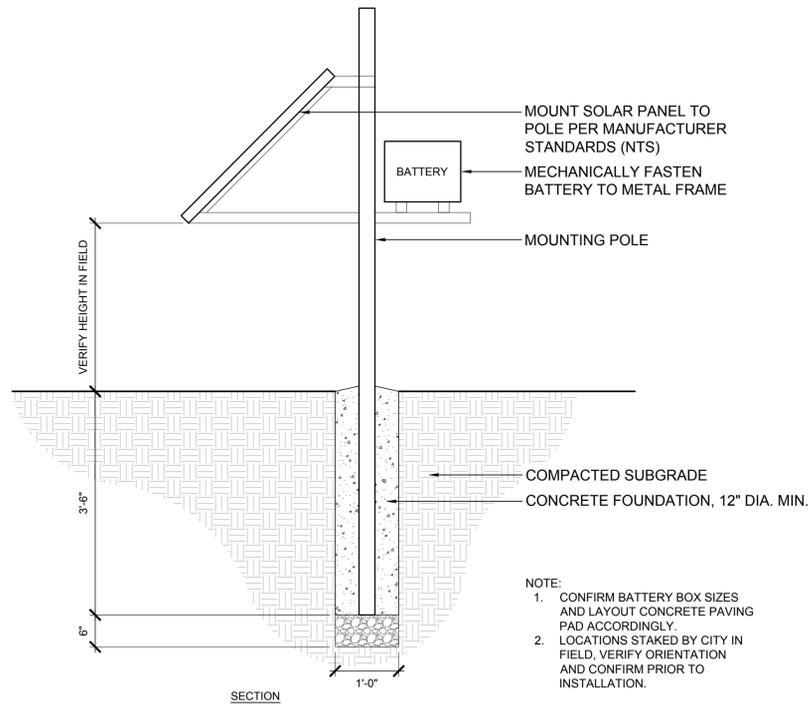
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SHEET TITLE  
**CONSTRUCTION  
DETAILS**

SCALE IN FEET  
AS NOTED

NORTH

SHEET NUMBER  
**L2.1**



EXISTING SOLAR ASSEMBLY FOR REFERENCE

1 SOLAR ASSEMBLY INSTALLATION

3/4" = 1'-0"



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PREPARED FOR  
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WARRENVILLE, IL 60555

PROJECT  
**MONUMENT SIGN**

29W719 Everton Dr,  
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ISSUED  
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SCALE IN FEET  
AS NOTED

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**L2.2**