



City of Aurora

City Hall - 5th Floor
Conference Room B
44 East Downer Place
Aurora, IL

Committee of the Whole Meeting Minutes - Final

Tuesday

February 04, 2014

5:00 PM

ROLL CALL

The Committee of the Whole meeting was called to order at 5:10 p.m. by Mayor Weisner, and the Roll was called.

Present 12 - Mayor Tom Weisner, Alderman Kristina "Tina" Bohman, Alderman Juany Garza, Alderman Ted Mesiacos, Alderman Bill Donnell, Alderman Mike Saville, Alderman Scheketa Hart-Burns, Alderman Rick Mervine, Alderman Edward Bugg, Alderman Lynne Johnson, Alderman Richard Irvin, and Alderman Bob O'Connor

Absent 1 - Alderman John Peters

MINUTES OF THE MEETING OF JANUARY 21, 2014

[14-00009](#)

Approval of the Minutes of the January 21, 2014 Committee of the Whole meeting.

Alderman Mervine moved, seconded by Alderman Irvin, to approve the minutes of the Council Meeting held on January 21, 2014. Motion carried.

Aye: 9 - Alderman Bohman, Alderman Garza, Alderman Mesiacos, Alderman Donnell, Alderman Saville, Alderman Mervine, Alderman Bugg, Alderman Johnson and Alderman Irvin

Abstain: 2 - Alderman Hart-Burns and Alderman O'Connor

PLANNING & DEVELOPMENT COMMITTEE RECOMMENDATIONS[13-00956](#)

An Ordinance granting a Special Use Permit for an Educational Services use located at 841 N. Lake Street, Aurora, Illinois

Alderman Mesiacos announced that his firm are the architects of record for this project and its proposed use. Because a conflict exists, Alderman Mesiacos will abstain from voting in all kinds of council action on this matter.

Attorney Vincent Tessitore spoke on behalf on St. Augustine College, and explained that they are under contract to purchase the property at 841 N. Lake St. Also present was Mr. Paul Heck, Vice President of Technology Research and Systems for St. Augustine College. Tessitore gave some background about St. Augustine being the first bilingual institution of higher learning to be granted operating authority by the Illinois State Board of Higher Education. Tessitore added that the proposed use for Aurora is intended to have 200 students, with a maximum of 50-60 people at the site at any given time. Tessitore concluded by stating that St. Augustine is looking forward to coming into the community.

(PLACED ON CONSENT AGENDA)

[13-00957](#)

An Ordinance amending Ordinance Number 3100, being the Aurora Zoning Ordinance and the Zoning Map attached thereto, by rezoning property located at 302 W. Downer Place from B-1 to R-2 District

Zoning Administrator Ed Sieben spoke briefly about this item.

(PLACED ON CONSENT AGENDA)

[14-00010](#)

A Resolution Authorizing Approval of a Revision to the City of Aurora Annual Action Plan 2014

Neighborhood Redevelopment manager Jeff McLaughlin explained that last year, after they processed the city's Annual Action Plan, HUD demanded that they resubmit it with contingency language that would explain what would happen if the CDBG and HOME allocations were raised or lowered based on the federal allocation of funds. The solution includes putting money into the Rebuilding Aurora Handicapped Accessibility Ramp program if the CDBG and/or HOME dollars are raised. If the dollars are lowered, all the programs would be cut appropriately. McLaughlin added this does not change the awards to subrecipients for last year.

(PLACED ON CONSENT AGENDA)

FINANCE COMMITTEE RECOMMENDATIONS[13-00860](#)

Resolution Authorizing the Execution of a Development Agreement with 210 N. Lake Street, LLC for 212 N. Lake Street and 221 Spruce Street (210 N. Lake Street, LLC - AU22/1-13.026-AG - SP - Ward 6)

Chief Development Services Officer Bill Wiet spoke about this item, and gave a brief background about Sav-a-Lot. Wiet said this is a ten(10) year agreement - a five(5) year funding commitment, and an additional five(5) years during which it will remain as a grocery store.

Owner, developer and franchisee for the Sav-a-Lot at this location, Joe Rossi, expressed they are excited about coming to Aurora.

Mayor Weisner said he is looking forward to seeing activity in that area.

(PLACED ON CONSENT AGENDA)

[13-00928](#)

Resolution Authorizing the Execution of a Development Agreement with Salvatore Arenella for 30 N. Broadway (Salvatore Arenella - AU22/3-13.050-AG - ES - Ward 2)

Alderman Mervine mentioned that although Mr. Arenella is his neighbor and Alderman Mervine is aware of this project, he is not actively involved in any way in this project. Alderman Mervine will be discussing and voting on this project.

