



AGENDA
President and Board of Trustees
Village of Arlington Heights
Board Room

Pursuant to orders issued in response to the COVID-19 pandemic, this Village Board meeting is closed to in-person, public attendance. The meeting will be held virtually, which permits the public to fully participate via their computers or by using their phones. The virtual Board Meeting can also be watched [live online](#) or on our cable access channels-17 on Comcast, 6 on WOW and on AT&T U-Verse search for the access channel by using the menu button on your remote.

To participate in the virtual meeting, please review [these instructions](#).

If members of the public prefer, they can comment or ask a question pertaining to the meeting by emailing info@vah.com by 3 p.m. on the day of the meeting, April 27. Please limit your email to 200 words and if your question relates to a specific Agenda item, please note that in the email. Emails will be read at the meeting.

April 27, 2020
7:00 PM

- I. CALL TO ORDER**
- II. PLEDGE OF ALLEGIANCE**
- III. ROLL CALL OF MEMBERS**
- IV. APPROVAL OF MINUTES**
 - A. Village Board 04/06/2020
- V. APPROVAL OF ACCOUNTS PAYABLE**
 - A. Warrant Register 04/15/2020
- VI. RECOGNITIONS AND PRESENTATIONS**
 - A. 100th Birthday Proclamation - James P. Ostler, Sr
 - B. COVID19 Update
- VII. PUBLIC HEARINGS**
- VIII. CITIZENS TO BE HEARD**
- IX. OLD BUSINESS**

X. CONSENT AGENDA

This Agenda consists of proposals and recommendations that, in the opinion of the Village Manager, will be acceptable to all members of the Board of Trustees. The purpose of this Agenda is to save time by taking only one roll call vote instead of separate votes on each item.

Consideration of this Consent Agenda will be governed by the following rules and procedures prior to roll call vote:

1. Any Trustee who wishes to vote "no" or "pass" on any Consent Agenda items should so indicate.
2. Upon the request of any one Trustee, any item will be removed from the Consent Agenda and considered separately after adoption of the Consent Agenda.
3. Citizens in the audience may ask to remove any item on this Consent Agenda.
4. One roll call vote will be taken and will cover all remaining Consent Agenda items.

CONSENT APPROVAL OF BIDS

- A. Hot Mix Asphalt Restoration (HMA) 2020
- B. Material Testing Services 2020 - Contract Extension
- C. 2020 MFT Street Reconstruction / Rehabilitation Project - Award
- D. Water & Sewer Improvement - Water Main Lining 2020 - Award
- E. Water System Improvements 2020 - Alternate 1 - Award
- F. Cured In Place Sewer Lining 2020
- G. Water Meter & Backflow Device Services - Contract Extensions

CONSENT NEW BUSINESS

- A. Request for Issuance of a Class A liquor license to Two Brothers & A Friend, Inc dba La Zingara Trattoria

CONSENT LEGAL

- A. An Ordinance Approving the Transfer of Volume Cap in Connection with Private Activity Bond Issues, and Related Matters
- B. A Resolution Approving a License Agreement with Javier's Sabor Mexicano Restaurant
(Outdoor Eating Area adjacent to Javier's Mexicano Sabor Restaurantt 8 W Miner St)
- C. A Resolution Approving a License Agreement with La Tasca Tapas Restaurant
(Outdoor Eating Area adjacent to La Tasca Tapas Restaurant, 25 W Davis St)

CONSENT APPOINTMENTS

- A. Boards and Commissions Reappointments

XI. APPROVAL OF BIDS

XII. NEW BUSINESS

- A. 710 N. Dunton Ave. Lot Consolidation - PC#19-014
Subdivision
- B. Shirley Ryan Ability Lab - 3215 N. Wilke Rd. - PC#20-003
Land Use Variation, Parking Variation, Accessory Structure
Variations

XIII. LEGAL

XIV. REPORT OF THE VILLAGE MANAGER

XV. APPOINTMENTS

XVI. PETITIONS AND COMMUNICATIONS

XVII. ADJOURNMENT

Persons with disabilities requiring auxiliary aids or services, such as an American Sign Language interpreter or written materials in accessible formats, should contact David Robb, Disability Services Coordinator, at 33 S. Arlington Heights Road, Arlington Heights, Illinois 60005, (847)368-5793 (Voice), (847)368-5980 (Fax) or drobb@vah.com.



**Village Board
4/27/2020**

Item: Village Board 04/06/2020

Department: Village Clerk

ATTACHMENTS:

Description	Type
Village Board 04/06/2020	Minutes



MINUTES

President and Board of Trustees
Village of Arlington Heights
Board Room

Arlington Heights Village Hall
33 S. Arlington Heights Road
Arlington Heights, IL 60005

April 6, 2020

7:00 PM

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL OF MEMBERS

President Hayes and the following Trustees responded to roll either in person or via Zoom remote: Rosenberg, Scaletta, LaBedz, Padovani, Tinaglia, Canty, Baldino, Schwingbeck.

Also present or available via Zoom remote were: Randy Recklaus, Robin Ward, Jeff Musinski, Mike Pagones, Tom Kuehne, Charles Perkins and Becky Hume.

IV. APPROVAL OF MINUTES

A. Village Board 03/02/2020

Approved

Trustee Jim Tinaglia moved to approve. Trustee Robin LaBedz Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

V. APPROVAL OF ACCOUNTS PAYABLE

A. Warrant Register 03/15/2020

Approved

Trustee Bert Rosenberg moved to approve in the amount of \$1,508,976.46.
Trustee John Scaletta Seconded the Motion.
The Motion: Passed
Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta,
Schwingbeck, Tinaglia

B. Warrant Register 3/30/2020

Approved

Trustee Bert Rosenberg moved to approve in the amount of \$1,644,665.18.
Trustee Greg Padovani Seconded the Motion.
The Motion: Passed
Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta,
Schwingbeck, Tinaglia

VI. RECOGNITIONS AND PRESENTATIONS

VII. PUBLIC HEARINGS

VIII. CITIZENS TO BE HEARD

Resident Melissa Cayer submitted an email question asking what the Arlington Economic Alliance was working on presently. President Hayes said no Commissions were meeting during the pandemic but the Alliance will be called upon to provide recommendations and education for businesses on resources available for recovery. He noted the Board of Health may have a virtual meeting in the near future.

Resident Seth Goldberg attended the meeting via Zoom and thanked the Board and Staff for their efforts in keeping residents safe. He also thanked the customers of the Northpoint Jewel for their patience during this time.

IX. OLD BUSINESS

A. Report of Committee of the Whole Meeting of March 9, 2020

Approved

Investment Policy

Trustee Padovani moved, seconded by Trustee Schwingbeck, that the Committee-of-the-Whole recommend that the Board of Trustees approve the revised Investment Policy as recommended.

Trustee Greg Padovani moved to approve. Trustee Tom Schwingbeck
Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta,
Schwingbeck, Tinaglia

- B. Report of Committee of the Whole Meeting of March 9, 2020 Approved

General Fund Surplus

Trustee LaBedz moved, seconded by Trustee Canty, that the Committee-of-the-Whole recommend that the Board of Trustees approve the transfer of the 2019 year-end General Fund Surplus of \$3 million to the following funds:

Police Pension Fund	\$ 1,250,000
Firefighters' Pension fund	1,250,000
Capital Projects Fund	<u>500,000</u>
TOTAL	
3,000,000	

Mr. Recklaus said at the Committee of the Whole meeting of March 9th, the Board recommended that the 2019 General Fund Surplus be transferred to the Police and Fire Pension Funds and to the Capital Projects Fund. After reconsidering this recommendation due to the current economic conditions, Staff still believes this is the right thing to do for the community.

Mr. Kuehne said the auditor has delayed closing the 2019 audit until this decision is made. By transferring the money to the Pension Funds, the 2021 Tax Levy would be directly affected. This transfer is the best way to hold down property taxes and reduce ongoing costs.

Trustee Tinaglia asked if it might be better to use these funds to alleviate a budget shortage this year and if it would be more prudent to delay this decision. Mr Kuehne said delaying the decision is not an option as the books for 2019 are required to be closed out. As far as budget shortfalls, Reserve Funds can be used, they are designed to be used for a one time economic challenge. Mr. Kuehne said he would not recommend using reserve funds to reduce a tax levy as the Reserve Fund account would need to be replenished the following year. Trustee Tinaglia said he would like to keep property taxes down, but doesn't want to regret applying the \$3 million when the economy is in flux.

Mr Recklaus explained that the Reserve Fund is like a savings account. A surplus means the Village was under budget for a given year. We spent less

and earned more than predicted. Applying extra money to the Pension Funds is the best way to control property taxes.

Trustee Scaletta said it is important to pay down the Pension liabilities. In the last recession, there was a large shortfall in pension plan earnings. He asked if the \$500,000 dedicated to Capital Projects could be transferred or applied elsewhere if needed. Mr. Kuehne said yes.

Trustee Canty asked what would happen if the Board delayed a decision. Mr. Kuehne said the actuarial calculations would not include the \$3 million into the Pension Plans. If the money doesn't go there now, the Village loses the opportunity.

Trustee Rosenberg said applying the money now has long term effects. The impact is greater if the Board acts now. The auditors calculations and numbers are based on 2019 figures. Mr. Kuehne said the \$200,000 savings would be appreciate each year from 2020-2040, totaling \$4.5 million in savings.

Mr. Recklaus said there will be financial impacts on the Village, but even so, he believes it is still best to pay down the Pensions.

Trustee Baldino asked where would the money go if it doesn't go to the pensions. Mr. Kuehne said it would remain in the Reserve Fund.

Trustee Padovani asked if using reserve funds to keep the tax levy down was possible. Mr. Kuehne said in the last recession, the Village ran a deficit for a few years and used reserve funds. Staff reductions of 10% were implemented and never rebuilt. There was a revenue boost from electric/utility taxes. This situation is different because it is based on a health issue.

Trustee Padovani asked if the Village could get through this using the Reserves. Mr. Recklaus said it was difficult to predict at this time. If the funds are not used to put downward pressure on the pensions, the tax levy would have to increase in the future to make up the difference.

Trustee Scaletta said some have suggested over the years that the Village's reserves were too high. He said he trusted Mr. Kuehne and Mr. Recklaus. He said it is important to pay down the pensions. He would like the \$500,000 to go into the Reserve Fund.

Trustee LaBedz said the State pensions are in bad shape because the State does not take actions like the Board is considering. The Village's pension funds are healthier than most. She asked if the \$500,000 was put into the General Fund now, could it easily be moved. Mr. Kuehne said yes.

Resident Melissa Cayer submitted the following questions via email:

- What did the Arlington Heights Police Pension Fund Manager Wall

Capital Group do for the pension fund over the last few weeks?

-What did the Arlington Heights Firefighters' Pension Fund Manager Marquette and Associates do for the pension fund over the past few weeks?

Mr. Reckalus said those fund managers look at the assets of their funds and do what is best for them. Mr. Kuehne said they are independent of the Village as required by State Statute and answer to their particular Boards.

Resident Keith Moens submitted the following comments via email:

Due to the COVID-19 pandemic, it is probably safe to say that there is a significant local economic downturn already here. The question now is, should the Board still approve this \$3M transfer from the *General Fund* balance surplus? Or, leave this \$3M in the *General Fund* now for potential cash flow emergencies this year. Or, maybe make a smaller transfer later from the *General Fund* surplus for the Pensions and Capital funds.

At the *Committee-of-the-Whole* (COTW) meeting on March 9th the Board unanimously approved of transferring \$3M into the Pension and Capital funds. This was the correct decision given the economics at the time and the enormous surplus in the *General Fund*. However, as we all know circumstances have significantly changed since then and that decision now does not seem as prudent.

In the past, the Board has had a predisposition to not change their vote from a COTW to the subsequent BOT meeting. Please do not be bound tonight by your earlier vote at the March 9th COTW, to objectively reassess now this transfer of \$3M.

Finally, the concern is that by combining a \$3M transfer now with the upcoming economic downturn, the *General Fund* surplus will likely shrink by some appreciable amount probably below the Trustees' comfort zone. As a result, the Village Board would be forced to raise the tax levy on all residents to absorb the brunt of this disaster.

Resident Keith Elgas submitted the following questions via email:

In lieu of the pandemic sweeping our country would the board consider pulling back on the increased taxes imposed on our recent water bill that you passed? Our recent water bill before the pandemic was outrageous and now with the only defense we have we are being asked to wash our hands and bathe more frequently. It's been reported that other municipalities in Illinois have rolled back any newly imposed water taxes to relieve the burden on their residents. Can this be immediately implemented here in Arlington Heights?

One other point, at your last COTW meeting you made a motion to move 3 million dollars from the general fund to pay police and fire

pensions. At the time this may have seemed like a logical decision for you but in light of the reality we now face with the pandemic, is it paramount to move forward with this decision at this time? I understand the village has 18 million dollars in the general fund, of taxpayer money, in case of any catastrophic events as a buffer to deal with immediate necessities for the residents. If this isn't a catastrophic event I don't know would be classified as such. So, does the board have any plans to ease the burden of residents with the funds you have stored for what's happening now?

Mr. Recklaus said the water rate increase goes directly to the Water Fund. This Fund pays for system improvements. Taking funds out of the Water Fund would result in quicker deterioration of the Village's water system. Staff would not recommend this action.

Resident George Metropolis called in via Zoom. He said the pension funding decision seems like it is being made for incremental savings. He asked the Board to delay a decision by one month after which more information would be known. Mr. Kuehne said to keep property taxes low, all options are being considered. This payment would help the Village get a \$200,000 savings for 2020 and for every subsequent year to 2040.

Trustee Robin LaBedz moved to approve. Trustee Mary Beth Canty Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Tinaglia

Nays: Scaletta, Schwingbeck

X. CONSENT AGENDA

CONSENT OLD BUSINESS

CONSENT APPROVAL OF BIDS

A. Elevator Inspection Services Approved

Trustee Jim Tinaglia moved to approved. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

B. Parkway Restoration Services - Contract Award Approved

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- C. Elevator and Stairwell Cleaning - Contract Approved
Extension 2020

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- D. Properties Turf Mowing Services - Contract Approved
Award

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- E. Secondary Landscape Maintenance Services -
Contract Services

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- F. High Profile Landscaping Services - Contract Approved
Award

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- G. Municipal Buildings Custodial Services - Group Approved
A - Contract Extension 2020

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- H. Municipal Buildings Custodial Services - Group
B - Contract Extension 2020

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- I. Municipal Buildings Floor Maintenance - Approved
Contract Extension 2020

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- J. Utility Maintenance Materials 2020 - Bid Award Approved

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

K. Fire Department Uniforms

Approved

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

L. Roadway Materials 2020 - Bid Award

Approved

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

M. Water System Improvements 2020

Approved

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

N. Pump Automation Services

Approved

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

O. Variable Frequency Drives 2020 - Contract Award

Approved

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

CONSENT LEGAL

- | | | |
|----|---|----------|
| A. | A Resolution Approving Certain Property to Participate in the Cook County Class 6b Assessment Incentive Program (1455 W Shure Dr) | Approved |
|----|---|----------|

Trustee Jim Tinaglia moved to approve R2020-005. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- | | | |
|----|---|----------|
| B. | An Ordinance Fixing the Time and Place for a Public Hearing in Connection with the Designation of a Redevelopment Project Area and the Approval of a Redevelopment Plan for the Village of Arlington Heights, Cook County, Illinois
(Proposed South Arlington Heights Road Tax Increment Financing District) | Approved |
|----|---|----------|

Trustee Jim Tinaglia moved to approve 2020-009. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- | | | |
|----|--|----------|
| C. | Resolution for Improvement by Municipality Under the Illinois Highway Code
(2020 street reconstruction program) | Approved |
|----|--|----------|

Trustee Jim Tinaglia moved to approve R2020-006. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

- D. A Resolution Approving an Intergovernmental Agreement with the City of Rolling Meadows (Roadway and pedestrian improvements at the intersection of Algonquin and New Wilke Roads - Phase I Engineering Services) Approved

Trustee Jim Tinaglia moved to approve R2020-007/A2020-010. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

CONSENT REPORT OF THE VILLAGE MANAGER

CONSENT PETITIONS AND COMMUNICATIONS

- A. Shirley Ryan Ability Lab - 3215 N. Wilke Rd. - Approved
PC#20-003
Land Use Variation, Parking Variation, Accessory
Structure Variations

Trustee Jim Tinaglia moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia

XI. APPROVAL OF BIDS

XII. NEW BUSINESS

XIII. LEGAL

XIV. REPORT OF THE VILLAGE MANAGER

- A. Coronavirus Update

Mr. Recklaus reported the Village has completely changed its operational stance the past few weeks in response to the Covid-19 pandemic. He acknowledged the hard work and adaptability of the Village team from top to bottom during this situation and the support received by the Village Board. The team has many veterans of various medical, public safety, financial, and natural disaster emergencies but, this situation is unlike anything the community has faced before.

As the needs of our community's economic, regulatory, and health care environment have evolved, almost every aspect of how the Village does business has been changed over the past three weeks. The Village maintains regular, contact with State, County, and Regional Authorities, Northwest Community Hospital, various community groups, and our neighboring communities on the status of the virus in our area.

Making sure our first responders are healthy and prepared to deal with the community's needs is obviously our first priority. Both the Fire and Police departments are fully equipped with appropriate personal protective equipment and have a slew of new policies and procedures on how to handle almost every call type to limit the potential of infection.

The types and number of calls we receive have changed over the past two weeks. On the Police side, we have seen a substantial drop in calls for service since the stay at home order went into effect. As of last week there has been a 36% drop in police calls for service compared to the same period last year. As many of you read in the news yesterday, there was a notable call for service over the weekend, where a homeowner had to take action against home invaders. Mr. Recklaus stressed that this situation was NOT a random act. The investigation indicates that this was an isolated and targeted act against a specific address. An arrest was made and there is no threat to the general public related to this situation. The Village has seen a dramatic decrease in criminal activity as most residents are observing the stay at home order.

One notable area where police activity HAS increased is in calls for service related to social distancing complaints at public parks. Thus far our officers have not had to issue tickets and have been able to convince residents to disperse if they have been gathering in too large of a group in a public setting. However, we do have the ability to issue tickets, if needed and will do so. The Park District's decision to close Sunset Meadows Park and Lake Arlington, as well as the taping up of all playgrounds was done in cooperation with the Village after much discussion. The Village will take additional steps to enforce social distancing if needed and remain in regular contact with the Park District.

It is important to note that the Governor's Order says that NO gathering of people outside of one's household is permitted - unless it is for a listed essential purpose. We will be entering a critical phase of the stay at home order over the next two weeks and we encourage residents to stay in their

homes unless they HAVE to leave during this period.

On the Fire/EMS side of the equation, as of last week the Village has seen about a 10% INCREASE in ambulance calls during this time period as compared to the same period last year. Based on the latest information we have, Cook County indicates that about 40 Arlington Heights Residents have tested positive for coronavirus. It's expected that number and the number of EMS calls to increase dramatically over the next two to three weeks. Based on these projections, plans have been developed to rapidly ramp up our staffing levels and to place our two reserve ambulances in front line service to supplement our 4 front line ambulances if needed.

