

**CITY OF OAKBROOK TERRACE
MINUTES OF THE REGULAR CITY COUNCIL AND
COMMITTEE OF THE WHOLE MEETING
TUESDAY, MAY 8, 2018**

I. CALL TO ORDER

The Mayor called the May 8, 2018, Regular and Committee of the Whole Meeting of the City Council to order at 7:00 P.M.

II. ROLL CALL

Roll call indicated the following Aldermen were in attendance:

Present: Esposito, Greco, Przychodni, Swartz, Thomas, Vlach, and Mayor Ragucci

Absent: None

Also in attendance were City Clerk M. Shadley, City Administrator A. Marrero, City Attorney R. Ramello, and Assistant to the Mayor and Administrator M. Sarallo.

III. PLEDGE OF ALLEGIANCE

The Mayor led everyone in the Pledge of Allegiance.

IV. ADDITIONS OR DELETIONS TO THE AGENDA

None.

V. APPROVAL OF MINUTES – CHANGES OR CORRECTIONS

1. Regular Meeting Minutes of April 24, 2018

Motion to approve the minutes of the April 24, 2018 Regular City Council and Committee of the Whole as presented was made by Alderman Greco and seconded by Alderman Esposito.

Alderman Ayes: Esposito, Greco, Przychodni, Swartz, Thomas, and Vlach

Alderman Nays: None

Motion passed.

VI. PUBLIC PARTICIPATION

None.

VII. ACTION ITEMS/CONSENT AGENDA

1. Payment of City Bills: May 8, 2018 In The Amount Of \$432,509.54.

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Motion to approve all the items contained on the Consent Agenda for May 8, 2018 as presented was made by Alderman Vlach and seconded by Alderman Swartz.

**Alderman Ayes: Esposito, Greco, Przychodni, Swartz, Thomas, and Vlach
Alderman Nays: None**

Motion passed.

VIII. ITEMS REMOVED FROM THE CONSENT AGENDA

None.

IX. RECESS TO THE COMMITTEE OF THE WHOLE

Motion to recess to the Committee of the Whole portion of this meeting was made by Alderman Thomas and seconded by Alderman Vlach.

**Alderman Ayes: Esposito, Greco, Przychodni, Swartz, Thomas, and Vlach
Alderman Nays: None**

Motion passed.

X. MAYOR RAGUCCI

Mayor Ragucci said he recently went to the Oakbrook Terrace Park District Heritage Park grand opening and the Lion's Club Someone Special event.

XI. COMMITTEE OF THE WHOLE CONSIDERATIONS

1. Development Improvement Agreement Between The City Of Oakbrook Terrace And Oakbrook Terrace Holding, LLC. (Former Burger King Site).

City Administrator Marrero said the development improvement agreement is for the proposed gas station and car wash at the former Burger King location. City Administrator Marrero noted the developer still needs to provide Exhibit A, but that City Attorney Ramello said the Council may still proceed with approving the agreement. City Administrator Marrero said it is up to the Council as to whether to approve the agreement without Exhibit A. The developer will be required to provide a Letter of Credit when submitting a building permit application.

City Attorney Ramello stated the development agreement comes from the City Code and sets the criteria for installing the new watermain. City Attorney Ramello noted after the watermain is installed it will be dedicated to the City. The developer will be required to

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provide a bond or Letter of Credit representing 110% of the estimated construction value of the project. The watermain will be constructed based upon the City Engineer's requirements. City Engineer Dan Lynch stated the developer made their first submittal for the project and now he is waiting on the resubmittal.

The Council concurred to approve this during the reconvened meeting.

2. Public Utility Easement Agreement Between The City Of Oakbrook Terrace And 1S722 Midwest Road LLC (Oakbrook Terrace Holding LLC).

City Attorney Ramello said the proposed agreement provides for the developer to dedicate a utility easement for construction of the watermain for the new gas station and car wash.

The Council concurred to approve this during reconvened meeting.

3. Intergovernmental Agreement With DuPage County For NPDES Permit.

City Engineer Dan Lynch stated the NPDES program stems from the federal government's Clean Water Act. Lynch indicated the City received a NPDES permit for the last 15 years and has partnered with DuPage County. The public education component of the NPDES requirements is coordinated by DuPage County. Lynch explained the intergovernmental agreement formalizes the partnership already in place with DuPage County. The City will file a joint permit with DuPage County going forward.

The Council concurred to place this on the next consent agenda.

4. Purchase of Two (2) Dump Truck(s) with Plow As Approved In The FY 2019 Budget.

City Administrator Marrero said the budget includes \$300,000 for the two (2) new dump trucks. The trucks came in at about \$4,500 under budget. Mayor Ragucci said the new dump trucks are good for the City and Public Services will be set for a long time.