Chief Development Services Officer Bill Wiet explained that Mr. Arenella purchased 30 N. Broadway, which was the home to Ziegler music, back in February. The plan is to create residential units on the first and second floors, and remove a small third unit.

(PLACED ON CONSENT AGENDA)

[13-00949](#)

A Resolution Approving a Development Agreement for HOME and NSP Program Loans Between the City of Aurora and Brinshore Development LLC (DBA Boreas LLC) for Scattered-Site Housing Development in the City of Aurora.

Jeff McLaughlin explained that one of the options we have with this agreement is the ability to purchase homes that were converted into multiple-unit homes in predominantly single-family home residential areas, and convert them back to single-family homes. McLaughlin added that they have made it a priority for the developer to look at and purchase these homes, and they have defined "single-family home" within the agreement.

(HELD FOR TWO WEEKS)

[14-00012](#)

A Resolution Authorizing the Mayor to Execute a Professional Services Agreement with HR Green Inc 8 East Galena Blvd Aurora IL 60506 for the Phase II Engineering of the Galena Blvd Two Way Conversion.

(PLACED ON CONSENT AGENDA)

[14-00015](#) A Resolution authorizing the Mayor and City Clerk to approve the Local Agency Agreement for Federal Participation with the State of Illinois and execute the Phase II Engineering Services Agreement with HR Green, Inc. for the Eola Road (Montgomery Road to 87th Street) Project, Section 10-00292-00-WR.

(PLACED ON CONSENT AGENDA)

[14-00025](#) A Resolution authorizing the purchase of new duty ammunition for sworn police personnel.

(PLACED ON CONSENT AGENDA)

[14-00028](#) A Resolution to Accept the Parts and Materials Quotations for the Water and Sewer Maintenance Division.

(PLACED ON CONSENT AGENDA)

[14-00030](#) A Resolution Authorizing the Extension of an Agreement with Dan Shomon Inc. for Government Affairs Consulting Services.

(PLACED ON CONSENT AGENDA)

[14-00043](#) A Resolution Authorizing the Execution of an Investment Fiduciary Service Agreement for the Implementation of Fund Menu Option 2B of the Section 457 Deferred Compensation Plan Offered by the City of Aurora Through Nationwide Retirement Solutions and Other Related Actions.

Brian Caputo said this item refers to one of four of the deferred compensation plans offered to employees by the city, the Nationwide Retirement Solutions plan. Nationwide is the vendor, but they do not exercise any fiduciary responsibility over watching the funds. Following a trend in the industry, Nationwide is now offering fiduciary support from Morningstar, a well recognized investment firm. Caputo explained the differences between the various options offered, and made a recommendation for one of the options.

(PLACED ON CONSENT AGENDA)

GOVERNMENT OPERATIONS COMMITTEE RECOMMENDATIONS

[14-00023](#) A Traffic Study for Sunnymere parking signage in front of the two exit/entrances at 925 Sixth Avenue. Ward 3; Alderman Mesiacos

(INFORMATION ONLY)

[14-00024](#) A Traffic Study for 811 High Street parking signage. Ward 1; Alderman Bohman

(INFORMATION ONLY)

- [14-00042](#) Steck Elementary School PTA Fun Run, Saturday September 27, 2014
from 9:00am to 10:30am
(INFORMATION ONLY)

BUILDINGS, GROUNDS & INFRASTRUCTURE COMMITTEE RECOMMENDATIONS

- [14-00005](#) A Resolution to Award a Contract for the Ashland Avenue Sanitary
Sewer Replacement Project to Superior Excavating Co. of P.O. Box
575, Channahon, IL. 60410
(PLACED ON CONSENT AGENDA)

- [14-00007](#) A Resolution Authorizing the Upgrade of Hardware and Software
Components of the Lime Slaking Control System for the Water
Production Division.
(PLACED ON CONSENT AGENDA)

- [14-00031](#) A Resolution Authorizing the Execution of an Intergovernmental
Agreement between the City of Aurora and the Fox Metro Water
Reclamation District for Work Related to the CSO Control Policies.
(PLACED ON CONSENT AGENDA)

COMMITTEE OF THE WHOLE RECOMMENDATION

- [14-00070](#) A Resolution Appointing Shaun Thomas, Marco Martin and Adam
Marshall and Reappointing Michael Kluber to the Electrical
Commission.
(PLACED ON CONSENT AGENDA)

MAYOR'S REPORT

Mayor Weisner spoke about the ongoing struggle with trying to ensure that we are sufficiently supplied with salt through the upcoming weeks. Mayor Weisner stated we are receiving a shipment this week, but we are still in a position where we may have to use salt sparingly.

ADJOURN

Alderman Hart-Burns moved, seconded by Alderman Irvin, to adjourn the meeting at 5:36 p.m. Motion carried by voice vote.

Isabel M. Garcia-Kodron
City Clerk