The economic impact of this crisis is also being felt by many of our residents and businesses. The Village has taken and is continuing to take steps to ease the burden of our residents at their time of need. Thus far, the following steps have been taken by the Village and its partner agencies:

- The Village has delayed all water shut-offs until June we will continue to extend that period further if need be.
- Water/Sewer Late Fees will be extended until June.
- The County has placed a moratorium on evictions during this period as well.
- The Village is offering partial refunds on parking permits.
- One program instrumental in our effort to help people through the crisis is the Village's General Assistance Program. It is a means tested program that provides temporary rent/mortgage and other relief to residents who can demonstrate need. The account is partially funded by the Arlington Cares not for profit, and administered by the Village's Health and Human Services Department. In a typical month the Village processes 6 to 8 applicants for relief. In the past two weeks we have already seen over 40 applicants. Since the Mayor put out a call for donations to Arlington Cares two weeks ago, the fund has received over \$12,000 in new donations, including a \$2500 donation from the Arlington Heights Rotary Club. Residents who are able are encouraged to donate to Arlington Cares. Given the large demand, the HHS staff are considering changes to the general assistance program so that we can focus our efforts on the greatest number of people with the greatest need.
- The Senior Center Staff and affiliated agencies are busy, even though the facility is closed. Catholic Charities for example distributed 240 take home meals last week from the center. Meals on wheels has also gotten busier. The Village has offered to utilize Village Staff to augment volunteers to meet these needs. Senior Center Staff and volunteers are also reaching out personally to hundreds of regular Senior Center patrons to identify their needs.
- Lastly, Staff received word this week that we will be receiving an additional \$164,000 in community block grant funds for use this fiscal year. Staff is currently reviewing the terms of this grant and will be

developing a recommendation soon.

Staff will continue to evaluate community needs and respond as needed throughout the pandemic. Many more options will be considered over the coming weeks and months.

On the business side of the equation. We have taken some initial steps to ease the burden on our businesses:

- Annual Liquor License fees have been deferred 60 days, at that time we will evaluate the need for further deferrals or other actions.
- Mayor Hayes issued an order in his capacity as Liquor Commissioner to allow current liquor license holders who offer take out food to offer take out wine and beer.
- Monthly food and beverage and hotel/motel taxes have been deferred 60 days. Again, we will re-evaluate the deferrals as we get closer to that time.
- Staff is currently reviewing the Federal Stimulus Bill and offering guidance and assistance as needed to businesses. The State is also offering assistance. Once the impact of those bills are felt, Staff will assess any gaps in assistance that may remain and consider targeting further local assistance to address those unmet needs.
- Again, we will be keeping in close communication with our businesses and the chamber of commerce to make sure that we understand their needs during this difficult time.

Last but not least, this economic crisis will have an impact on the Village's finances. One of the reasons that the Village Board has maintained as high of a General Fund reserve as we have is to protect the Village and the community from this type of unforeseen challenge. Staff will be closely monitoring expenses but will also do all we can to provide a high level of services to our residents, and continue to make investments in the community's infrastructure. Our first financial priority has to be to maintain the provision of our legally mandated core services to our residents. Staff is carefully monitoring the Village's finances and all of these topics will obviously be the subject of future discussions.

Resident Mary Beth Nichols submitted an email which asked:

What will be done to improve that Communications between the Village Hall and Citizens of Arlington Heights in our time of need... where communication and law enforcement can mean the difference between life and death for so many of our citizens.

Resident Stephanie Burtzos submitted the following statement via email:

I urge the Board to grant Village Police Officers and Village Officials the authority to enforce the Stay at Home order. For example, groups (five or more) of unrelated minors should not be allowed to congregate on the streets, sidewalks, parks, etc., of the Village. Additionally, there should be active adult supervision of children of

tender years while they are in public areas, as young children are unlikely to appreciate or practice proper social distancing on their own. Village Officials have a duty to address this issue and insure that the STAY AT HOME ORDER is enforced for the health and welfare of the entire community.

She also asked for the Village's communications be updated more regularly on this topic.

Resident Christina Vercillo submitted the following question via email:
How is the Village enforcing the stay at home order and social distancing? I have seen that many people are out and about walking dogs and getting fresh air but this high concentration of people outside may be no better than indoor social gatherings of 10+ people.

President Hayes said Village communications would be updated on April 7th. He said Mr. Recklaus' summary of the Village actions answered many of the questions posed. He said public officials have to maintain a balance between enforcement and allowing people to earn a living. Every community is different in size and compliance. What works one place might not in another. The Park District and Village are working together and have taken an appropriate and measured response. He pleaded for residents to voluntarily comply for the benefit of all.

Seth Goldberg asked via Zoom how many cases were in the Village. President Hayes said he did not have exact numbers. Mr. Goldberg asked how much a ticket would be for gathering. Mr. Recklaus said he did not know, but the Village is not writing tickets at this time.

XV. APPOINTMENTS

XVI. PETITIONS AND COMMUNICATIONS

Trustee LaBedz reminded residents to respond to the 2020 Census.

Trustee Rosenberg wished residents happy holiday celebrations.

XVII. ADJOURNMENT

Trustee Robin LaBedz moved to adjourn at 8:29 p.m. Trustee Jim Tinaglia Seconded the Motion.

The Motion: Passed

Ayes: Baldino, Canty, Hayes, LaBedz, Padovani, Rosenberg, Scaletta, Schwingbeck, Tinaglia



Village Board
4/27/2020

Item: Warrant Register 04/15/2020

Department: Village Clerk

ATTACHMENTS:

Description	Type
Warrant Register 04/15/2020	Warrant Register



**VILLAGE OF ARLINGTON
HEIGHTS**

WARRANT REGISTER FOR

CHECK DATE: 4-15-2020

Fund	Fund Description	Total Transaction Amount
101	General Fund	\$325,567.12
215	CDBG Fund	\$5,437.13
227	Foreign Fire Ins Tax Fund	\$7,293.84
231	Criminal Investigation Fd	\$1,154.75
235	Municipal Parkg Opr Fund	\$156,790.44
264	TIF V	\$475.00
401	Capital Projects Fund	\$41,659.28
426	Storm Water Control Fund	\$6,324.36
505	Water and Sewer Fund	\$101,140.61
515	Arts,Entert & Events Fund	\$75,082.99
605	Health Insurance Fund	\$5,117.00
611	General Liability Ins Fnd	\$3,330.00
615	Workers Compensation Ins	\$16,670.00
621	Fleet Operations Fund	\$20,983.24
625	Technology Fund	\$58,133.53
TOTAL ALL FUNDS		\$825,159.29

WARRANT REGISTER - GM0002**Department: 0****Division: 0**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223241	235-0000-435.65-03	RAJESWARI BHOJAN	REFUND PARKING PERMIT	\$80.00	\$80.00
223251	101-0000-441.35-00	OLIVIA/ANABEL CARDENAS	REFUND VOIDED TICKET	\$25.00	\$25.00
223254	235-0000-435.65-03	OLEKSANDR CHORNODID	REFUND PARKING PERMIT	\$40.00	\$40.00
223268	235-0000-435.65-03	MARY DEPA	REFUND PARKING PERMIT	\$40.00	\$40.00
223275	235-0000-435.65-03	BRIAN ESCHENBRENNER	REFUND PARKING PERMIT	\$120.00	\$120.00
223282	101-0000-421.20-00	FIFTH AVENUE SUSHI	REFUND LIQUOR LICENSE	\$1,100.00	\$1,100.00
223284	235-0000-435.65-03	LAUREN GAINES	REFUND PARKING PERMIT	\$40.00	\$40.00
223288	101-0000-421.20-00	GATSBY'S PUB	REFUND LIQUOR LICENSE	\$400.00	\$400.00
223289	235-0000-435.65-02	MADELEINE GENTY	REFUND PARKING PERMIT	\$40.00	\$40.00
223292	235-0000-435.65-03	YEKATERINA GOTKIS	REFUND PARKING PERMIT	\$40.00	\$40.00
223302	235-0000-435.65-02	RAYMOND HOLIDJAJA	REFUND PARKING PERMIT	\$150.00	\$150.00
223311	235-0000-435.65-03	KARTHIKEYAN JAYASURIYAN	REFUND PARKING PERMIT	\$40.00	\$40.00
223315	235-0000-435.65-02	ROBERT JORGENSEN	REFUND PARKING PERMIT	\$80.00	\$80.00
223320	235-0000-435.65-03	GRAHAM LACE	REFUND PARKIN PERMIT	\$40.00	\$40.00
223323	235-0000-435.65-03	PAUL LANGE	REFUND PARKING PERMIT	\$40.00	\$40.00
223325	235-0000-435.65-02	JIM LEERS	REFUND PARKING PERMIT	\$40.00	\$40.00
223327	235-0000-435.65-03	JONATHAN LEONG	REFUND PARKING PERMIT	\$40.00	\$40.00
223333	235-0000-435.65-02	ANDREA MARTINELLI	REFUND PARKING PERMIT	\$40.00	\$40.00
223334	235-0000-435.65-03	HATAITIP MARTSCHENKO	REFUND PARKING PERMIT	\$40.00	\$40.00
223335	235-0000-435.65-03	PATRICK MC CLOSKEY	REFUND PARKING PERMIT	\$120.00	\$120.00
223345	235-0000-435.65-03	KRISTEN MORAN	REFUND PARKING PERMIT	\$80.00	\$80.00
223347	101-0000-140.50-00	MURNANE PAPER CO	PAPER, OFFICE, MAILROOM	\$10,398.00	\$10,398.00
223351	235-0000-435.65-03	NEHA NAVAL	REFUND PARKING PERMIT	\$40.00	\$40.00

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223352	235-0000-435.65-02	VICKI NAVEJA	REFUND PARKING PERMIT	\$40.00	\$40.00
223360	235-0000-435.65-03	PRAKASH PADMANABHA	REFUND PARKING PERMIT	\$120.00	\$120.00
223361	235-0000-435.65-03	CYNTHIA PARKER	REFUND PARKING PERMIT	\$40.00	\$40.00
223371	235-0000-435.65-03	LETY REDEL	REFUND PARKING PERMIT	\$40.00	\$40.00
223372	235-0000-435.65-02	STEPHAINE RENKEN	REFUND PARKING PERMIT	\$150.00	\$150.00
223382	235-0000-435.65-03	KAMLESH SHAN	REFUND PARKING PERMIT	\$120.00	\$120.00
223383	235-0000-435.65-03	KIM SHANLEY	REFUND PARKING PERMIT	\$40.00	\$40.00
223387	235-0000-435.65-03	MIKE STEPANEK	REFUND PARKING PERMIT	\$40.00	\$40.00
223399	235-0000-435.65-02	VANTAGE FINANCIAL PARTNERS	REFUND PARKING PERMIT	\$300.00	\$300.00
223400	235-0000-435.65-03	BHAGYESH VEDPATHAK	REFUND PARKING PERMIT	\$40.00	\$40.00
223418	235-0000-435.65-03	CHAD WANDELL	REFUND PARKING PERMIT	\$40.00	\$40.00
223420	235-0000-435.65-03	RICH WATERS	REFUND PARKING PERMIT	\$40.00	\$40.00
223421	235-0000-435.65-03	BRAD WELLS	REFUND PARKING PERMIT	\$40.00	\$40.00
223423	235-0000-435.65-03	KELLY WHITLOCK	REFUND PARKING PERMIT	\$40.00	\$40.00
223424	505-0000-120.80-00	WIECZOREK, WESLEY	WATER BILL REFUND	\$87.20	\$87.20
223425	235-0000-435.65-03	CARY WOLOVCK	REFUND PARKING PERMIT	\$40.00	\$40.00
223426	235-0000-435.65-03	TONY WONG	REFUND PARKING PERMIT	\$120.00	\$120.00
901545	101-0000-210.94-00	EMPLOYEE BENEFITS CORP	FSA DEPENDENT CARE	\$26.00	\$26.00
901564	101-0000-210.92-00	EMPLOYEE BENEFITS CORP	FSA MEDICAL	\$3,350.82	\$3,350.82
901565	101-0000-210.92-00	EMPLOYEE BENEFITS CORP	FSA MEDICAL	\$3,879.92	\$3,879.92
				Division 0 Total	\$21,666.94
				Department 0 Total	\$21,666.94

WARRANT REGISTER - GM0002

Department: 1 Board of Trustees

Division: 1

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223250	101-0101-501.21-65	CAPTION FIRST INC	CLOSED CAPTIONING - MARCH	\$525.00	\$525.00
				Division 1 Total	\$525.00
				Department 1 Total	\$525.00

WARRANT REGISTER - GM0002**Department: 2 Integrated Services****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223249	101-0201-502.22-15	CANON SOLUTIONS AMERICA	PAPER, OFFICE, MAILROOM	\$19.79	\$19.79
223359	101-0201-502.30-05	OFFICE DEPOT	OFFICE SUPPLIES, GENERAL	\$29.99	\$542.63
			OFFICE SUPPLIES, GENERAL	\$512.64	
223385	101-0201-502.21-65	SPRINT	ACCT 456761884	\$100.00	\$100.00
223412	101-0201-502.21-65	VERIZON WIRELESS	ACCT 88534852600001	\$128.36	\$128.36
				Division 1 Total	\$790.78
				Department 2 Total	\$790.78

WARRANT REGISTER - GM0002**Department: 3 Human Resources****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223249	101-0301-503.22-15	CANON SOLUTIONS AMERICA	COPIER MAINTENANCE	\$34.17	\$34.17
223285	615-0301-552.42-75	GALLAGHER BASSETT SERVICES INC	CLAIMS - MEDICAL LOSS	\$15,946.82	\$15,946.82
	615-0301-552.42-80	GALLAGHER BASSETT SERVICES INC	CLAIMS - WORKERS COMP	\$723.18	\$723.18
223296	101-0301-503.22-01	HARRIS TRUST & SAVINGS BANK	WORKPLACE DIVERSITY LLC	\$200.00	\$400.00
			WORKPLACE DIVERSITY LLC	\$200.00	
	101-0301-503.22-03	HARRIS TRUST & SAVINGS BANK	WPY ILLINOIS PUBLIC EM	(\$150.00)	(\$150.00)
	101-0301-503.30-05	HARRIS TRUST & SAVINGS BANK	UPLIFT DESK	\$2,152.00	\$2,152.00
223358	605-0301-552.20-50	NORTHWEST COMMUNITY HOSPITAL	SERVICE HEALTH TESTING	\$2,153.00	\$5,117.00
			SERVICE HEALTH TESTING	\$2,248.00	
			SERVICE HEALTH TESTING	\$36.00	
			SERVICE HEALTH TESTING	\$680.00	
223407	101-0301-503.21-65	VERIZON WIRELESS	ACCT 28544404900001	\$125.92	\$125.92
Division 1 Total					\$24,349.09
Department 3 Total					\$24,349.09

WARRANT REGISTER - GM0002**Department: 4 Legal Department****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223256	101-0401-503.20-20	CLARK BAIRD SMITH LLP	LEGAL SERVICES	\$3,770.50	\$3,770.50
223274	101-0401-503.20-15	ERNEST R BLOMQUIST PC	LEGAL SERVICES	\$6,745.00	\$6,745.00
223280	101-0401-503.22-05	FEDERAL EXPRESS	SHIPPING/DELIVERY SERVICE	\$41.40	\$41.40
223405	101-0401-503.21-65	VERIZON WIRELESS	ACCT 68500580500002	\$92.35	\$92.35
223427	101-0401-503.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$140.90	\$140.90
				Division 1 Total	\$10,790.15
				Department 4 Total	\$10,790.15

WARRANT REGISTER - GM0002**Department: 5 Finance****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223266	101-0501-503.22-01	DAILY HERALD	ADVERTISING	\$55.35	\$394.20
			ADVERTISING	\$241.65	
			ADVERTISING	\$97.20	
223270	101-0501-503.22-02	EASTERN IL UNIVERSITY	MEMBERSHIP FEES 2020-2021	\$165.00	\$165.00
223280	101-0501-503.22-05	FEDERAL EXPRESS	SHIPPING/DELIVERY SERVICE	\$33.47	\$33.47
223285	611-0501-552.42-60	GALLAGHER BASSETT SERVICES INC	CLAIMS - LIABILITY LOSS	\$3,330.00	\$3,330.00
223296	101-0501-503.22-03	HARRIS TRUST & SAVINGS BANK	PORKYS BBQ	\$97.51	\$97.51
223359	101-0501-503.30-05	OFFICE DEPOT	OFFICE SUPPLIES, GENERAL	\$221.69	\$221.69
223380	505-0501-503.21-65	SEBIS DIRECT INC	SERVICE MISCELLANEOUS	\$1,365.15	\$1,365.15
223381	505-0501-503.22-05	SEBIS DIRECT INC	SERVICE POSTAL	\$5,268.12	\$5,268.12
223392	101-0501-503.21-65	SUPERION LLC	ANNUAL RENEWAL CLOUD	\$800.00	\$800.00
223404	101-0501-503.21-65	VERIZON WIRELESS	ACCT 38508581800001	\$56.34	\$56.34
223427	101-0501-503.22-15	XEROX CORPORATION	PAPER, OFFICE, MAILROOM	\$37.96	\$63.96
			PAPER, OFFICE, MAILROOM	\$26.00	
Division 1 Total					\$11,795.44
Department 5 Total					\$11,795.44

WARRANT REGISTER - GM0002**Department: 6 Information Technology****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
2211	625-0601-553.21-02	GIS CONSORTIUM	GISC SHARED INITIATIVES	\$6,000.00	\$6,000.00
223261	625-0601-553.21-65	COMCAST PROCESSING CENTER	ACCT 907065060	\$4,664.48	\$4,664.48
223280	625-0601-553.22-05	FEDERAL EXPRESS	SHIPPING/DELIVERY SERVICE	\$78.19	\$78.19
223296	625-0601-553.20-39	HARRIS TRUST & SAVINGS BANK	HOVER	\$136.53	\$136.53
	625-0601-553.30-05	HARRIS TRUST & SAVINGS BANK	AMAZON.COM IR6A40N43	\$17.94	\$17.94
	625-0601-553.33-05	HARRIS TRUST & SAVINGS BANK	ZOOM.US	\$15.48	\$157.58
			ZOOM.US	\$142.10	
	625-0601-572.50-10	HARRIS TRUST & SAVINGS BANK	AMAZON.COM PD38X2ZK3	\$87.83	\$122.82
			AMZN MKTP US TL1IW0VX3	\$34.99	
223346	625-0601-553.20-05	MUNICIPAL GIS PARTNERS INC	SERVICE PROFESSIONAL	\$17,416.00	\$17,416.00
223366	625-0601-572.50-10	PLANTE MORAN LLC	ERP CONSULTING	\$27,520.00	\$27,520.00
223403	625-0601-553.21-65	VERIZON WIRELESS	ACCT 68500580500001	\$1,371.45	\$1,371.45
223411	625-0601-553.21-65	VERIZON WIRELESS	ACCT 98726153700001	\$648.54	\$648.54
				Division 1 Total	\$58,133.53
				Department 6 Total	\$58,133.53

WARRANT REGISTER - GM0002**Department: 10 Boards & Commissions****Division: 8**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223388	101-1008-502.20-75	STEPHEN LASER & ASSOCIATES	INDIVIDUAL ASSESSMENTS	\$1,100.00	\$1,100.00
				Division 8 Total	\$1,100.00

Division: 18

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223386	101-1018-502.40-55	KERI STANLEY	HEARTS OF GOLD	\$251.02	\$251.02
				Division 18 Total	\$251.02
				Department 10 Total	\$1,351.02

WARRANT REGISTER - GM0002**Department: 20 Special Events****Division: 5**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223342	515-2005-525.40-81	METROPOLIS PERFORMING ARTS CENTRE	2020 OPERATING CONTRIBUTI	\$67,500.00	\$67,500.00
				Division 5 Total	\$67,500.00
				Department 20 Total	\$67,500.00