The Council concurred to place this on the next consent agenda.

XII. COUNCIL MEMBER COMMENTS

Alderman Greco inquired about Council photos. Mayor Ragucci said the photos will be taken at upcoming meeting. Greco asked where electronics can be recycled. Assistant to the Mayor and Administrator Sarallo replied York Township Highway Department collects electronics.

Alderman Esposito said last night he heard the air hammers from construction at the Oak Brook Mall. Mayor Ragucci said he will look into this.

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XIII. CITY ATTORNEY RAMELLO

None.

XIV. CITY CLERK SHADLEY

None.

XV. CITY ADMINISTRATOR MARRERO

None.

XVI. RECONVENE THE CITY COUNCIL MEETING

Motion to reconvene the City Council meeting was made by Alderman Thomas and seconded by Alderman Vlach.

Alderman Ayes: Esposito, Greco, Przychodni, Swartz, Thomas, and Vlach

Alderman Nays: None

Motion passed.

XVII. OLD BUSINESS

None.

XVIII. RECESS TO EXECUTIVE SESSION

- 1. Motion To Recess To Executive Session To Discuss The Approval Of Closed Session Meeting Minutes And Semi-Annual Review Of The Closed Session Meeting Minutes Mandated By Section 2.06 Of The Open Meetings Act was made by Alderman Przychodni and seconded by Alderman Esposito.**

Alderman Ayes: Esposito, Greco, Przychodni, Swartz, Thomas, and Vlach

Alderman Nays: None

Motion passed.

XIX. EXECUTIVE SESSION

- 1. Closed Session Pursuant To Section 2 (c) (21) Discussion Of The Approval Of Closed Session Meeting Minutes And Semi-Annual Review Of The Closed Session Meeting Minutes Mandated By Section 2.06 Of The Open Meetings Act.**

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See separate minutes.

XX. RECONVENE THE CITY COUNCIL MEETING

Motion to reconvene the City Council meeting was made by Alderman Esposito and seconded by Alderman Greco.

**Alderman Ayes: Esposito, Greco, Przychodni, Swartz, Thomas, and Vlach
Alderman Nays: None**

Motion passed.

XXI. NEW BUSINESS

1. Motion To Approve Certain Closed Session Minutes From October 2017 to April 2018.

Motion To Approve Certain Closed Session Minutes From October 2017 to April 2018 was made by Alderman Vlach and seconded by Alderman Thomas.

**Alderman Ayes: Esposito, Greco, Przychodni, Swartz, Thomas, and Vlach
Alderman Nays: None**

Motion passed.

2. Resolution No. 18-5: A Resolution To Authorize The Release Of Certain Executive Session Minutes For Meetings In The Years 1995-2018 Of The City Council Of The City Of Oakbrook Terrace, Illinois.

Motion To Approve Resolution No. 18-5: A Resolution To Authorize The Release Of Certain Executive Session Minutes For Meetings In The Years 1995-2018 Of The City Council Of The City Of Oakbrook Terrace, Illinois was made by Alderman Przychodni and seconded by Alderman Esposito.

**Alderman Ayes: Esposito, Greco, Przychodni, Swartz, Thomas, and Vlach
Alderman Nays: None**

Motion passed.

3. Resolution No. 18-6: A Resolution To Approve And Authorize The Execution Of A Development Improvement Agreement Between The City of Oakbrook Terrace and Oakbrook Terrace Holding LLC.

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Motion To Approve Resolution No. 18-6: A Resolution To Approve And Authorize The Execution Of A Development Improvement Agreement Between The City of Oakbrook Terrace and Oakbrook Terrace Holding LLC was made by Alderman Vlach and seconded by Alderman Swartz.

**Alderman Ayes: Esposito, Greco, Przychodni, Swartz, Thomas, and Vlach
Alderman Nays: None**

Motion passed.

4. Resolution No. 18-7: A Resolution To Approve And Authorize The Execution Of A Public Utility Easement Agreement Between The City Of Oakbrook Terrace And Oakbrook Terrace Holding LLC.

Motion To Approve Resolution No. 18-7: A Resolution To Approve And Authorize The Execution Of A Public Utility Easement Agreement Between The City Of Oakbrook Terrace And Oakbrook Terrace Holding LLC was made by Alderman Esposito and seconded by Alderman Greco.

**Alderman Ayes: Esposito, Greco, Przychodni, Swartz, Thomas, and Vlach
Alderman Nays: None**

Motion passed.

ADJOURN

Motion to adjourn was made by Alderman Vlach and seconded by Alderman Swartz at 7:27PM.

Motion carried unanimously.

Submitted,

Aileen Haslett
Recording Secretary