WARRANT REGISTER - GM0002**Department: 30 Police Department****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223228	101-3001-511.30-05	A & E RUBBER STAMP CORP	OFFICE SUPPLIES, GENERAL	\$121.20	\$121.20
223229	101-3001-511.21-65	ACCURATE DOCUMENT DESTRUCTION	SERVICE MISCELLANEOUS	\$586.38	\$586.38
223236	101-3001-511.18-03	ARLINGTON HTS SCHOOL DIST 25	XING GUARD REIMBURSEMENT	\$26,350.78	\$26,350.78
223244	101-3001-511.21-65	BRIGHTSIDE CLINIC	CARE PROGRAM	\$5,125.00	\$5,125.00
223260	101-3001-511.21-65	COMCAST PROCESSING CENTER	SERVICE PROFESSIONAL	\$100.78	\$100.78
223263	101-3001-511.21-65	COMPASSION FUNERAL SERVICES INC	SERVICE MISCELLANEOUS	\$263.25	\$857.50
			SERVICE MISCELLANEOUS	\$60.00	
			SERVICE MISCELLANEOUS	\$322.50	
			SERVICE MISCELLANEOUS	\$211.75	
223279	101-3001-511.33-25	FASTENAL COMPANY	POLICE EQUIPMENT & SUPPLY	\$1,109.03	\$1,141.98
			SHIPPING/DELIVERY SERVICE	\$32.95	
223291	101-3001-511.21-65	GOLF ROSE PET LODGE	SERVICE MISCELLANEOUS	\$18.00	\$259.00
			SERVICE MISCELLANEOUS	\$196.00	
			SERVICE MISCELLANEOUS	\$21.00	
			SERVICE MISCELLANEOUS	\$24.00	
223296	101-3001-511.21-65	HARRIS TRUST & SAVINGS BANK	QTI OPEN TEXT INC	\$741.60	\$741.60
	101-3001-511.30-05	HARRIS TRUST & SAVINGS BANK	AMAZON.COM NX8K63Y03 A	\$29.95	\$29.95
	101-3001-511.30-20	HARRIS TRUST & SAVINGS BANK	AMZN MKTP US MD8Z61UD2	\$803.06	\$803.06
	101-3001-511.33-25	HARRIS TRUST & SAVINGS BANK	AMZN MKTP US 0N2GW4HF3	\$394.90	\$579.70
			2XL CORP	(\$13.18)	
			AMAZON.COM XG8P80RR3	\$197.98	
223303	101-3001-511.33-25	HOME DEPOT CREDIT SERVICES	HARDWARE SUPPLIES	\$50.79	\$50.79
223306	101-3001-511.21-65	IL STATE POLICE	REPLENISH ESCROW ACCT	\$2,000.00	\$2,000.00

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223312	101-3001-511.30-35	JG UNIFORMS	CLOTHING & APPAREL	\$149.95	\$1,430.70
			CLOTHING & APPAREL	\$138.50	
			CLOTHING & APPAREL	\$258.50	
			CLOTHING & APPAREL	\$210.00	
			CLOTHING & APPAREL	\$673.75	
223318	101-3001-511.22-15	KONICA MINOLTA BUSINESS USA	OFFICE MACHINES & ACCESS	\$63.00	\$368.82
			OFFICE MACHINES & ACCESS	\$72.83	
			OFFICE MACHINES & ACCESS	\$217.88	
			OFFICE MACHINES & ACCESS	\$15.11	
223355	101-3001-511.21-65	NORTHSHORE OMEGA	PROFESSIONAL SERVICES	\$547.00	\$547.00
223357	101-3001-511.20-37	NORTHWEST CENTRAL DISPATCH SYS	MEMBER ASSESSMENT	\$61,937.78	\$61,937.78
223359	101-3001-511.30-05	OFFICE DEPOT	OFFICE SUPPLIES, GENERAL	\$2,835.37	\$2,835.37
223384	101-3001-511.33-25	SHERWIN ACE HARDWARE	POLICE EQUIPMENT & SUPPLY	\$72.15	\$72.15
223395	235-3001-532.22-10	TOTAL PRINT SOLUTIONS	PRINTING SERVICE	\$197.50	\$197.50
223408	101-3001-511.21-65	VERIZON WIRELESS	ACCT 68682493000001	\$2,384.38	\$2,384.38
223409	235-3001-532.33-05	VERIZON WIRELESS	ACCT 54209747800003	\$35.01	\$35.01
Division 1 Total					\$108,556.43

Division: 3

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223286	231-3003-511.40-11	GALLS LLC	POLICE EQUIPMENT & SUPPLY	\$608.58	\$608.58
223362	231-3003-511.40-01	PARTNERS & PAWS VETERINARY SERVICES	VETERINARY SERVICES	\$343.77	\$343.77
223378	231-3003-511.40-01	SCIENTIFIC ANIMAL FEEDS AND NEEDS	CANINE UNIT PROGRAM	\$69.59	\$69.59
223393	231-3003-511.40-11	TECHNOLOGY MANAGEMENT REV FUND	POLICE EQUIPMENT & SUPPLY	\$132.81	\$132.81
Division 3 Total					\$1,154.75
Department 30 Total					\$109,711.18

WARRANT REGISTER - GM0002**Department: 35 Fire****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223230	101-3501-512.21-02	AIR ONE EQUIPMENT	SERVICE EQUIPMENT	\$675.00	\$675.00
	101-3501-512.30-35	AIR ONE EQUIPMENT	SAFETY & FIRST AID EQUIP.	\$2,119.00	\$4,114.00
			SAFETY & FIRST AID EQUIP.	\$1,995.00	
	101-3501-512.31-85	AIR ONE EQUIPMENT	FIRE PROTECTION EQUIP/SUP	\$542.00	\$542.00
223242	101-3501-512.33-50	BOUND TREE MEDICAL LLC	SAFETY & FIRST AID EQUIP.	\$39.60	\$39.60
223255	101-3501-512.33-50	CHURCH AND CHAPEL METAL ARTS INC	SAFETY & FIRST AID EQUIP.	\$2,160.00	\$2,160.00
223267	101-3501-512.33-50	DELTA GLOVES	SAFETY & FIRST AID EQUIP.	\$1,828.00	\$1,828.00
223269	101-3501-512.31-45	DURACLEAN	SERVICE BLDG MAINT	\$1,000.00	\$1,000.00
223283	101-3501-512.30-35	FIVE STAR SAFETY EQUIPMENT INC	FIRE PROTECTION EQUIP/SUP	\$495.00	\$945.00
			FIRE PROTECTION EQUIP/SUP	\$450.00	
223293	101-3501-512.31-65	GRAINGER W W INC	FIRE PROTECTION EQUIP/SUP	\$218.10	\$218.10
223301	101-3501-512.33-50	HENRY SCHEIN MATRX MEDICAL	SAFETY & FIRST AID EQUIP.	\$32.97	\$32.97
223305	101-3501-512.22-02	IL SOCIETY OF FIRE SERV INSTR	ANNUAL DUES D. WOOD	\$125.00	\$125.00
223312	101-3501-512.30-35	JG UNIFORMS	CLOTHING & APPAREL	\$819.50	\$1,713.50
			CLOTHING & APPAREL	\$894.00	
223314	101-3501-512.32-80	JONES AND BARTLETT LEARNING LLC	FF INSTRUCTOR TEXTBOOK	\$207.71	\$207.71
223329	101-3501-512.31-65	LOWES COMMERCIAL SERVICES	ELECTRICAL EQUIP & SUPPLY	\$45.36	\$45.36
223337	101-3501-512.31-60	MC KESSON MEDICAL SURGICAL GOV	MEDICAL SUPPLIES	\$51.53	\$51.53
	101-3501-512.33-50	MC KESSON MEDICAL SURGICAL GOV	MEDICAL SUPPLIES	\$556.89	\$556.89
223340	101-3501-512.30-35	MUNICIPAL EMERGENCY SERVICES	SAFETY & FIRST AID EQUIP.	\$162.96	\$162.96
223357	101-3501-512.20-37	NORTHWEST CENTRAL DISPATCH SYS	MEMBER ASSESSMENT	\$20,645.93	\$20,645.93
223359	101-3501-512.30-05	OFFICE DEPOT	OFFICE SUPPLIES, GENERAL	\$70.09	\$403.94
			OFFICE SUPPLIES, GENERAL	\$142.98	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223359	101-3501-512.30-05	OFFICE DEPOT	OFFICE SUPPLIES, GENERAL	\$190.87	\$403.94
	101-3501-512.33-05	OFFICE DEPOT	OFFICE SUPPLIES, GENERAL	\$57.99	\$114.93
			OFFICE SUPPLIES, GENERAL	\$56.94	
223364	101-3501-512.33-50	PENNCARE	SAFETY & FIRST AID EQUIP.	\$45.05	\$3,100.38
			SAFETY & FIRST AID EQUIP.	\$899.00	
			SAFETY & FIRST AID EQUIP.	\$1,257.95	
			SAFETY & FIRST AID EQUIP.	\$375.13	
			SAFETY & FIRST AID EQUIP.	\$21.05	
			SAFETY & FIRST AID EQUIP.	\$502.20	
223365	101-3501-512.31-85	PF DISTRIBUTION CENTER	EMERGENCY LIGHTS	\$50.00	\$50.00
223384	101-3501-512.31-55	SHERWIN ACE HARDWARE	HARDWARE SUPPLIES	\$57.96	\$57.96
	101-3501-512.31-60	SHERWIN ACE HARDWARE	HARDWARE SUPPLIES	\$15.18	\$15.18
	101-3501-512.31-65	SHERWIN ACE HARDWARE	HARDWARE SUPPLIES	\$34.96	\$34.96
223397	101-3501-512.33-50	ULINE INC	PROTECTIVE CLOTHING	\$950.36	\$2,869.64
			SAFETY & FIRST AID EQUIP.	\$175.24	
			PROTECTIVE CLOTHING	\$810.89	
			PROTECTIVE CLOTHING	\$809.76	
			PROTECTIVE CLOTHING	\$123.39	
223410	101-3501-512.21-65	VERIZON WIRELESS	ACCT 44205897800001	\$981.83	\$981.83
223427	101-3501-512.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$26.00	\$189.00
			OFFICE MACHINES & ACCESS	\$26.00	
			OFFICE MACHINES & ACCESS	\$26.00	
			OFFICE MACHINES & ACCESS	\$26.00	
			OFFICE MACHINES & ACCESS	\$85.00	
Division 1 Total				\$42,881.37	

Check Date: 4-15-2020

Wednesday, April 15, 2020

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
				Department 35 Total	\$42,881.37

WARRANT REGISTER - GM0002**Department: 37 Foreign Fire Insurance****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223319	227-3701-512.50-15	KUHN STUART J	SUPPLIES REIMBURSEMENT	\$49.84	\$49.84
223322	227-3701-512.22-03	LANDT STEVEN	TUITION REIMBURSEMENT	\$597.85	\$597.85
223376	227-3701-512.30-35	RUNNERS HIGH N TRI	SHOES AND BOOTS	\$6,646.15	\$6,646.15
				Division 1 Total	\$7,293.84
				Department 37 Total	\$7,293.84

WARRANT REGISTER - GM0002**Department: 40 Planning****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223328	264-4001-571.50-30	LIGHTING SOLUTIONS OF ILLINOIS	SERVICE ENGINEERING	\$475.00	\$475.00
	401-4001-571.50-30	LIGHTING SOLUTIONS OF ILLINOIS	SERVICE ENGINEERING	\$475.00	\$475.00
223332	101-4001-521.40-40	MANUFACTURERS NEWS INC	ADVERTISING	\$496.00	\$496.00
223414	101-4001-521.21-65	VERIZON WIRELESS	ACCT 38042002700001	\$157.14	\$157.14
223427	101-4001-521.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$37.96	\$37.96
				Division 1 Total	\$1,641.10
				Department 40 Total	\$1,641.10

WARRANT REGISTER - GM0002**Department: 41 Community Devl Block Grnt****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223253	215-4101-522.41-17	CHILDREN'S ADVOCACY CENTER	CDBG PROGRAM	\$625.00	\$625.00
223276	215-4101-522.41-62	ESCORTED TRANSPORTATION SERV	CDBG PROGRAM	\$1,498.00	\$1,498.00
223313	215-4101-522.41-75	JOHNSON CONTROLS	SERVICE CONSULTING	\$216.09	\$3,314.13
			SERVICE CONSULTING	\$2,973.04	
			SERVICE CONSULTING	\$125.00	
Division 1 Total					\$5,437.13
Department 41 Total					\$5,437.13

WARRANT REGISTER - GM0002**Department: 45 Building****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223243	101-4501-523.30-35	BRAND IT ON APPAREL CO	CLOTHING & APPAREL	\$354.00	\$354.00
223295	101-4501-523.20-35	GRIVAS KRAUSE ASSOCIATES LTD	ENGINEERING REVIEW	\$1,250.00	\$2,750.00
			ENGINEERING REVIEW	\$1,000.00	
			ENGINEERING REVIEW	\$500.00	
223394	101-4501-523.21-65	THOMPSON ELEVATOR INSPECTION	SERVICE BLDG MAINT	\$5,572.00	\$5,648.00
			SERVICE BLDG MAINT	\$38.00	
			SERVICE BLDG MAINT	\$38.00	
223396	101-4501-523.20-05	TPI	SERVICE PROFESSIONAL	\$4,246.00	\$4,246.00
223406	101-4501-523.21-65	VERIZON WIRELESS	ACCT 54209747800002	\$144.04	\$144.04
223427	101-4501-523.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$85.00	\$137.00
			OFFICE MACHINES & ACCESS	\$26.00	
			OFFICE MACHINES & ACCESS	\$26.00	
Division 1 Total					\$13,279.04
Department 45 Total					\$13,279.04

WARRANT REGISTER - GM0002**Department: 70 Health****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223232	101-7001-541.20-25	ALEXIAN BROS CENTER MENTAL HEALTH	COUNSELING	\$110.00	\$110.00
223296	101-7001-541.21-65	HARRIS TRUST & SAVINGS BANK	SFAX	\$29.00	\$29.00
	101-7001-541.30-05	HARRIS TRUST & SAVINGS BANK	AMZN MKPT US A40AA2MB3	\$27.98	\$27.98
	101-7001-541.33-10	HARRIS TRUST & SAVINGS BANK	AMAZON.COM P93TL6GT3 A	\$210.18	\$210.18
223316	101-7001-541.20-25	KATOR LCSW, ANNE	COUNSELING	\$150.00	\$150.00
223321	101-7001-541.40-60	ABE LAISER	RHAP PROGRAM	\$550.00	\$550.00
223326	101-7001-541.20-25	SHERRY LEMKE	COUNSELING	\$52.50	\$402.50
			COUNSELING	\$80.00	
			COUNSELING	\$270.00	
223330	101-7001-541.20-25	MADRIGAL CONSULTING & COUNSELING	COUNSELING	\$1,332.50	\$1,332.50
223336	101-7001-541.33-10	MC KESSON MEDICAL SURGICAL	NURSING CLINIC SUPPLIES	\$18.09	\$103.74
			NURSING CLINIC SUPPLIES	\$33.99	
			NURSING CLINIC SUPPLIES	\$51.66	
223368	101-7001-541.30-35	PRO FORMA	CLOTHING & APPAREL	\$224.35	\$224.35
223391	101-7001-541.22-10	SUMMIT PRINT SOLUTIONS	OFFICE SUPPLIES, GENERAL	\$67.50	\$67.50
223415	101-7001-541.21-65	VERIZON WIRELESS	ACCT 88556712200001	\$307.53	\$307.53
Division 1 Total					\$3,515.28

Division: 7

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223359	101-7007-541.31-65	OFFICE DEPOT	OFFICE SUPPLIES, GENERAL	\$124.10	\$124.10
223427	101-7007-541.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$18.60	\$18.60
Division 7 Total					\$142.70

Check Date: 4-15-2020

Wednesday, April 15, 2020

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
				Department 70 Total	\$3,657.98

WARRANT REGISTER - GM0002**Department: 71 Public Works****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223234	101-7101-531.22-03	APWA SUBURBAN BRANCH	REGISTRATION	\$120.00	\$360.00
			REGISTRATION	\$60.00	
			REGISTRATION	\$180.00	
223237	101-7101-531.22-70	AT & T	ACCT 84759060006156	\$1,007.41	\$1,007.41
223238	101-7101-531.22-70	AT & T	ACCT 217S667106106	\$1,281.21	\$1,281.21
223239	101-7101-531.20-05	BAXTER & WOODMAN	GRANT WRITING	\$390.00	\$390.00
223240	426-7101-571.50-25	BHFX LLC	BOND COPIES	\$166.79	\$166.79
223249	101-7101-531.22-15	CANON SOLUTIONS AMERICA	COPIER MAINTENANCE	\$12.37	\$12.37
223257	101-7101-531.31-40	CLESEN ARTHUR INC	LANDSCAPING SUPPLIES	\$630.00	\$630.00
223258	101-7101-531.22-70	COMCAST CABLE	TELECOMMUNICATIONS	\$21.12	\$21.12
223264	401-7101-571.50-30	CONSTRUCTION & GEOTECHNICAL	SERVICE PROFESSIONAL	\$1,500.00	\$1,500.00
223265	101-7101-531.21-11	CRYSTAL MAINTENANCE & MGMT SRVS	SERVICE BLDG MAINT	\$10,025.00	\$10,025.00
223272	235-7101-571.50-25	ECO PARKING TECHNOLOGIES	SERVICE MISCELLANEOUS	\$141,341.60	\$141,341.60
223273	101-7101-531.30-35	EMERGENT SAFETY	JANITORIAL SUPPLIES	\$70.57	\$70.57
223278	101-7101-531.21-02	FASOLO ELECTRICAL LLC	SERVICE EQUIPMENT	\$15,500.00	\$15,500.00
223281	101-7101-531.30-35	FERGUSON FACILITIES SUPPLY HP#3400	JANITORIAL SUPPLIES	\$78.48	\$78.48
	101-7101-531.31-45	FERGUSON FACILITIES SUPPLY HP#3400	JANITORIAL SUPPLIES	\$1,298.96	
			JANITORIAL SUPPLIES	\$1,247.50	
223287	101-7101-531.30-39	GAS DEPOT INC	FUEL,OIL,GREASE, & LUBES	\$7,582.58	\$7,582.58
223293	101-7101-531.31-55	GRAINGER W W INC	HARDWARE SUPPLIES	\$65.89	\$845.91
			HARDWARE SUPPLIES	\$124.11	
			HARDWARE SUPPLIES	\$32.51	
			HARDWARE SUPPLIES	\$69.97	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223293	101-7101-531.31-55	GRAINGER W W INC	HARDWARE SUPPLIES	\$73.94	\$845.91
			HARDWARE SUPPLIES	\$30.15	
			HARDWARE SUPPLIES	\$70.61	
			HARDWARE SUPPLIES	\$378.73	
223296	101-7101-531.22-02	HARRIS TRUST & SAVINGS BANK	ISA	\$185.00	\$630.00
			ISA	\$185.00	
			PAYPAL ILLINOISARB	\$260.00	
	101-7101-531.22-03	HARRIS TRUST & SAVINGS BANK	U OF IL ONLINE PAYMENT	\$135.00	\$135.00
	101-7101-531.31-55	HARRIS TRUST & SAVINGS BANK	MIDWEST PARTS DISTRIBU	\$10.29	\$584.36
			MIDWEST PARTS DISTRIBU	\$574.07	
	101-7101-531.31-65	HARRIS TRUST & SAVINGS BANK	AMERICAN PUBLIC WORKS	\$21.49	\$271.68
			APPLE.COM/BILL	\$0.99	
			APPLE.COM/BILL	\$0.99	
			HOBBY LOBBY ECOMM	\$119.23	
223297	101-7101-531.21-02	HASTINGS AIR ENERGY CONTROL	SERVICE BLDG MAINT	\$8,222.00	\$8,222.00
	401-7101-571.50-20	HASTINGS AIR ENERGY CONTROL	SERVICE BLDG MAINT	\$15,035.00	\$15,035.00
223298	101-7101-531.21-02	HAYES MECHANICAL	HVAC MAINTENANCE	\$900.71	\$3,042.66
			HVAC MAINTENANCE	\$847.31	
			HVAC MAINTENANCE	\$539.01	
			HVAC MAINTENANCE	\$291.17	
			HVAC MAINTENANCE	\$464.46	
223300	101-7101-531.21-55	HENDRICKSEN ROBERT W COMPANY	LANDSCAPING	\$12,136.00	\$12,136.00
223308	101-7101-531.21-11	INDUSTRIAL DOOR CO	SERVICE BLDG MAINT	\$1,500.00	\$1,500.00
223310	101-7101-531.21-11	INTL EXTERMINATORS INC	PEST CONTROL	\$120.00	\$332.00

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223310	101-7101-531.21-11	INTL EXTERMINATORS INC	PEST CONTROL	\$65.00	\$332.00
			PEST CONTROL	\$88.00	
			PEST CONTROL	\$59.00	
223313	401-7101-571.50-20	JOHNSON CONTROLS	SERVICE CONSULTING	\$703.04	\$1,758.00
			SERVICE CONSULTING	\$1,054.96	
223329	101-7101-531.31-40	LOWES COMMERCIAL SERVICES	AGRICULTURAL SUPPLIES	\$180.90	\$180.90
	101-7101-531.31-45	LOWES COMMERCIAL SERVICES	JANITORIAL SUPPLIES	\$437.73	\$437.73
	101-7101-531.31-55	LOWES COMMERCIAL SERVICES	HARDWARE SUPPLIES	(\$1,420.56)	(\$1,965.35)
			HARDWARE SUPPLIES	(\$833.97)	
			HARDWARE SUPPLIES	(\$42.77)	
			HARDWARE SUPPLIES	\$50.28	
			PLUMBING EQUIP FIXT,SUPP	\$85.89	
			PLUMBING EQUIP FIXT,SUPP	\$45.57	
			PLUMBING EQUIP FIXT,SUPP	\$150.21	
	101-7101-531.31-65	LOWES COMMERCIAL SERVICES	PLUMBING EQUIP FIXT,SUPP	\$68.01	\$676.83
			PLUMBING EQUIP FIXT,SUPP	\$42.48	
			HARDWARE SUPPLIES	\$136.71	
			HARDWARE SUPPLIES	\$9.90	
			JANITORIAL SUPPLIES	\$4.69	
			JANITORIAL SUPPLIES	\$30.32	
			HARDWARE SUPPLIES	\$118.72	
			HARDWARE SUPPLIES	\$266.00	
	101-7101-531.31-85	LOWES COMMERCIAL SERVICES	HAND TOOLS-POWER/NON POW	\$205.47	\$293.10
			HARDWARE SUPPLIES	\$87.63	
	401-7101-571.50-20	LOWES COMMERCIAL SERVICES	HARDWARE SUPPLIES	\$831.28	\$831.28

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223331	426-7101-571.50-25	MANHARD CONSULTING	MS4 PERMIT	\$871.25	\$871.25
223338	101-7101-531.31-45	MC MASTER CARR SUPPLY CO	VEH MAINTENANCE SUPPLY	\$165.51	\$165.51
223339	101-7101-531.21-01	MEADE ELECTRIC CO INC	TRAFFIC SYSTEM REPAIRS	\$1,068.09	\$5,270.87
			TRAFFIC SUSTEM REPAIRS	\$1,621.34	
			TRAFFIC SYSTEM REPAIRS	\$484.02	
			TRAFFIC SYSTEM REPAIRS	\$403.35	
			TRAFFIC SYSTEM REPAIRS	\$403.35	
			TRAFFIC SYSTEM REPAIRS	\$484.02	
			TRAFFIC SYSTEM REPAIRS	\$242.01	
			TRAFFIC SYSTEM REPAIRS	\$242.01	
			TRAFFIC SYSTEM REPAIRS	\$322.68	
223343	101-7101-531.21-02	MID AMERICAN ELEVATOR CO INC	ELEVATOR MAINTENANCE	\$1,418.21	\$1,418.21
223348	101-7101-531.21-65	M3V DATA MGMT LLC	SDS DATABASE	\$442.50	\$442.50
223350	101-7101-531.21-11	NATL DECORATING SERVICE INC	SERVICE BLDG MAINT	\$2,850.00	\$7,200.00
			SERVICE BLDG MAINT	\$4,350.00	
223353	101-7101-531.21-50	NICOR	ACCT 01701843946	\$1,689.89	\$1,689.89
223354	101-7101-531.21-50	NICOR	ACCT 71251169620	\$430.66	\$430.66
223359	101-7101-531.30-05	OFFICE DEPOT	OFFICE SUPPLIES, GENERAL	\$30.45	\$77.19
			OFFICE SUPPLIES, GENERAL	\$46.74	
223367	101-7101-531.22-70	PRECISE MRM LLC	DATA PLAN / MONTHLY FEE	\$523.54	\$523.54
223369	101-7101-531.30-35	PRO SAFETY INC	HARDWARE SUPPLIES	\$500.00	\$500.00
223373	101-7101-531.20-05	RITTER GIS	CITY WORKS SUPPORT	\$237.50	\$237.50
223374	426-7101-571.50-25	RJN GROUP INC	MWRD	\$3,883.82	\$5,286.32
			CAPACITY STUDY	\$1,402.50	
223398	101-7101-531.21-11	UNIFIRST CORPORATION	MATS	\$25.71	\$353.79

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223398	101-7101-531.21-11	UNIFIRST CORPORATION	MATS	\$40.42	\$353.79
			MATS	\$104.48	
			MATS	\$33.60	
			MATS	\$25.71	
			MATS	\$84.51	
			MATS	\$39.36	
223401	101-7101-531.22-70	VERIZON WIRELESS	ACCT 64202486400001	\$126.44	\$126.44
223413	101-7101-531.22-70	VERIZON WIRELESS	ACCT 58675303500001	\$1,532.37	\$1,532.37
223416	101-7101-531.31-45	VILLAGE OF WHEELING	SAFETY & FIRST AID EQUIP.	\$1,376.00	\$1,376.00
223417	235-7101-571.50-25	WALKER PARKING CONSULTANTS	SERVICE CONSULTING	\$4,760.00	\$4,760.00
223427	101-7101-531.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$24.05	\$24.05
223431	101-7101-531.31-45	ZORO TOOLS INC	SAFETY & FIRST AID EQUIP.	\$381.79	\$381.79
801947	101-7101-531.21-50	NICOR	ACCT 06802945268	\$37.75	\$9,476.78
			ACCT 15839647334	\$539.01	
			ACCT 19426400008	\$121.79	
			ACCT 25422686599	\$2,446.90	
			ACCT 28178600004	\$534.89	
			ACCT 38096400007	\$1,010.47	
			ACCT 38178600003	\$397.82	
			ACCT 53278600001	\$1,398.42	
			ACCT 58401600000	\$592.29	
			ACCT 72489260108	\$217.77	
			ACCT 94830700004	\$634.70	
			ACCT 97034457784	\$1,544.97	
801948	101-7101-531.21-50	CONSTELLATION NEW ENERGY INC	ACCT 92054513	\$755.05	\$12,103.79

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
801948	101-7101-531.21-50	CONSTELLATION NEW ENERGY INC	ACCT 92054512	\$11,348.74	\$12,103.79
801949	101-7101-531.21-50	COMMONWEALTH EDISON COMPANY	ACCT 0002031003	\$31.55	\$8,402.45
			ACCT 2278061084	\$255.97	
			ACCT 2985063029	\$109.30	
			ACCT 4103039009	\$568.14	
			ACCT 5492508009	\$127.05	
			ACCT 7363016029	\$7,272.34	
			ACCT 8572043011	\$38.10	
801950	101-7101-531.22-70	AT & T	ACCT 84725334382001	\$100.74	\$1,141.41
			ACCT 84734215365273	\$48.87	
			ACCT 84739420624707	\$48.87	
			ACCT 84739443682112	\$48.87	
			ACCT 84739893361501	\$51.73	
			ACCT 84739893901330	\$10.11	
			ACCT 847R1902892011	\$832.22	
Division 1 Total				\$291,253.00	
Department 71 Total				\$291,253.00	

WARRANT REGISTER - GM0002**Department: 72 Water and Sewer****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223231	505-7201-561.31-60	ALEXANDER CHEMICAL CORP	CYLINDER DEPOSIT RETURN	(\$500.00)	\$463.00
			CYLINDER DEPOSIT RETURN	(\$400.00)	
			CYLINDER DEPOSIT RETURN	(\$100.00)	
			CHLORINE	\$1,463.00	
223259	505-7201-561.22-70	COMCAST CABLE	ACCT 8771100720048980	\$3.15	\$3.15
223262	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	ACCT 0705092066	\$431.96	\$431.96
223273	505-7201-561.30-35	EMERGENT SAFETY	SAFETY & FIRST AID EQUIP.	\$70.58	\$70.58
223294	505-7201-561.50-15	GRAYBAR ELECTRIC COMPANY	CAMERA UPGRADE PARTS	\$80.40	\$80.40
223296	505-7201-561.22-02	HARRIS TRUST & SAVINGS BANK	AWWA.ORG	\$83.00	\$307.00
			AWWA.ORG	\$224.00	
223299	505-7201-561.21-35	HBK WATER METER SERVICE INC	SERVICE METER	\$928.00	\$4,132.45
			SERVICE METER	\$3,204.45	
	505-7201-561.31-02	HBK WATER METER SERVICE INC	WATER SEWER SYSTEM SUPPLY	\$3,841.00	\$3,841.00
223329	505-7201-561.31-01	LOWES COMMERCIAL SERVICES	HAND TOOLS-POWER/NON POW	\$18.90	\$18.90
	505-7201-561.31-02	LOWES COMMERCIAL SERVICES	WATER SEWER SYSTEM SUPPLY	\$75.96	\$75.96
	505-7201-561.31-07	LOWES COMMERCIAL SERVICES	JANITORIAL SUPPLIES	\$9.49	\$9.49
	505-7201-561.31-55	LOWES COMMERCIAL SERVICES	HARDWARE SUPPLIES	\$13.76	\$36.55
			OFFICE SUPPLIES, GENERAL	\$22.79	
223348	505-7201-561.21-65	M3V DATA MGMT LLC	SDS DATABASE	\$442.50	\$442.50
223359	505-7201-561.30-05	OFFICE DEPOT	OFFICE SUPPLIES, GENERAL	\$27.00	\$27.00
223367	505-7201-561.22-70	PRECISE MRM LLC	DATA PLAN / MONTHLY FEE	\$523.55	\$523.55
223369	505-7201-561.30-35	PRO SAFETY INC	SAFETY & FIRST AID EQUIP.	\$500.00	\$500.00
223373	505-7201-561.20-05	RITTER GIS	CITY WORKS SUPPORT	\$237.50	\$237.50

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223390	505-7201-561.20-05	SUBURBAN LABORATORIES INC	WATER SAMPLES	\$967.00	\$967.00
223402	505-7201-561.22-70	VERIZON WIRELESS	ACCT 78635116200001	\$1,290.06	\$1,290.06
223413	505-7201-561.22-70	VERIZON WIRELESS	ACCT 58675303500001	\$1,532.37	\$1,532.37
223419	505-7201-561.31-01	WATER PRODUCTS CO	WATER SEWER SYSTEM SUPPLY	\$1,329.65	\$1,329.65
223430	505-7201-561.31-01	ZIEBELL WATER SERVICE PRODUCTS	WATER SEWER SYSTEM SUPPLY	\$738.00	\$738.00
801947	505-7201-561.21-50	NICOR	ACCT 04055600003	\$122.99	\$788.28
			ACCT 19278600002	\$222.73	
			ACCT 40178600009	\$198.03	
			ACCT 42567835683	\$39.26	
			ACCT 58544400003	\$86.05	
			ACCT 90920700003	\$119.22	
801948	505-7201-561.21-50	CONSTELLATION NEW ENERGY INC	ACCT 92054511	\$395.57	\$11,057.63
			ACCT 9205453	\$2,715.66	
			ACCT 9205454	\$2,325.11	
			ACCT 9205456	\$5,621.29	
801949	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	ACCT 0087155164	\$428.51	\$2,577.11
			ACCT 0117046072	\$159.51	
			ACCT 0368380009	\$30.17	
			ACCT 0645171017	\$70.04	
			ACCT 0831076049	\$148.27	
			ACCT 1092085063	\$97.93	
			ACCT 1104021044	\$92.83	
			ACCT 1257044037	\$1,232.32	
			ACCT 1284169036	\$180.88	
			ACCT 3973144001	\$136.65	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
801950	505-7201-561.22-70	AT & T	ACCT 84725301748135	\$50.87	\$50.87
				Division 1 Total	\$31,531.96
				Department 72 Total	\$31,531.96

WARRANT REGISTER - GM0002**Department: 73 Parking****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223271	235-7301-532.21-11	ECO CLEAN MAINTENANCE INC	CUSTODIAL	\$453.84	\$453.84
801949	235-7301-532.21-50	COMMONWEALTH EDISON COMPANY	ACCT 4286290000	\$798.13	\$903.64
			ACCT 4643715006	\$19.62	
			ACCT 5231622008	\$85.89	
Division 1 Total				\$1,357.48	

Division: 2

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223271	235-7302-532.21-11	ECO CLEAN MAINTENANCE INC	CUSTODIAL	\$1,437.16	\$1,437.16
801950	235-7302-532.21-50	AT & T	ACCT 84725309782425	\$165.36	\$165.36
Division 2 Total					\$1,602.52

Division: 3

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223271	235-7303-532.21-11	ECO CLEAN MAINTENANCE INC	CUSTODIAL	\$1,437.16	\$1,437.16
801947	235-7303-532.21-50	NICOR	ACCT 12690400002	\$39.12	\$39.12
801948	235-7303-532.21-50	CONSTELLATION NEW ENERGY INC	ACCT 92054510	\$3,047.49	\$3,047.49
Division 3 Total					\$4,523.77

Division: 4

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223271	235-7304-532.21-11	ECO CLEAN MAINTENANCE INC	CUSTODIAL	\$453.84	\$453.84
801947	235-7304-532.21-50	NICOR	ACCT 92296400002	\$118.72	\$118.72
Division 4 Total					\$572.56

Check Date: 4-15-2020

Wednesday, April 15, 2020

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
Department 73 Total					\$8,056.33

WARRANT REGISTER - GM0002**Department: 75 Municipal Fleet Services****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223233	621-7501-551.31-51	ALTORFER INDUSTRIES	VEH MAINTENANCE SUPPLY	\$370.57	\$844.27
			VEH MAINTENANCE SUPPLY	\$389.16	
			VEH MAINTENANCE SUPPLY	\$84.54	
223235	621-7501-551.31-51	ARLINGTON HTS FORD INC	VEH MAINTENANCE SUPPLY	\$102.99	\$1,583.44
			VEH MAINTENANCE SUPPLY	\$919.65	
			VEH MAINTENANCE SUPPLY	\$7.12	
			VEH MAINTENANCE SUPPLY	\$258.78	
			VEH MAINTENANCE SUPPLY	\$294.90	
223245	621-7501-551.31-51	BRISTOL HOSE & FITTING INC	VEH MAINTENANCE SUPPLY	\$580.00	\$580.00
223246	621-7501-551.31-51	BUMPER TO BUMPER	VEH MAINTENANCE SUPPLY	\$15.96	\$268.60
			VEH MAINTENANCE SUPPLY	(\$7.98)	
			VEH MAINTENANCE SUPPLY	\$7.98	
			VEH MAINTENANCE SUPPLY	\$8.59	
			VEH MAINTENANCE SUPPLY	\$38.42	
			VEH MAINTENANCE SUPPLY	\$9.56	
			VEH MAINTENANCE SUPPLY	\$115.26	
			VEH MAINTENANCE SUPPLY	\$80.81	
223248	621-7501-551.31-51	BURRIS EQUIPMENT CO	VEH MAINTENANCE SUPPLY	\$134.40	\$134.40
223252	621-7501-551.31-51	CHICAGO PARTS AND SOUND LLC	VEH MAINTENANCE SUPPLY	\$257.88	\$225.88
			VEH MAINTENANCE SUPPLY	(\$32.00)	
223277	621-7501-551.31-51	FACTORY MOTOR PARTS	VEH MAINTENANCE SUPPLY	\$529.48	\$529.48
223281	621-7501-551.30-35	FERGUSON FACILITIES SUPPLY HP#3400	JANITORIAL SUPPLIES	\$78.48	\$78.48
223290	621-7501-551.31-65	GLOBAL EQUIPMENT COMPANY	VEH MAINTENANCE SUPPLY	\$2,806.24	\$2,806.24

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223290	621-7501-551.31-85	GLOBAL EQUIPMENT COMPANY	VEH MAINTENANCE SUPPLY	\$3,724.72	\$3,724.72
223296	621-7501-551.22-02	HARRIS TRUST & SAVINGS BANK	ASE	\$65.00	\$65.00
	621-7501-551.31-51	HARRIS TRUST & SAVINGS BANK	NENNO PRODUCTS LLC	\$586.38	\$676.01
			SUMMIT RACING MAIL ORD	\$61.19	
			WALMART.COM	\$28.44	
	621-7501-551.31-65	HARRIS TRUST & SAVINGS BANK	PAYPAL CRANE-CONTR	\$20.00	\$51.75
			PAYPAL CRANE-CONTR	\$31.75	
223304	621-7501-551.21-02	IDENTIFIX	GOV SUBSCRIPTION	\$1,428.00	\$1,428.00
223309	621-7501-551.31-51	INTERSTATE POWER SYSTEMS INC	VEH MAINTENANCE SUPPLY	\$37.45	\$37.45
223317	621-7501-551.31-51	KBI WAREHOUSE & DISTRIBUTION CNTR	VEH MAINTENANCE SUPPLY	\$1,937.04	\$1,937.04
223324	621-7501-551.31-51	LAPORT INC	JANITORIAL SUPPLY	\$938.20	\$938.20
223338	621-7501-551.31-85	MC MASTER CARR SUPPLY CO	VEH MAINTENANCE SUPPLY	\$44.59	\$44.59
223344	401-7501-572.50-15	MIDWEST EQUIPMENT SALES	VEH MAINTENANCE SUPPLY	\$22,060.00	\$22,060.00
223349	621-7501-551.31-51	NAPA HEIGHTS AUTOMOTIVE	VEH MAINTENANCE SUPPLY	\$119.76	\$248.53
			VEH MAINTENANCE SUPPLY	\$128.77	
223356	621-7501-551.21-07	NORTHWEST AUTO WASH	CAR WASHES	\$1,212.35	\$1,212.35
223363	621-7501-551.31-51	PATLIN INC	VEH MAINTENANCE SUPPLY	\$21.59	\$304.14
			VEH MAINTENANCE SUPPLY	\$282.55	
223370	621-7501-551.31-51	RAYMAR HYDRAULIC REPAIR SRVC	VEH MAINTENANCE SUPPLY	\$20.00	\$20.00
223377	621-7501-551.31-51	INTERSTATE BILLING SERVICE INC	VEH MAINTENANCE SUPPLY	\$576.76	\$576.76
223379	621-7501-551.31-51	SCRUBBER CITY INC	VEH MAINTENANCE SUPPLY	\$724.59	\$724.59
223389	621-7501-551.21-07	SUBURBAN ACCENTS INC	VEH MAINTENANCE SUPPLY	\$35.00	\$35.00
223398	621-7501-551.30-35	UNIFIRST CORPORATION	CLOTHING & APPAREL	\$61.84	\$61.84
223422	621-7501-551.31-51	WENTWORTH TIRE SERVICE	VEH MAINTENANCE SUPPLY	\$310.48	\$310.48
223428	621-7501-551.31-51	ZARNOTH BRUSH WORKS INC	VEH MAINTENANCE SUPPLY	\$1,369.00	\$1,369.00

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223429	621-7501-551.31-51	ZEIGLER OF SCHAUMBURG	VEH MAINTENANCE SUPPLY	\$12.50	\$12.50
223431	621-7501-551.31-51	ZORO TOOLS INC	VEH MAINTENANCE SUPPLY	\$34.04	\$154.50
			VEH MAINTENANCE SUPPLY	\$32.88	
			VEH MAINTENANCE SUPPLY	\$62.38	
			VEH MAINTENANCE SUPPLY	\$25.20	
Division 1 Total					\$43,043.24
Department 75 Total					\$43,043.24

WARRANT REGISTER - GM0002**Department: 90 Capital****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223247	505-9001-571.50-25	BURNS MCDONNELL	SERVICE CONSULTING	\$6,750.00	\$6,750.00
223299	505-9001-571.50-25	HBK WATER METER SERVICE INC	WATER SEWER SYSTEM SUPPLY	\$3,565.50	\$6,849.90
			WATER SEWER SYSTEM SUPPLY	\$3,284.40	
223307	505-9001-571.50-25	IMEG CORP	SERVICE CONSULTING	\$32,506.78	\$45,313.78
			SERVICE CONSULTING	\$12,807.00	
223375	505-9001-571.50-25	ROBINSON ENGINEERING LTD	SERVICE CONSULTING	\$3,974.50	\$3,974.50
Division 1 Total					\$62,888.18
Department 90 Total					\$62,888.18

WARRANT REGISTER - GM0002**Department: 99 Non Operating****Division: 1**

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amount
223341	515-9901-525.40-83	METROPOLIS COMMERCIAL CONDO ASSN	CAM CHARGE	\$6,752.29	\$6,752.29
	515-9901-525.40-92	METROPOLIS COMMERCIAL CONDO ASSN	BUILDING RESERVE CHARGE	\$830.70	\$830.70
Division 1 Total					\$7,582.99
Department 99 Total					\$7,582.99
TOTAL ALL FUNDS:					\$825,159.29



Village Board
4/27/2020

Item: 100th Birthday Proclamation - James P. Ostler, Sr

Department: Village Manager's Office

100th Birthday Proclamation - James P. Ostler, Sr



Village Board
4/27/2020

Item: COVID19 Update

Department: Village Manager's Office

COVID19 Update



**Village Board
4/27/2020**

Item: Hot Mix Asphalt (HMA) Restoration 2020

Department: Public Works

Annually, the Public Works Department awards a contract for pavement restoration of utility excavations and contractual street and sidewalk maintenance of needed roadway repairs. This year, the approved budget has allocated \$265K from the General Fund (Streets Unit) and \$250K from the Water Enterprise Fund (Utilities Division). Bids were duly advertised and publicly opened March 24, 2020.

This work is being contracted out in order to expedite the road and driveway restoration for residents that have been inconvenienced as long ago as November 2019, when the weather would not allow permanent repairs. Contracting for this work also frees up our crews to concentrate on other pavement maintenance work such as pothole and pavement patching.

The lump sum price is based on asphalt patching at known locations which resulted from utility excavations and necessary pavement restorations due to utility repair that has occurred since November 2019. The unit prices that were submitted for the bid reflect pricing for all subsequent work in 2020 and the following two years. The following bids were received:

	Schroeder Asphalt	Bee Liner Lean	Chicagoland Paving	Johnson Paving	Brothers Asphalt	Builders Asphalt
Lump Sum for Existing Locations	\$331,930	\$349,086	\$350,125	\$440,772	\$445,050	\$629,160

Based upon current known quantities, the lowest bid was submitted by Schroeder Asphalt of Huntley, Illinois. The contract has set unit prices for 2020 and will allow for a nominal increase in the amount of CPI (Consumer Price Index) for FY 2021 and 2022. Schroeder Asphalt has successfully completed this work for the last several years for the Arlington Heights Public Works Department. Their bid meets specifications and Staff recommends awarding the bid to the lowest responsible bidder, Schroeder Asphalt.

Funds are available for the material and services in Account Nos. 505-7201-561.21-30 (Water & Sewer) and 101-7101-531.21-15 (Streets).

RECOMMENDATION

It is recommended that the Village Board award the three-year contract for Hot Mix Asphalt Restoration 2020 to Schroeder Asphalt of Huntley, Illinois at bid unit prices, up to the annual budgeted amount, and authorize Staff to execute the necessary documents.



**Village Board
4/27/2020**

Item: Material Testing Services 2020 - Contract Extension

Department: Public Works

The Public Works Engineering Division contracts for material testing services for street, sidewalk, and maintenance projects. This includes material inspections, coring operations and laboratory tests, along with many other services. Request for proposals were solicited and proposals were received for material testing services from five consultants in March 2017. Consideration of the proposals was based on costs and qualifications, and a three-year contract was awarded to Construction and Geotechnical Material Testing, Inc. (CGMT) of Elk Grove Village, IL.

The current contract will expire on April 30, 2020. Staff is proposing the term of the contract extension would begin May 1, 2020 and conclude on December 31, 2020, to align with the current calendar year budget. Staff has been pleased with CGMT's quality of work, responsiveness and customer service. CGMT has indicated that there would be no increase in fees or unit rates from the current contract. Funding for this contract is included in the budget for the 2020 Resurfacing Program.

Staff is recommending a contract extension in the amount of \$100,000 for the 2020 Material Testing Services before the current contract expires.

Funds are available in Account No. 401-5001-571.50-30 (ST9008).

RECOMMENDATION

It is recommended that the Village Board award a contract extension from May 1, 2020 through December 31, 2020 for Material Testing Services to CGMT Inc. of Elk Grove Village, Illinois in an amount not-to-exceed \$100,000 and authorize staff to execute the necessary documents.



**Village Board
4/27/2020**

Item: 2020 MFT Street Reconstruction / Rehabilitation Project - Award

Department: Public Works

The approved 2020 Capital Improvement Program includes \$2,900,000 for the reconstruction/rehabilitation of approximately 1.76 miles of streets. The scheduled work entails:

- (5) Street segments to be fully reconstructed
- (3) Street segments that will be widened and fully reconstructed

On April 13, 2020, bids for the 2020 MFT Street Reconstruction & Rehabilitation Program, IDOT Section #20-00214-00-00-PV, were publicly opened and read aloud. The bid tabulation is as follows:

<u>BIDDER</u>	<u>TOTAL COST</u>
Builder's Paving, LLC	\$2,898,000.00
J.A. Johnson Paving	\$2,911,700.00
Arrow Road Construction	\$2,951,475.47
ENGINEER'S ESTIMATE	\$2,967,873.20

Builder's Paving submitted the low bid. This would be the Village's first time working with Builder's Paving, Inc.; however, Builder's Paving has successfully performed IDOT roadwork in Arlington Heights, most recently on Palatine Road, from Northwest Highway in Palatine to Arlington Heights Road. References were also verified for municipal work in other communities. Therefore, Staff recommends award to the lowest responsible bidder, Builder's Paving of Hillside, IL.

If approved, the project will begin in mid to late May. The project is estimated to be substantially complete in August. The landscaping will be completed in September or when weather conditions permit.

Funds are available in the following accounts:

Motor Fuel Tax Fund 211-7101-571.50-40 (ST9009) \$2,400,000

Capital Projects - Street Program 401-7101-571.50-30 (ST9008) \$498,000

RECOMMENDATION

It is recommended that the Village Board award the 2020 MFT Street Rehabilitation/Reconstruction Project contract to Builder's Paving, LLC of Hillside, Illinois in the not-to-exceed amount of \$2,898,000 and authorize the execution of the necessary documents.



Village Board
4/27/2020

Item: Water & Sewer Improvements - Water Main Lining 2020 - Award

Department: Public Works

The approved 2020 Capital Improvement Program includes \$4,500,000 for the funding of water main improvements throughout the distribution system in Arlington Heights. This year's funding will be used for two different types of projects. One contractor will utilize traditional water main replacement and the other contractor will utilize water main lining to rehabilitate and restore several sections of water main to a like "new" condition.

The water main lining portion of this program includes the restoration of water main under the Union Pacific Railroad at the following locations; Euclid & Northwest Highway, Miner & Northwest Highway, Vail & Northwest Highway, and Arlington Heights Road & Northwest Highway. An additional location of South Arlington Heights Road & Golf Road will be lined and rehabilitated as well.

Bid specifications and plans were developed that included all railroad crossings and the Arlington Heights Road and Golf Road intersection. All of the locations were broken down into 12 separate unit prices to maximize available funding. On April 8th, three bids were opened and publically read aloud. The following table represents totals for all 12 tasks from the qualified bidders.

<u>BIDDER</u>	<u>TOTAL COST</u>
Sheridan Plumbing, Bedford Park, IL	\$1,992,786
Michels Corp., Brownsville, WI	\$2,249,226
Fer-Pal Construction, Elgin, IL	\$2,293,045

Staff and IMEG (our consulting engineer) analyzed the bid submittals and made contact with the low bidder to confirm a clear understanding of the specifications. Staff checked references on Sheridan Plumbing. References were favorable and IMEG and Staff believes Sheridan Plumbing has the ability to perform the work as specified satisfactorily, and therefore recommends award. Based on budget limitations, we are recommending that only 5 of the 12 locations be awarded, at a total cost of \$1,085,764.

Funds for these improvements are available in Account No. 505-9001-571.50-25 (WA9001).

RECOMMENDATION

It is recommended that the Village Board award a contract for 2020 Water & Sewer Improvements - Water Main Lining to the low responsible bidder, Sheridan Plumbing of Bedford Park, Illinois, in the amount of \$1,085,764 based upon unit prices for 5 of the 12 designed locations and authorize Staff to execute the necessary documents.



**Village Board
4/27/2020**

Item: Water System Improvements 2020 - Alternate 1 - Award

Department: Public Works

The approved 2020 Capital Improvement Program (CIP) includes \$4.5 million for the funding of Water System Improvements. This project is part of the Village's ongoing program to replace aging water mains throughout the Village. The Public Works Department evaluates and prioritizes water main replacement based on defect severity, occurrence interval of failures, service reliability, and other related parameters. The traditional part of this program includes the open execution and replacement of the water main.

Bids for the 2020 Water System Improvement Program were duly advertised and publicly opened on March 11, 2020. The bid document was split into three components: the Base Bid, Alternate #1, and Alternate #2. The Alternates included other sections of water main replacement throughout the Village. This was planned to leverage all available funds to construct the maximum amount of work. On April 6, 2020, the Village Board awarded the Base Bid with intention of awarding one or more Alternates at a later time.

Recent changes to some Capital Projects has made some water main replacement funds available. We are seeking approval for the water main replacement identified as Alternate No. 1, which would replace the water mains on Viator Court, Derbyshire Lane (between Oakton & Kennicott), and Kennicott (between George & Sigwalt).

Mauro Sewer was the lowest overall bidder, and lowest on all Alternates. Staff is recommending the contract with Mauro Sewer of Des Plaines, IL be increased to include Alternate #1 in order to leverage available funding, now that the water lining bids have been opened. The bidder has been determined to be responsible and the bid meets specifications. Funds for these improvements are available in Account No. 505-9001-571.50-25 (WA9001).

RECOMMENDATION

It is recommended that the Village Board approve Alternate #1 to the 2020 Water System Improvements to the lowest responsible bidder, Mauro Sewer of Des Plaines, Illinois, increasing their contract by an amount not-to-exceed \$699,954.10 and authorize the execution of the necessary documents.



**Village Board
4/27/2020**

Item: Cured In Place Sewer Lining 2020

Department: Public Works

The Public Works Department has participated in the Municipal Partnering Initiative (MPI) Program for Sewer Lining. The MPI is a working group of sixteen Chicagoland suburban municipalities which have been working together on group bids since the fall of 2010. Combining multiple municipal bids allows for lower pricing through greater quantities. The Village of Arlington Heights led a group of municipalities this year on a bid for "Cured in Place" (CIPP) Sewer Lining. Bids were duly advertised and publicly opened by the Village on behalf of the Municipal Partnering Initiative on April 15, 2020.

CIPP lining is a non-destructive method of rehabilitating older sewers. This process "sleeves" the inside of older clay sewers with a new epoxy fiberglass resin. This method of rehabilitation is normally applied to sewers with cracking or a history of cave-ins at locations where open excavation repair is either too expensive, inaccessible or both. In this case we have several rear yard sanitary sewers that have visible cracks and are inaccessible. This work also includes reinstating the service connections to each home. This program is part of a multi-year program to rehabilitate our aging sewer system.

This MPI bid was jointly collected for the Villages of Wheeling, Lincolnshire, Buffalo Grove, Rolling Meadows, Prospect Heights and Arlington Heights. The contract has set unit prices for 2020 and for FY 2021. This year's budgeted amount for Arlington Heights is \$400,000. The total bid price for all municipalities is listed below for the 2020 MPI contract.

Tabulation of Bids:

<u>BIDDER</u>	<u>TOTAL</u>
Hoerr Construction, Peoria, IL	\$1,253,883.50
Insituform Technologies, Chesterfield, MO	\$1,285,232.73
Visu-Sewer, Bridgeview, IL	\$1,314,449.75
Benchmark, Bartlett, IL	\$1,488,689.25

The Village has successfully worked with Hoerr Construction in the past for the CIP Sewer Lining Program, and staff recommends approval. The bidder has been determined to be responsible and the bid meets specifications.

Funds are available in Account No. 505-9001-571.50-25 (SW9001).

RECOMMENDATION

It is recommended that the Village Board accept the competitive bid from the low responsible bidder, Hoerr Construction of Peoria, Illinois, and approve the two-year contract for the 2020 CIP Sewer Lining Program, at bid unit prices, up to the budgeted amount, and authorize the execution of the necessary documents.



**Village Board
4/27/2020**

Item: Water Meter & Backflow Device Services - Contract Extensions

Department: Public Works

In March 2017, after a competitive bid process, the Village Board awarded a three-year contract to HBK Water Meter Services for our water meter service contract and to Taylor Plumbing for our backflow device service contract. These two services are typically bid together as numerous contractors can perform both services. The original contracts were awarded to these two firms based upon lowest responsible bids.

Public Works is requesting Village Board approval to extend the existing contracts for water meter and backflow device service contracts for one year each, which will be the first of three possible one-year extensions. This extension would begin on April 30, 2020 and conclude April 29, 2021.

HBK and Taylor Plumbing have requested to extend the contract for one year with an increase of 1.1 percent. The proposed increase is in accordance with the extension terms of the contract.

The water meter service contract is for the calibration and repair of Village owned water meters. This service ensures the accuracy of the water meters. It is the goal of Public Works to have all large commercial meters tested and calibrated every three years, with master meters tested every year.

The backflow device service contract covers the testing and repair of over 1,450 Village maintained backflow devices. This service ensures the protection of the water distribution system from potential cross connections and contamination.

While the total costs are dependent on the actual quantities used, Public Works expenditures will not exceed the total budgeted amount of \$365,000. The bidders have been determined to be responsible and the contract extension meets specifications.

Funds for these services are available in Account Numbers 505-7201-561-21.35 (Water and Sewer) and 505-7201-561-31.02 (Water and Sewer).

RECOMMENDATION

It is recommended that the Village Board award one-year contract extensions to both HBK Water Meter Services and Taylor Plumbing for the Water Meter and Backflow Device (Taylor) services. Both contract extensions would be with an increase of 1.1% to the unit prices from 2017, up to the budgeted amount, and authorize the execution of the necessary documents.



**Village Board
4/27/2020**

Item: Issuance of a Class A liquor license to Two Brothers & A Friend
dba La Zingara

Department: Village Manager's Office

The Village wishes to support business operations as much as possible during the current COVID19 situation. This week a new application was finalized and eligible for Village Board approval. It is important for the liquor applicant to be placed on the April 27 Board Agenda as the current liquor license expires on April 30.

On Thursday afternoon, April 22, Staff met with Patrice Aguirre, the new owner of La Zingara Trattoria who is seeking a full-service "Class "A" liquor license. The application was reviewed and Staff conducted a walk-thru of the establishment. The seating arrangement reflects the submitted floor plan. The owner is making cosmetic changes to the establishment. The Arlington Heights Police Department completed a background check on Mrs. Aguirre, who has 100% ownership interest in the business entity. No issues were noted.

Staff reported its findings to Mayor Hayes, who then conducted a phone interview with Mrs. Aguirre. They had a satisfactory liquor interview and Mayor Hayes is recommending approval and issuance of a liquor license to this establishment.

Liquor Classification: Class "A" license permits the retail sale, in restaurants only, of alcoholic liquor for consumption on the premises where sold and have a seating capacity at tables for a minimum of 25 persons for food service.

Establishment Liquor Hours: M-Th: 11:00 am-10:00 pm, Fri-Sun: 11:00 am-10:30 pm

Lease or Ownership: Leased thru 2022

Basset Certification: Yes; Address Violations: None Applicant Liquor Sales Related

Violations: None

This item is on the Consent Agenda; however, if a Trustee has questions for the applicant or Staff the item can be removed for discussion.

Staff Recommendation: That the Village Board approve the issuance of a Class "A" liquor license to Two Brothers & A Friend, Inc. dba La Zingara Trattoria located at 2300 E. Rand Road.



**Village Board
4/27/2020**

Item: Ordinance - Volume Cap Transfer - Assist Homeownership Program

Department: Planning/Legal

By State Statute, the Village of Arlington Heights must utilize, reserve, or cede its 2020 Home Rule Volume Cap by May 1, 2020, or the authority to allocate this bonding cap will revert to the State of Illinois. At this time, the Village has no uses for the 2020 Home Rule Volume Cap other than the opportunity described below and has no requests for purchase of our 2020 Home Rule Volume Cap.

The Village has the opportunity to participate in collaboration with other Illinois municipalities in offering the Assist Homeownership Program. Through the Assist Homeownership Program, income-eligible credit-worthy home buyer may receive assistance with their closing costs and down payments. They may also qualify for the Mortgage Credit Certificate (MCC) program through which program participants may receive a federal income tax credit for up to \$2,000 per year for the life of the mortgage thereby reducing the annualized cost of debt service by up to one third.

Only the ceding of the 2020 Home Rule Volume Cap is required for Village residents to participate in the Assist Program. There are no costs to the Village, and the program is administered by private home mortgage lenders.

RECOMMENDATION

It is recommended that An Ordinance Approving the Transfer of Volume Cap in Connection with Private Activity Bond Issues, and Related Matters, be approved.

ATTACHMENTS:

Description	Type
Volume Cap Transfer - Assist Homeowner Program	Ordinance
Assist Homeowner Program Flyer	Exhibits

**AN ORDINANCE APPROVING THE TRANSFER OF
VOLUME CAP IN CONNECTION WITH PRIVATE
ACTIVITY BOND ISSUES, AND RELATED MATTERS**

WHEREAS, the Village of Arlington Heights, Cook County, Illinois (the “Municipality”) is a municipality and a home rule unit of government under Section 6 of Article VII of the 1970 Constitution of the State of Illinois; and

WHEREAS, Section 146 of the Internal Revenue Code of 1986, as amended (the “Code”), provides that the Municipality has volume cap equal to \$105 per resident of the Municipality in calendar year 2020, which volume cap may be allocated to certain tax-exempt private activity bonds; and

WHEREAS, the Illinois Private Activity Bond Allocation Act, 30 Illinois Compiled Statutes, 345/1 et seq., as supplemented and amended (the “Act”), provides that a home rule unit of government may transfer its allocation of volume cap to any other home rule unit of government, the State of Illinois or any agency thereof or any non-home rule unit of government; and

WHEREAS, it is now deemed necessary and desirable by the Municipality to transfer its entire volume cap allocation for calendar year 2020 to the Town of Normal, McLean County, Illinois (the “Issuer”) to be applied toward the issuance of single family mortgage revenue bonds by the Issuer (the “Bonds”) or for such other purpose permitted by this Ordinance,

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT OF THE VILLAGE OF ARLINGTON HEIGHTS, LAKE AND COOK COUNTIES, ILLINOIS, AS FOLLOWS:

SECTION ONE: That, pursuant to Section 146 of the Code and the Act, the entire volume cap of the Municipality for calendar year 2020 is hereby transferred to the Issuer, which shall issue the Bonds using such transfer of volume cap, without any further action required on the part of the Municipality, and the adoption of this Ordinance shall be deemed to be an allocation of such volume cap to the issuance of the Bonds or other private activity bonds or mortgage credit certificates.

SECTION TWO: That the Municipality and the Issuer shall maintain a written record of this Ordinance in their respective records during the term that the Bonds or any other such bonds to which such volume cap is allocated remain outstanding.

SECTION THREE: That the President, the Village Clerk and all other proper officers, officials, agents and employees of the Municipality are hereby authorized, empowered and directed to do all such acts and things and to execute all such documents and certificates as may be necessary to further the purposes and intent of this Ordinance.

SECTION FOUR: That the provisions of this Ordinance are hereby declared to be separable, and if any section, phrase or provision of this Ordinance shall for any reason be

declared to be invalid, such declaration shall not affect the remainder of the sections, phrases and provisions of this Ordinance.

SECTION FIVE: That all ordinances, resolutions or orders, or parts thereof, in conflict herewith are, to the extent of such conflict, hereby superseded, and that this Ordinance shall be in full force and effect upon its adoption and approval.

AYES:

NAYS:

PASSED AND APPROVED this 27th day of April, 2020.

Village President

ATTEST:

Village Clerk



Utilizing a two-pronged approach to assist homebuyers, the program is sponsored by communities throughout the state to promote home ownership. The home buyer assistance feature of the Assist program provides families with funds to pay all or most of their closing costs and down payment, enabling families with good credit but little available capital to buy their home. The mortgage credit certificate (“MCC”) feature reduces the homebuyer’s ongoing cost of borrowing whenever market conditions result in uncompetitive interest rates for loans funded in the tax-exempt bond market.

Overview

- Communities join together through an Inter-governmental Cooperation Agreement
- Home rule communities may contribute private activity bond volume cap to support either a tax-exempt bond issuance or the MCC feature
- Non-home rule communities apply for volume cap from the State
- No financial contribution or commitment required from any participant
- Any Illinois municipality can participate

Loan Funding

- Loans are funded with proceeds of tax-exempt bonds or through the direct sale of taxable mortgage-backed securities based on the sale method providing the lowest interest rate
- The bonds and securities are sold at a premium, a price greater than their face amount, which provides funding for the home buyer assistance
- Proceeds are used to make the home loans and fund the assistance
- The bonds and securities are not a debt of the municipalities or paid from any participating community’s funds, and are secured only with loans on the homes purchased

Loan Description

- 30 year fixed rate loans
- FHA/VA/RDA (640 minimum credit score) and Conventional (660 minimum credit score) loans are available
- Assist pays 3% to 7% cash grant to qualifying home buyers to fund closing costs and down payment assistance.

Qualifying Homebuyers

- Will occupy the home as their residence
- Meet income and purchase price guidelines

Mortgage Credit Certificates

- MCC's are a federally authorized program created as an alternative to tax-exempt housing bonds to reduce effective interest costs for qualifying homebuyers
- MCC's allow the homebuyer to qualify for a federal income tax credit equal to a percentage of the interest paid on their home loan each year
- MCC holders still qualify for a regular deduction of the remaining interest paid on their home loan

	Without MCC	With MCC
Mortgage Amount	\$100,000	\$100,000
Mortgage Interest Rate	4.50%	4.50%
Monthly Mortgage Payment (first year interest = \$4,467.00)	\$506.69	\$506.69
MCC Rate	N/A	35%
Monthly Credit Amount (First Year Average) (35% of \$4,467.00 is first year credit)	N/A	\$130.29
"Effective" Monthly Mortgage Payment	\$506.69	\$376.40

Assist Advantages

- Provides additional home ownership opportunities in each community
- Home ownership provides added stability in a community
- Serves the large segment of potential home buyers who qualify for loans but lack funds for a down payment and closing costs
- Strategic alliance with lenders throughout the state
- Customized marketing in each municipality
- No out-of-pocket expense to any community to participate





INCOME AND PURCHASE PRICE LIMITS

COUNTY NAME	INCOME LIMITS				PURCHASE PRICE LIMITS	
	Targeted 1 or 2 People	Non-Targeted 3 or More People	Targeted 1 or 2 People	Non-Targeted 3 or More People	Targeted	Non-Targeted
BOONE	NA	NA	\$81,800	\$94,070	NA	\$305,330
COOK	\$106,920	\$124,740	\$89,100	\$102,465	\$404,806	\$331,205
CHAMPAIGN	\$98,160	\$114,520	\$81,800	\$94,070	\$346,315	\$283,348
DEKALB	\$93,480	\$109,060	\$78,058	\$89,759	\$404,806	\$331,205
DUPAGE	NA	NA	\$89,100	\$102,465	NA	\$331,205
KANE	\$106,920	\$124,740	\$89,100	\$102,465	\$404,806	\$331,205
KENDALL	NA	NA	\$103,400	\$124,080	NA	\$338,823
LAKE	\$106,920	\$124,740	\$89,100	\$102,465	\$404,806	\$331,205
MADISON	\$98,160	\$114,520	\$81,800	\$94,070	\$346,315	\$283,348
McLEAN	\$105,960	\$123,620	\$88,300	\$101,545	\$346,315	\$283,348
ST. CLAIR	\$98,160	\$114,520	\$81,800	\$94,070	\$346,315	\$283,348
SANGAMON	\$98,160	\$114,520	\$81,800	\$94,070	\$346,315	\$283,348
WILL	\$106,920	\$124,740	\$89,100	\$102,465	\$404,806	\$331,205
WINNEBAGO	\$98,160	\$114,520	\$81,800	\$94,070	\$373,181	\$305,330
OTHER PROGRAM AREAS	\$98,160	\$114,520	\$81,800	\$94,070	\$346,315	\$283,348



Village of Plainfield



PARTICIPATING COMMUNITIES

City of Aurora
Village of Bartonville
City of Belleville
City of Belvidere
Village of Bridgeview
City of Champaign
City of Charleston
City of Collinsville
City of Crest Hill
Village of Creve Coeur
City of Decatur
City of East Moline
City of East Peoria
City of Edwardsville
Village of Godfrey
City of Joliet

Village of Justice
City of LaSalle
City of Lockport
City of Loves Park
Village of Machesney Park
Village of Marquette Heights
City of Mattoon
Village of Mendota
Village of Minooka
Village of Montgomery
City of Naperville
Town of Normal
City of Pekin
City of Peoria
Village of Peoria Heights
City of Peru

City of Princeton
City of Rochelle
City of Rockford
Village of Rockton
Village of Romeoville
City of Schaumburg
Village of Shorewood
City of South Beloit
City of Springfield
City of Urbana
City of Washington
City of Wood River
Village of Yorkville

County of Boone
County of Champaign
County of Coles
County of Cook
County of DeKalb
County of Kankakee
County of Kendall
County of Lake
County of Macon
County of Madison
County of McLean
County of Ogle
County of Peoria
County of Rock Island
County of Tazewell
County of Winnebago



**Village Board
4/27/2020**

Item: Resolution - License Agreement for Outdoor Eating Area -
Javier's Sabor Mexicano Restaurant, 8 W Miner St

Department: Planning/Legal

Javier's Sabor Mexicano, located at 8 W. Miner Street, has submitted an application for outdoor dining on the public sidewalk along Miner Street. The Village Code permits the use of public sidewalks for outdoor eating cafes subject to certain criteria, including the entering into a License Agreement with the Village for the use of the public property. Javier's previous license to utilize the sidewalk for outdoor dining expired in fall of 2019, and the business desires to enter into a new 5-year agreement to continue using the public sidewalk. In the event that alcoholic beverages are to be served on the public sidewalk, the Village's process requires review at a Committee-of-the-Whole meeting and subsequent approval by the Village Board. Since Javier's has previously appeared before the Committee-of-the-Whole for service of liquor in their outdoor dining area, and no changes are proposed to the scope of the previously approved outdoor dining area, all that is required is an appearance before the Village Board for approval of the new license agreement. Javier's has executed the new 5-year License Agreement.

Javier's proposal for use of the public sidewalk is consistent with the Village's requirements for an outdoor dining area. Javier's is proposing a fence with planters along Miner Street to delineate their outdoor eating area.

RECOMMENDATION

It is recommended that a Resolution Approving a License Agreement for an outdoor eating area at Javier's Sabor Mexicano Restaurant, located at 8 W Miner Street, be approved.

ATTACHMENTS:

Description

License Agreement - Javier's

Type

Resolution

**A RESOLUTION APPROVING A
LICENSE AGREEMENT WITH
JAVIER'S SABOR MEXICANO RESTAURANT**

BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF ARLINGTON HEIGHTS:

SECTION ONE: That a License Agreement by and between the Village of Arlington Heights and Javier Villarreal, to allow Javier's Sabor Mexicano Restaurant, located at 8 W Miner Street, to utilize the public sidewalk directly in front of the restaurant seasonally as an outdoor eating area through October 31, 2024, a true and correct copy of which is attached hereto, is approved.

SECTION TWO: The Village President and Village Clerk are hereby authorized and directed to execute the License Agreement on behalf of the Village of Arlington Heights.

SECTION THREE: This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

AYES:

NAYS:

PASSED AND APPROVED this 27th day of April, 2020.

Village President

ATTEST:

Village Clerk

LICENSE AGREEMENT

THIS LICENSE AGREEMENT ("Agreement") entered into between the Village of Arlington Heights, a municipal corporation of the County of Cook, State of Illinois ("Village") and Javier Villarreal, ("Licensee"); and

WHEREAS, the Village is the owner of right-of-way ("Site"), located directly in front of 8 W. Miner Street in the Village of Arlington Heights; and

WHEREAS, Licensee is the owner of Javier's, a restaurant located at 8 W. Miner Street in the Village of Arlington Heights; and

WHEREAS, the Licensee's restaurant is located directly adjacent to the Site; and

WHEREAS, Licensee has requested permission from the Village to use the Site solely for the purposes described herein,

NOW THEREFORE, in consideration of ten dollars and other good and valuable consideration, the receipt and sufficiency of which is acknowledged, and the mutual covenants contained herein, the Parties agree as follows:

1. The Village grants the Licensee a license to use the Site for an outdoor eating area, as set forth on Exhibit A, which is attached and made a part of this Agreement. The Licensee understands and agrees that the Site is on public-right-of-way and, as such, may be utilized by individuals not utilizing the Licensee's facility.

2. Recognizing that the use of the Site is seasonal, the term of this Agreement shall be for the period commencing on the date set forth above and terminating October 31, 2024, with the understanding that in each year of this Agreement the outdoor eating area shall not begin until April 1 of that year. While this is a three year agreement, the ability to have an outdoor eating area in each of the years is dependent upon Licensee's receipt of an annual permit from the Village and providing valid proof of insurance.

Each year, as part of the permit review process, the Village, in its sole discretion, will determine upon receipt and review of appropriate documentation and prior history whether a subsequent permit will be granted. If the Village determines that a permit will not be granted for another year, it will notify the Licensee in writing of the termination of this License Agreement.

3. The Licensee will obtain any required permits and licenses and pay all required fees.

4. The Licensee acknowledges that it has physically inspected the Site completely and thoroughly and accepts possession in an "as-is, where-is" condition.

5. The Licensee agrees to keep the Site in a safe, clean, and hazard-free condition throughout its possession. It is expressly understood that the Licensee will be placing planters, tables and chairs on the Site and that these will not be attached in any way to the Site. During hours when the Licensee is not open for business, the Site shall be kept in an aesthetic orderly manner and the tables and chairs shall not be stacked.

The Licensee further understands that the Village assumes no responsibility whatsoever for any injury or damage that may occur in any way from any of the items or furnishings the Licensee places on the Site, regardless of whether the damage or injury occurs on the Site or elsewhere.

6. The Licensee agrees that the Village shall have no liability whatsoever with respect to the Site throughout the term of this Agreement. Licensee shall be responsible for all loss or damage to the Site and to any persons or property therein, regardless of cause, excluding any loss or damage arising out of the negligence or willful misconduct of the Village and its agents and employees.

7. The Licensee will and does hereby agree to defend, indemnify, save and hold harmless the Village of and from all claims, loss damage, injury, causes and actions, suits of whatever nature for personal injury, including death resulting therefrom, and property damage arising out of, resulting from, or in connection with the use or operation, including without limitation, making of improvements, if any, of the Site, or any acts in connection with such use or operation, whether by the Licensee, or a contractor, if any contracting with Licensee, or any invitee, guest, workman, agent or employee of the Licensee. The Licensee further agrees to defend, indemnify, save and hold harmless the Village of and from all claims, loss damage, injury, causes and actions, suits of whatever nature that may occur in any way from any of the furnishings the Licensee places on the Site, regardless of whether the damage or injury occurs on the Site or elsewhere.

8. A default shall occur if the Licensee fails to pay any sum of money (whether the license fee or any other amount due to the Village) when due, if the Licensee's liquor license is revoked by the Village, or if the Licensee fails to comply with any other provision of this Agreement or the Village Code and such failure continues for 30 days after the date of written notice from the Village to the Licensee specifying the nature of the default.

Upon or after any default, this Agreement is terminated without any further notice. The Licensee may re-enter the Site and remove all property from the Site at the Licensee's sole expense.

9. Upon the expiration of the Term or the early termination of this Agreement for any reason, the Village may, in addition to any other rights granted herein,

re-enter the Site and remove all property from the Site, storing such property at the Licensee's sole expense.

10. The Licensee agrees that it will, at its expense, obtain insurance to cover its liability hereunder, with the following minimum amounts:

Commercial General Liability:

Bodily Injury and Property Damage	\$1,000,000 per occurrence
Combined	\$2,000,000 aggregate

Personal Injury Liability	BFGL aggregate
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Worker's Compensation	Statutory (\$100,000)
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Employer's Liability	\$500,000
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Umbrella Excess Liability:

Special coverage shall be \$1,000,000 over primary insurance

All underlying coverage needs to be included in the Umbrella or Excess Liability policy. Any exclusions or exceptions must be noted on the certificate of insurance.

The Licensee agrees that it will name the Village as Additional Insured in the general liability policies of insurance required herein (which may include a combination of underlying and umbrella coverage) with respect to the Site and the use, operation, and possession thereof and that it will provide to the Village the appropriate insurance policy endorsement evidencing compliance.

12. The Licensee agrees to use and operate the Site in complete compliance with all local codes, ordinances, and governmental rules and regulations. The Licensee specifically understands that all outdoor activity on the Site must be concluded no later than 11:00 p.m. The Licensee further understands that it is the responsibility of the Licensee to ensure that no one leaves the Site with any alcoholic beverages. The Licensee also agrees to take any action necessary should the Village notify the Licensee of complaints of excessive noise emanating from the Licensee's use of the Site.

13. The Village, at all times during the Term, shall have the right to enter the Site at any reasonable time to inspect the Site.

14. The Village shall not, by reason of this Agreement or any of its provisions, in any way become the landlord of the Licensee, or in any way become a partner of or joint venture with the Licensee in the conduct of its business.

15. The Licensee acknowledges that this Agreement is not a lease and that it has no rights under the Illinois Forcible Entry and Detainer Law.

16. This Agreement shall be construed in accordance with the laws of the State of Illinois.

17. All notices required under this Agreement shall be deemed sufficiently given or served if delivered personally or if sent by receipted delivery to:

Village of Arlington Heights
Village Manager
33 S. Arlington Heights Road
Arlington Heights, IL 60005

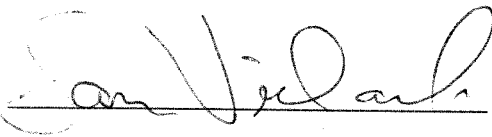
Javier's Sabor Mexicano
Javier Villarreal
8 W. Miner Street
Arlington Heights, IL 60005

19. If any term, covenant, or provision of this Agreement or the application thereof to any person or circumstance shall, to any extent, be invalid or unenforceable, the remainder of this Agreement or the application of such term, covenant, or provision to persons or circumstances other than those to which it is held invalid or unenforceable shall not be affected, and each term, covenant, and condition of this Agreement shall be valid and enforceable to the fullest extent permitted by law.

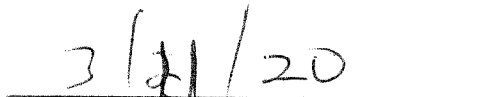
IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed by their duly authorized officers this _____ day of _____, 2020.

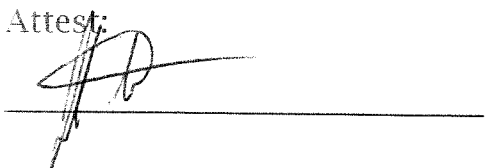
Javier's

Village of Arlington Heights




Title


Date

Attest:


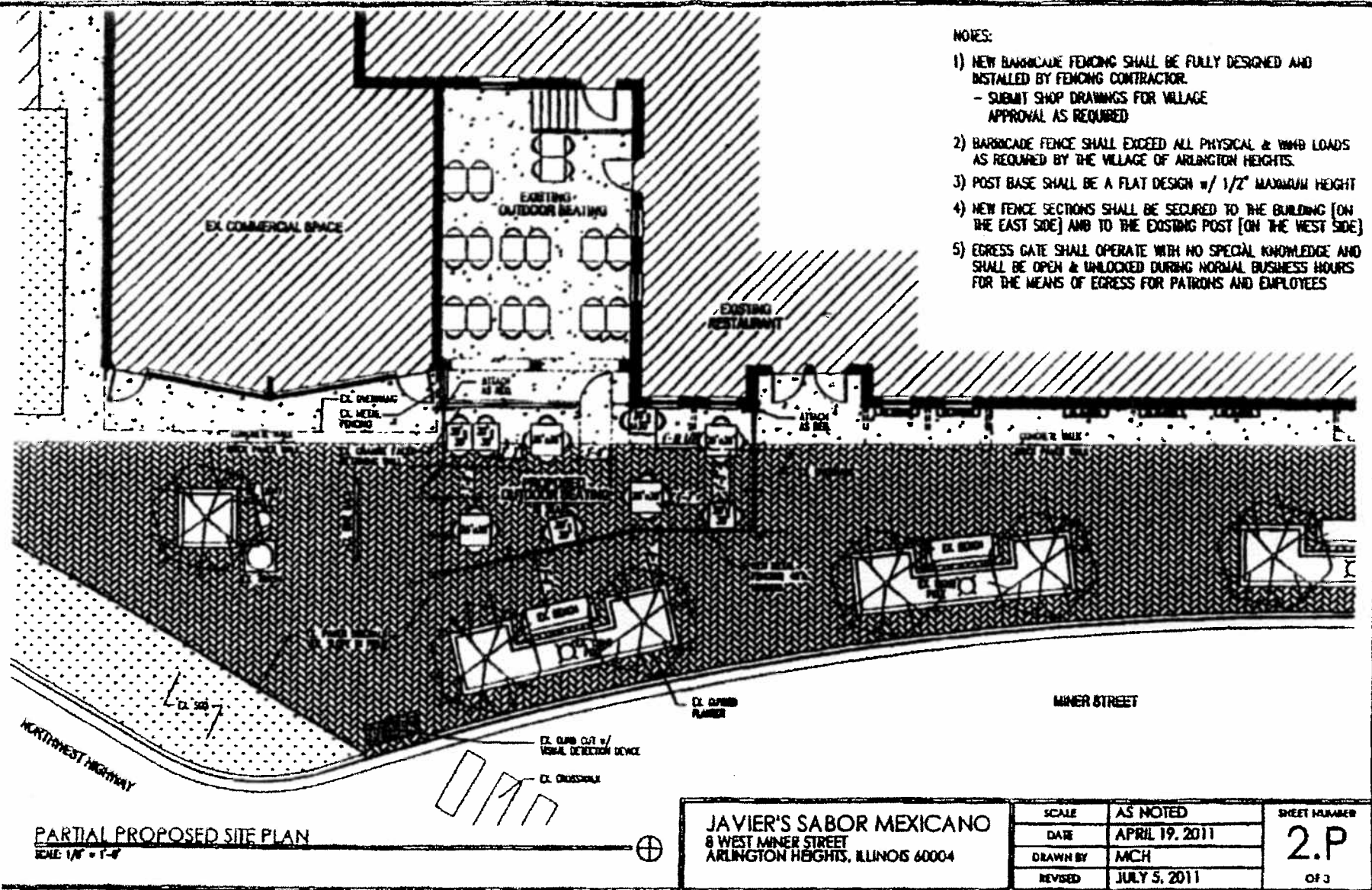
Title

Date

Attest:

NOTES:

- 1) NEW BARRICADE FENCING SHALL BE FULLY DESIGNED AND INSTALLED BY FENCING CONTRACTOR.
- SUBMIT SHOP DRAWINGS FOR VILLAGE APPROVAL AS REQUIRED
- 2) BARRICADE FENCE SHALL EXCEED ALL PHYSICAL & WIND LOADS AS REQUIRED BY THE VILLAGE OF ARLINGTON HEIGHTS.
- 3) POST BASE SHALL BE A FLAT DESIGN w/ 1/2" MAXIMUM HEIGHT
- 4) NEW FENCE SECTIONS SHALL BE SECURED TO THE BUILDING (ON THE EAST SIDE) AND TO THE EXISTING POST (ON THE WEST SIDE)
- 5) EGRESS GATE SHALL OPERATE WITH NO SPECIAL KNOWLEDGE AND SHALL BE OPEN & UNLOCKED DURING NORMAL BUSINESS HOURS FOR THE MEANS OF EGRESS FOR PATRONS AND EMPLOYEES





**Village Board
4/27/2020**

Item: Resolution - License Agreement for Outdoor Eating Area - La Tasca Tapas Restaurant, 25 W Davis St

Department: Planning/Legal

La Tasca Tapas Restaurant, located at 25 W. Davis Street, has submitted an application for outdoor dining on the public sidewalk along Vail Avenue and Davis Street. The Village Code permits the use of public sidewalks for outdoor eating cafes subject to certain criteria, including the entering into a License Agreement with the Village for the use of the public property. La Tasca's previous license to utilize the sidewalk for outdoor dining expired in fall of 2019, and the business desires to enter into a new 5-year agreement to continue using the public sidewalk. In the event that alcoholic beverages are to be served on the public sidewalk, the Village's process requires review at a Committee-of-the-Whole meeting and subsequent approval by the Village Board. Since La Tasca has previously appeared before the Committee-of-the-Whole for service of liquor in their outdoor dining area, and no changes are proposed to the scope of the previously approved outdoor dining area, all that is required is an appearance before the Village Board for approval of the new license agreement. La Tasca has executed the new 5-year License Agreement.

La Tasca's proposal for use of the public sidewalk is consistent with the Village's requirements for an outdoor dining area. La Tasca is proposing planters along Vail Avenue and Davis Street to delineate their outdoor eating area.

RECOMMENDATION

It is recommended that a Resolution Approving a License Agreement for an outdoor eating area at La Tasca Tapas Restaurant, located at 25 W Davis Street be approved.

ATTACHMENTS:

Description

License Agreement - LaTasca

Type

Resolution

**A RESOLUTION APPROVING A
LICENSE AGREEMENT WITH
LA TASCA TAPAS RESTAURANT**

BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF ARLINGTON HEIGHTS:

SECTION ONE: That a License Agreement by and between the Village of Arlington Heights and Danny Barbarigos, to allow La Tasca Tapas Restaurant, located at 25 W Davis St, to utilize the public sidewalk directly in front of the restaurant seasonally as an outdoor eating area through October 31, 2024, a true and correct copy of which is attached hereto, is approved.

SECTION TWO: The Village President and Village Clerk are hereby authorized and directed to execute the License Agreement on behalf of the Village of Arlington Heights.

SECTION THREE: This Resolution shall be in full force and effect from and after its passage and approval in the manner provided by law.

AYES:

NAYS:

PASSED AND APPROVED this 27th day of April, 2020.

Village President

ATTEST:

Village Clerk

LICENSE AGREEMENT

THIS LICENSE AGREEMENT ("Agreement") entered into between the Village of Arlington Heights, a municipal corporation of the County of Cook, State of Illinois ("Village") and Danny Barbarigos, ("Licensee"); and

WHEREAS, the Village is the owner of right-of-way ("Site"), located directly adjacent to 25 W. Davis Street in the Village of Arlington Heights; and

WHEREAS, Licensee is the owner of La Tasca Tapas Restaurant, a restaurant located at 25 W. Davis Street, in the Village of Arlington Heights; and

WHEREAS, the Licensee's restaurant is located directly adjacent to the Site; and

WHEREAS, Licensee has requested permission from the Village to use the Site solely for the purposes described herein,

NOW THEREFORE, in consideration of ten dollars and other good and valuable consideration, the receipt and sufficiency of which is acknowledged, and the mutual covenants contained herein, the Parties agree as follows:

1. The Village grants the Licensee a license to use the Site for an outdoor eating area, as set forth on Exhibit A, which is attached and made a part of this Agreement. The Licensee understands and agrees that the Site is on public-right-of-way and, as such, may be utilized by individuals not utilizing the Licensee's facility.
2. Recognizing that the use of the Site is seasonal, the term of this Agreement shall be for the period commencing on the date set forth above and terminating October 31, 2024, with the understanding that in each year of this Agreement the outdoor eating area shall not begin until April 1 of that year. While this is a three year agreement, the ability to have an outdoor eating area in each of the years is dependent upon Licensee's receipt of an annual permit from the Village and providing valid proof of insurance.

Each year, as part of the permit review process, the Village, in its sole discretion, will determine upon receipt and review of appropriate documentation and prior history whether a subsequent permit will be granted. If the Village determines that a permit will not be granted for another year, it will notify the Licensee in writing of the termination of this License Agreement.

3. The Licensee will obtain any required permits and licenses and pay all required fees.

4. The Licensee acknowledges that it has physically inspected the Site completely and thoroughly and accepts possession in an "as-is, where-is" condition.

5. The Licensee agrees to keep the Site in a safe, clean, and hazard-free condition throughout its possession. It is expressly understood that the Licensee will be placing planters, tables and chairs on the Site and that these will not be attached in any way to the Site. During hours when the Licensee is not open for business, the Site shall be kept in an aesthetic orderly manner and the tables and chairs shall not be stacked.

The Licensee further understands that the Village assumes no responsibility whatsoever for any injury or damage that may occur in any way from any of the items or furnishings the Licensee places on the Site, regardless of whether the damage or injury occurs on the Site or elsewhere.

6. The Licensee agrees that the Village shall have no liability whatsoever with respect to the Site throughout the term of this Agreement. Licensee shall be responsible for all loss or damage to the Site and to any persons or property therein, regardless of cause, excluding any loss or damage arising out of the negligence or willful misconduct of the Village and its agents and employees.

7. The Licensee will and does hereby agree to defend, indemnify, save and hold harmless the Village of and from all claims, loss damage, injury, causes and actions, suits of whatever nature for personal injury, including death resulting therefrom, and property damage arising out of, resulting from, or in connection with the use or operation, including without limitation, making of improvements, if any, of the Site, or any acts in connection with such use or operation, whether by the Licensee, or a contractor, if any contracting with Licensee, or any invitee, guest, workman, agent or employee of the Licensee. The Licensee further agrees to defend, indemnify, save and hold harmless the Village of and from all claims, loss damage, injury, causes and actions, suits of whatever nature that may occur in any way from any of the furnishings the Licensee places on the Site, regardless of whether the damage or injury occurs on the Site or elsewhere.

8. A default shall occur if the Licensee fails to pay any sum of money (whether the license fee or any other amount due to the Village) when due, if the Licensee's liquor license is revoked by the Village, or if the Licensee fails to comply with any other provision of this Agreement or the Village Code and such failure continues for 30 days after the date of written notice from the Village to the Licensee specifying the nature of the default.

Upon or after any default, this Agreement is terminated without any further notice. The Licensee may re-enter the Site and remove all property from the Site at the Licensee's sole expense.

9. Upon the expiration of the Term or the early termination of this Agreement for any reason, the Village may, in addition to any other rights granted herein,

re-enter the Site and remove all property from the Site, storing such property at the Licensee's sole expense.

10. The Licensee agrees that it will, at its expense, obtain insurance to cover its liability hereunder, with the following minimum amounts:

Commercial General Liability:

Bodily Injury and Property Damage	\$1,000,000 per occurrence
Combined	\$2,000,000 aggregate

Personal Injury Liability	BFGL aggregate
---------------------------	----------------

Worker's Compensation	Statutory (\$100,000)
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Employer's Liability	\$500,000
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Umbrella Excess Liability:

Special coverage shall be \$1,000,000 over primary insurance

All underlying coverage needs to be included in the Umbrella or Excess Liability policy. Any exclusions or exceptions must be noted on the certificate of insurance.

The Licensee agrees that it will name the Village as Additional Insured in the general liability policies of insurance required herein (which may include a combination of underlying and umbrella coverage) with respect to the Site and the use, operation, and possession thereof and that it will provide to the Village the appropriate insurance policy endorsement evidencing compliance.

12. The Licensee agrees to use and operate the Site in complete compliance with all local codes, ordinances, and governmental rules and regulations. The Licensee specifically understands that all outdoor activity on the Site must be concluded no later than 11:00 p.m. The Licensee further understands that it is the responsibility of the Licensee to ensure that no one leaves the Site with any alcoholic beverages. The Licensee also agrees to take any action necessary should the Village notify the Licensee of complaints of excessive noise emanating from the Licensee's use of the Site.

13. The Village, at all times during the Term, shall have the right to enter the Site at any reasonable time to inspect the Site.

14. The Village shall not, by reason of this Agreement or any of its provisions, in any way become the landlord of the Licensee, or in any way become a partner of or joint venture with the Licensee in the conduct of its business.

15. The Licensee acknowledges that this Agreement is not a lease and that it has no rights under the Illinois Forcible Entry and Detainer Law.

16. This Agreement shall be construed in accordance with the laws of the State of Illinois.

17. All notices required under this Agreement shall be deemed sufficiently given or served if delivered personally or if sent by receipted delivery to:

Village of Arlington Heights
Village Manager
33 S. Arlington Heights Road
Arlington Heights, IL 60005

La Tasca Tapas Restaurant
Danny Barbarigos
25 W. Davis Street
Arlington Heights, IL 60005

19. If any term, covenant, or provision of this Agreement or the application thereof to any person or circumstance shall, to any extent, be invalid or unenforceable, the remainder of this Agreement or the application of such term, covenant, or provision to persons or circumstances other than those to which it is held invalid or unenforceable shall not be affected, and each term, covenant, and condition of this Agreement shall be valid and enforceable to the fullest extent permitted by law.

IN WITNESS WHEREOF, the parties hereto have caused this Agreement to be executed by their duly authorized officers this _____ day of _____, 2020.

La Tasca Tapas Restaurant

Village of Arlington Heights

Danny Barbarigos.

Sec / mgmt.
Title

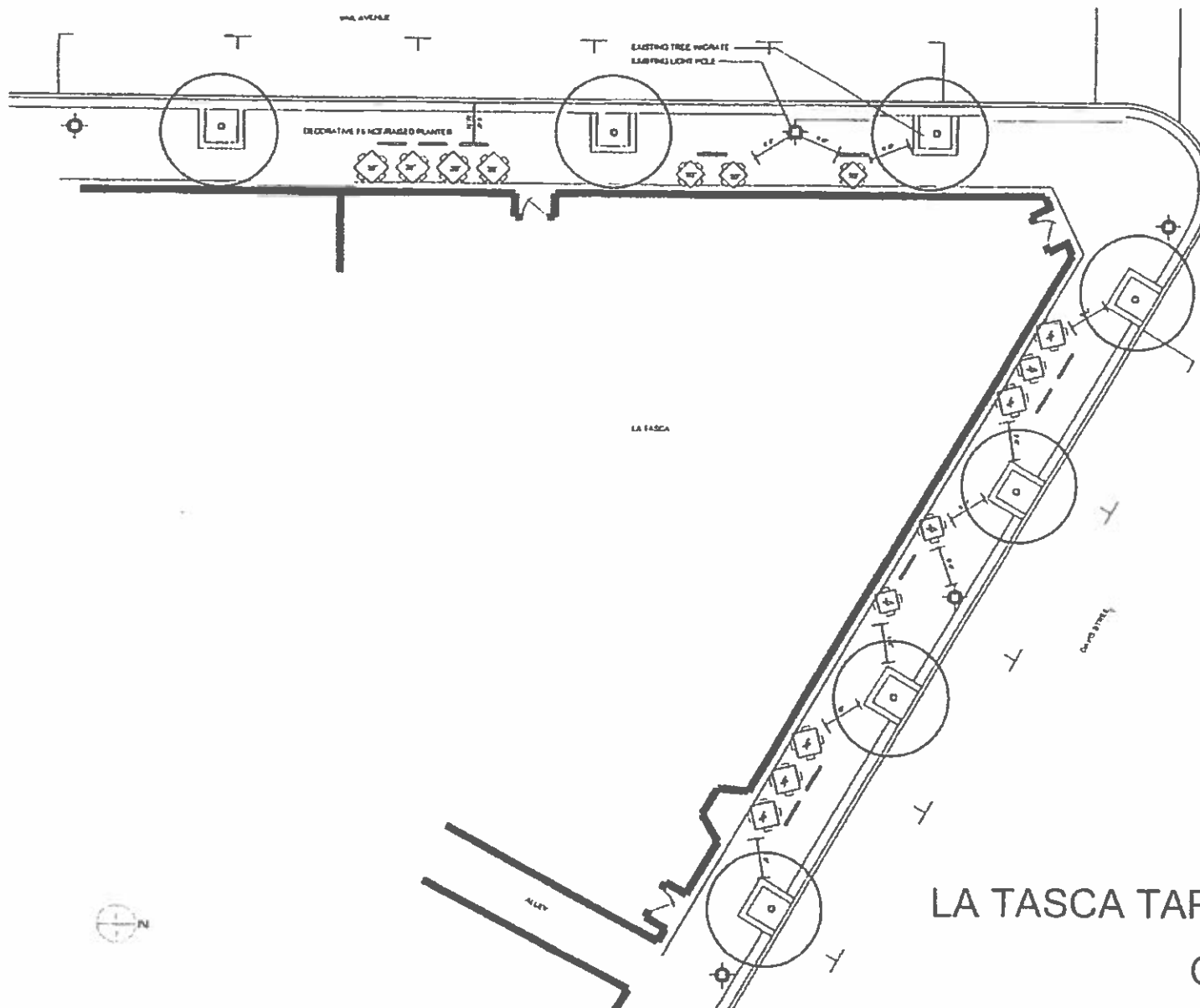
Title

4-8-2020
Date

Date

Attest: [Signature]

Attest: _____



LA TASCA TAPAS RESTAURANT
OUTDOOR DINING



Village Board
4/27/2020

Item: Boards & Commissions Reappointments

Department: Village Manager's Office

Boards and Commissions Reappointments

ATTACHMENTS:

Description	Type
Boards and Commissions Reappointments Agreement	

Board and Commissions Reappointments

April 27, 2020

<u>Board/Commission</u>	<u>Member Reappointment</u>	<u>Term ending</u>
Plan Commission	Jay Cherwin	4/30/23
Plan Commission	Joseph Lorenzini	4/30/23
Board of Health	Sean Barnett MD	4/30/23
Board of Health	Jerome Meservey MD	4/30/23
Fire and Police Commission	Luis Ramirez-Alonso	4/30/23
Design Commission	Jonathan Kubow	4/30/23
Design Commission	Scott Seyer	4/30/23
Building Code of Review	Carl Baldassara	4/30/23
Building Code of Review	John Carrato	4/30/23
Environmental Commission	Dennis O'Brien	4/30/23
Environmental Commission	Paul Balga	4/30/23
Environmental Commission	Theresa Jordan	4/30/23
Environmental Commission	Troy Malik	4/30/23
Environmental Commission	Steven Sawyer	4/30/23
Housing Commission	Alex Hageli	4/30/23
Housing Commission	Zach Creer	4/30/23
Housing Commission	Kenneth Kiefer	4/30/23
Housing Commission	Andrew Tripp	4/30/23
Arlington Economic Alliance	Scott Whisler	4/30/23
Arlington Economic Alliance	Joyce Barabicho	4/30/23
Arlington Economic Alliance	Rich Casey	4/30/23
Arlington Economic Alliance	Rex Paisley	4/30/23
Arlington Economic Alliance	Brian Roginski	4/30/23
Senior Citizens Commission	Frederick Feldman	4/30/23
Senior Citizens Commission	Sharon Adams	4/30/23
Senior Citizens Commission	George Motto	4/30/23
Senior Citizens Commission	Tem Williams	4/30/23
Youth Commission - Police	Taryn Gombar	4/30/23
Youth Commission	Grace Baldino	4/30/21
Youth Commission	Kendall Fahnoe	4/30/21
Youth Commission	Alya Patel	4/30/21
Youth Commission	Connor Neill	4/30/21
Citizens with Disabilities	Roxanne Calibraro	4/30/23
Citizens with Disabilities	Michelle Ramsey	4/30/23
Bicycle and Pedestrian Committee	Juergen Jaffa	4/30/23
Bicycle and Pedestrian Committee	David Easley	4/30/23
Bicycle and Pedestrian Committee	Charlotte Obodzinski	4/30/23

Special Events Committee	Laurie Mitchell	4/30/24
Special Events Committee	Nancy Forch	4/30/24
Arts Commission	Toni Higgins-Thrash	4/30/23
Firefighters Pension	Tom Kuehne	4/30/23
Police Pension	Harry Malone	4/30/22
Zoning Board of Appeals	Tom Drake	4/30/25

Reappointments Committee Chairman

Board of Local Improvements	John Kazanow	4/30/21
Board of Health	Karen VanLandeghem	4/30/21
Design Commission	John Fitzgerald	4/30/21
Building Code of Review Board	Richard Bondarowicz	4/30/21
Environmental Commission	Dennis O'Brien	4/30/21
Senior Citizen's Commission	Fredrick Feldman	4/30/21
Youth Commission	Matt Healy	4/30/21
Special Events Commission	Laurie Mitchell	4/30/21

New Committee Chairman Appointments

Housing Commission	Andrew Tripp	4/30/21
Zoning Board of Appeals	Peter Siavelis	4/30/21
Bicycle & Pedestrian Advisory Committee	Charlotte Obodzinski	4/30/21
Commission for Citizens with Disabilities	Michele Ramsey	4/30/21



**Village Board
4/27/2020**

Item: 710 N. Dunton Ave. Lot Consolidation - PC#19-014

Department: Planning & Community Development

Requested Action:

1. Preliminary and Final Plat of Subdivision to consolidate three existing lots into one lot.

Variations Required:

1. None Required.

Recommendation:

A public hearing was held by the Plan Commission on February 26, 2020 where Commissioner Green moved and Commissioner Cherwin seconded:

A motion to recommend to the Village Board of Trustees, approval of PC#19-014, a Preliminary and Final Plat of Subdivision to consolidate three existing lots into one lot.

This recommendation shall be subject to the following conditions:

1. A Design Commission application shall be required for any new home proposed on the subject property.
2. A \$2,392 fee in lieu of onsite detention shall be required.
3. Land dedication fees shall be required as applicable per Chapter 29 of the Municipal Code.
4. The petitioner shall comply with all Federal, State, and Village Codes, Regulations, and Policies.

Roll Call Vote: Commissioners Jensen, Lorenzini, Sigalos, Warskow, Green, Cherwin, and Chair Ennes voted in favor. Motion carried.

ATTACHMENTS:

Description	Type
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Staff Report	Report
PC Minutes 2/26/20 - DRAFT	Minutes
Aerial	Exhibits
Project Narrative	Exhibits
Plat of Survey	Exhibits
Engineering Plans	Exhibits
Final Plat	Exhibits
Average Setback Exhibit	Exhibits
Dept. Comments - Round 1	Exhibits
Dept. Comments - Round 1 Petitioner Response	Exhibits
Dept. Comments - Round 2	Exhibits
PC Timeline Tracker	Correspondence



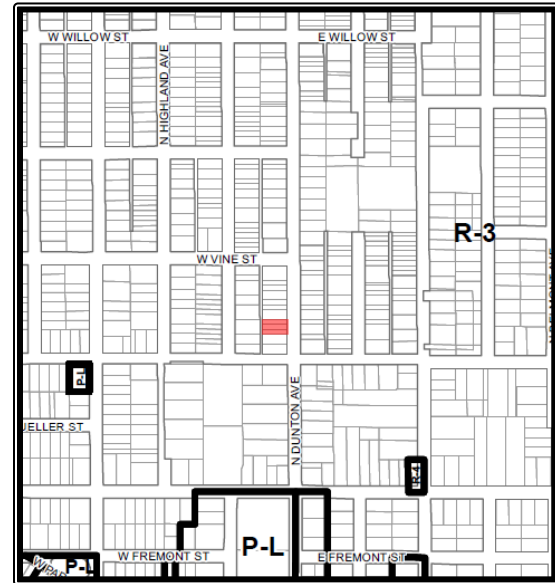
VILLAGE OF ARLINGTON HEIGHTS **STAFF DEVELOPMENT** **COMMITTEE REPORT**

Project File Number: PC 19-014
Project Title: 710 N. Dunton Subdivision
Address: 710 N. Dunton Avenue
PIN: 03-29-115-019

To: Plan Commission
Prepared By: Sam Hubbard, Development Planner
Meeting Date: February 26, 2020
Date Prepared: February 21, 2020

Petitioner: Cathleen F. Degilio
Address: 1000 George St.
 Barrington, IL 60010

Existing Zoning: R-3: One-Family Dwelling District
Comprehensive Plan: Single-Family Detached



SURROUNDING LAND USES

Direction	Existing Zoning	Existing Use	Comprehensive Plan
North	R-3: One-Family Dwelling District	Single-Family home	Single-Family Detached
South	R-3: One-Family Dwelling District	Single-Family home	Single-Family Detached
East	R-3: One-Family Dwelling District	Single-Family homes	Single-Family Detached
West	R-3: One-Family Dwelling District	Single-Family homes	Single-Family Detached

Requested Action:

1. Preliminary and Final Plat of Subdivision to consolidate three existing lots into one lot.

Variations Required:

1. None Required.

Project Background:

The subject property is approximately 75' wide by 125' deep and is 9,392 square feet in size. The lot is currently vacant and was formerly the southern portion of a larger 175' wide lot that contains a house built in 1883. That larger property was sold off to two separate owners during an estate sale in 2018, and the owner of this portion would like to construct a home on the property. The site is made up of three existing platted lots, each 25' by 125', which lots were platted in 1874. These three lots would be consolidated into one lot for development with a single-family home.

The subject property is served by an existing 14-foot wide alley at the rear, which provides rear access to detached garages at the back of the properties on the block. Access to the proposed lot would come from the rear alley.

Zoning and Comprehensive Plan

The subject property is zoned R-3, One Family Dwelling District, and the proposed single-family residential use is permitted within the R-3 District. Although the subject property is already subdivided into three lots as per the original 1874 subdivision, Section 5.1-3.1a of the Zoning Code requires that "when two or more parcels of land, each of which lacks adequate area and dimension to qualify for a permitted use under the requirements of the Use District in which they are located, are contiguous and are held in one ownership prior to December 21, 1959, they shall be maintained and used as one zoning lot for such use." Therefore, by developing these lots separate in relation to the original 175' wide lot that was contiguous and in one ownership prior to 1959, a formal subdivision is required. Staff notes that the remaining four 25' x 125' lots within the estate will not comply with minimum lot size requirements.

The proposed lot size and lot width for the consolidated lot comply with the minimum requirements of the R-3 District. A review of the proposed lot size relative to the R-3 requirements is shown below.

Zoning Requirements	Minimum Lot Size (SF)	Minimum Lot Width (feet)
Required:		
R-3 Lot	8,750	70' for an interior lot and 90' for a corner lot (when lot sizes are between 8,750 and 9,999 sq. ft.)
Proposed:		
Lot 1	9,392	75'

No variations are required for the proposed subdivision. The petitioner has submitted both a preliminary and final plat, along with final engineering plans, and has opted to proceed with both preliminary and final plat of subdivision approval concurrently. All benchmarking and recording fees have been paid, and no public improvement bond or deposit is required. Land dedication (impact) fees shall be required pursuant to Chapter 29 of the Municipal Code.

The Comprehensive Plan classifies this property as "Single-Family Detached" and the existing zoning and proposed single-family use are consistent with this designation.

In order to evaluate the appropriateness of the proposed subdivision, staff analyzed the lot sizes within the vicinity to determine if the proposed lot is compatible with the existing lot sizes in the neighborhood. Based on this analysis, staff found the proposed lot to be slightly larger than the average size of the lots in the vicinity, but very much in the range of what is average for the block. A total of 43 lots were surveyed (including

the subject lot), as shown in **Appendix 1** at the end of this report. A summary of the findings are shown below:

Total Number of Lots Surveyed	43
Median Lot Size of All Surveyed Lots	7,742 sq. ft.
Average Lot Size of All Surveyed Lots	8,128 sq. ft.
Proposed Lot Size	9,392 sq. ft.

Based on the surrounding lot sizes and conformance to the minimum lot size requirements of the R-3 zoning District, the Staff Development Committee believes that the proposed consolidation is within the character of the vicinity. However, it should be noted that the remaining portion (100' wide area to north of subject property) of the overall 175' estate, is not developable as it is under ownership by two separate parties, each owning a 50' wide portion that does not conform to the minimum requirements of the R-3 District for development. Approval of the requested consolidation in this application is in no way an approval of future redevelopment on the remaining portion of the 175' wide estate lot.

Building, Site, Landscaping:

The front yard building setback for the new lot is based on the average of the existing front yard setbacks of the homes along the "frontage" (defined as the western side of Dunton between Vine and Hawthorn). The petitioner has provided an exhibit that shows this setback is 24.3', and has opted to provide a 25' required front yard setback. Any new home proposed on the site must submit a Design Commission application.

A tree survey and landscape plan was not required, however, the petitioner has provided information on the existing trees on the site. It should be noted that the petitioner has worked with staff to shift the location of the proposed garage and driveway to maximum the number of trees that are preserved on the site.

Detention and Public Improvements:

On-site detention is only required in subdivisions that include four or more lots. Since only one lot is proposed for development, no on-site detention is required. However, a \$2,352 fee-in-lieu of on-site detention shall be required since the Village will accommodate all storm water runoff in the combined sewer within Dunton Avenue. No public improvements are required to Dunton Avenue or the rear alley.

Parking and Traffic:

A traffic and parking study is only required when the number of proposed lots is greater than 100. The proposed three-lot subdivision does not need to provide a traffic and parking study. Any proposed home shall provide two off-street parking spaces.

RECOMMENDATION

The Staff Development Committee has reviewed the Petitioner's request for Preliminary and Final Plat of Subdivision to consolidate three lots into one lot and recommends approval of the application subject to the following:

1. A Design Commission application shall be required for any new home proposed on the subject property.
2. A \$2,392 fee in lieu of onsite detention shall be required.
3. Land dedication fees shall be required as applicable per Chapter 29 of the Municipal Code.
4. The petitioner shall comply with all Federal, State, and Village Codes, Regulations, and Policies.

February 21, 2019

Bill Enright, Deputy Director of Planning and Community Development

Cc: Randy Recklaus, Village Manager
All Department Heads
Temp File 1674

Appendix 1: Surveyed Lots



PLAN

REPORT OF THE PROCEEDINGS OF A PUBLIC HEARING
BEFORE THE VILLAGE OF ARLINGTON HEIGHTS
PLAN COMMISSION

COMMISSION

RE: 710 NORTH DUNTON AVENUE LOT CONSOLIDATION - PC# 19-014
SUBDIVISION

REPORT OF PROCEEDINGS had before the Village of
Arlington Heights Plan Commission Meeting taken at the Arlington Heights Village
Hall, 33 South Arlington Heights Road, 3rd Floor Board Room, Arlington Heights,
Illinois on the 26th day of February, 2020 at the hour of 7:30 p.m.

MEMBERS PRESENT:

TERRY ENNES, Chairman
LYNN JENSEN
MARY JO WARSKOW
JOE LORENZINI
BRUCE GREEN
JOHN SIGALOS
JAY CHERWIN

ALSO PRESENT:

SAM HUBBARD, Development Planner

CHAIRMAN ENNES: Welcome to the meeting of the Arlington Heights Plan Commission. Our first meeting of the year, surprising, is called to order. If you would all please rise and join us in the Pledge of Allegiance, I'd appreciate it.

(Pledge of Allegiance recited.)

CHAIRMAN ENNES: Please be seated. So, to get things going, Sam, would you please call the roll?

MR. HUBBARD: Commissioner Cherwin.

COMMISSIONER CHERWIN: Here.

MR. HUBBARD: Commissioner Dawson.

(No response.)

MR. HUBBARD: Commissioner Drost.

(No response.)

MR. HUBBARD: Commissioner Green.

COMMISSIONER GREEN: Here.

MR. HUBBARD: Commissioner Jensen.

COMMISSIONER JENSEN: Here.

MR. HUBBARD: Commissioner Lorenzini.

COMMISSIONER LORENZINI: Here.

MR. HUBBARD: Commissioner Sigalos.

COMMISSIONER SIGALOS: Here.

MR. HUBBARD: Commissioner Warskow.

COMMISSIONER WARSKOW: Here.

MR. HUBBARD: Chairman Ennes.

CHAIRMAN ENNES: Here. So, for the two petitions that we have this evening, were the petitions and the public notices all sent out?

MR. HUBBARD: They were, yes.

CHAIRMAN ENNES: Okay, we have minutes for approval from our last meeting. I trust everybody has gotten them and had time to review? Okay, we've had plenty of time to do that. If we could get a motion to approve the ReStore from November 13th, 2019?

COMMISSIONER LORENZINI: I'll make that motion.

COMMISSIONER SIGALOS: I'll second.

CHAIRMAN ENNES: All in favor?

(Chorus of ayes.)

CHAIRMAN ENNES: Anyone opposed or abstaining?

(No response.)

CHAIRMAN ENNES: Okay, so we unanimously approved the minutes.

We have two petitions this evening. Just to give you a little idea of how we're going to do this, the first Petitioner which is a lot consolidation will come up. They and anybody in your group that is going to talk, I'd like to swear you in. You'll be able to do your presentation. After that presentation, we'll hear the Staff report. Then the Commissioners will be able to ask any questions that they have, and if anybody from the audience has comments, we'll entertain those.

So, would the first Petitioner for PC# 19-014, 710 North Dunton Subdivision Consolidation, please come forward? State your name. Will anybody else be coming forward to talk with us?

MS. DELIGIO: No.

CHAIRMAN ENNES: Okay, then I'm going to swear you in.

(Witness sworn.)

CHAIRMAN ENNES: Okay, state your name and if you would spell it for our court reporter?

MS. DELIGIO: Cathleen Deligio, D-e-l-i-g-i-o.

CHAIRMAN ENNES: Okay, tell us about your project, about what you want to do.

MS. DELIGIO: The project -- I'm the owner of what is referenced as 710 North Dunton, the R-3 25-foot lots that we're consolidating into a 75-foot lot to have a single-family home, you know, through the process.

CHAIRMAN ENNES: So, 75 by 125?

MS. DELIGIO: Yes.

CHAIRMAN ENNES: And you plan to do what with the property once it's consolidated?

MS. DELIGIO: Build a single-family home.

CHAIRMAN ENNES: Okay, and you currently live in the adjoining property?

MS. DELIGIO: No.

CHAIRMAN ENNES: You don't? Oh, okay. So, you just recently acquired these three lots?

MS. DELIGIO: I recently acquired them back in December of 2018.

CHAIRMAN ENNES: Okay, that's all you have for us?

MS. DELIGIO: That's all. I mean, it's pretty self-explanatory on the plat and what I've put in.

CHAIRMAN ENNES: Okay, have a seat. Sam, if we can have your report?

MR. HUBBARD: Sure. So, the property is referred to as 710 North Dunton. It's a vacant lot just south of 716 North Dunton Avenue. It's a property that's in the R-3 which is a One-Family Dwelling Zoning District, and it's designated as appropriate for single-family detached uses on our Comprehensive Plan.

The Petitioner is requesting preliminary and final plat of subdivision to consolidate three existing 25-foot wide by 125-foot deep lots into one 75 by 125-foot lot for development of a single-family home.

There are no variations requested with this. The lot conforms to the minimum size and width of the R-3 district. The minimum required lot width is 70-foot; the proposed lot is 75-foot wide. The minimum allowable area is 8,750 square feet; this lot will be 9,300 square feet approximately. So, no variations are required.

The Petitioner appeared in front of the Conceptual Plan Review Committee on September 25th of last year. There was a lot of discussion at that time about a separate lot, and for anyone who happened to read the minutes of that meeting, I'll just kind of go through a brief explanation here.

This is the property we're talking about this evening. It's three 25-foot wide lots at the south end of a larger kind of estate. So, you can see the lots there. The large estate is circled in yellow; that was owned by one individual at one point. As you heard, in 2018, there was an estate sale for that property and the Petitioner picked up those three lots on the southern side. A separate owner picked up the lot in the middle that contains the house.

The Petitioner also owns the two lots on the north side which are vacant. Again, this evening, we're only talking about the consolidation and development of those three lots on the very south of the site, nothing about the two lots on the northern end.

Here you can see the site plan. This is just a general footprint of where the building would go on the site. It would be rear-loaded. There would be a garage in the back and with access through the alley at the rear of the property. It's designed to grade to have discharge of stormwater out towards the street, and it would be accommodated in the combined storm sewer on Dunton Avenue.

When we looked at the proposed consolidation, one of the things we want to make sure is that the proposed lot size is compatible with the surrounding lots in the neighborhood. We looked at 43 lots, as you can see highlighted here, in the surrounding neighborhood, and we believe that the proposed lot size was generally consistent with the lot sizes in the neighborhood. As you can see, the average of all the lot sizes that we surveyed was a little over 8,000 square feet. The proposed lot size is a little over 9,000 square feet. So, in combination with the fact that this property complies with all zoning codes in the R-3 district, is similar and compatible to the lot sizes in the neighboring vicinity, we are supportive of the subdivision.

Here is the final plat. The front yard setback is proposed at 25 feet. It's based on the average of the front that was calculated at about 24.3 feet, so they opted for the 25-foot. Everything, again, meets code with the setbacks here.

So, the Staff Development Committee is recommending approval of the application subject to four conditions: one, that a Design Commission application will be required for any new home proposed on the site; a \$2,392 fee in lieu of on-site detention will be required; and land dedication fees will be required as applicable by Chapter 29; and then of course that the Petitioner comply with all federal, state, and Village codes, regulations and policies.

So, that concludes our report for this evening.

CHAIRMAN ENNES: Thank you for the report. Would you please take, well, can we get a motion to approve the Staff's report?

COMMISSIONER LORENZINI: I'll make that motion.

COMMISSIONER GREEN: I'll second.

CHAIRMAN ENNES: Would you take a voice vote? Or should we take a --

MR. HUBBARD: Voice vote is fine. You guys can do voice vote.

CHAIRMAN ENNES: Okay, would you take roll call for the vote? All in favor?

(Chorus of ayes.)

CHAIRMAN ENNES: Anyone opposed?

(No response.)

CHAIRMAN ENNES: Okay, so your report is approved. Would the Commissioners entertain, so if anybody in the audience has comments before we ask our questions? Does anybody in the audience have a comment about this project? Can I see your hands? So, there are. Would you please come up and let us know what questions you have?

MR. ANDERSON: Sure. I have just a question about, that's like three --

CHAIRMAN ENNES: Would you state your name for the record?

MR. ANDERSON: Oh, sure, Mark Anderson. You want my address, too? I live on the corner, 728. There's three lots there. There's a house in the middle, there's an

empty lot to the north, and then the consolidation is to the south, the way I see it. You said the Petitioner also has the one to the north of the house, the red one?

CHAIRMAN ENNES: I think we're just talking about the three to the south, the consolidation.

MR. ANDERSON: Right, I understand that. But am I to understand that the Petitioner also owns the property to the north of the existing house?

CHAIRMAN ENNES: I believe that's what was just stated.

MR. ANDERSON: Okay, that's it.

MS. CROSBY-ANDERSON: Well, our only concern would be --

CHAIRMAN ENNES: Would you please state your name for the record?

MS. CROSBY-ANDERSON: My name is Maryann Crosby-Anderson. I live at 728 North Dunton.

Our only concern is that, you know, selfishly, and I know everything meets code so there's nothing we could do about this, but selfishly it was a nice sort of airy tree-lined area, and I would just be concerned that the Petitioner would put their house in those three lots if it's consolidated. That's fine, that's perfectly fine. They're more than, you know, we welcome you.

The house at 716, I understand what you're saying is that it's owned by somebody else?

MR. HUBBARD: Correct.

MS. CROSBY-ANDERSON: Okay, so that's more than likely going to stay there or something is going to happen to that. Then the two in the red on top, I don't know. For the future, I would just like to state that I would hope that we don't try to squeeze another house in there with a variance.

CHAIRMAN ENNES: We're not talking about that, you know, this evening.

MS. CROSBY-ANDERSON: Right, I understand.

MR. ANDERSON: We just wanted to say that.

CHAIRMAN ENNES: So, there's no need to discuss that.

MS. CROSBY-ANDERSON: Okay, thank you.

MR. ANDERSON: All right, yes, thanks.

CHAIRMAN ENNES: That may come up in the future, but we're not --

MS. CROSBY-ANDERSON: Correct. Thank you.

CHAIRMAN ENNES: Are there any other questions? Seeing none, let's go to the Commissioners. Any questions?

COMMISSIONER JENSEN: I don't have any questions.

COMMISSIONER WARSKOW: My only question is, of course when the house is built, we're going to lose pervious surface. Is there flooding issues there? If so, is that being addressed by the storm sewer project?

MR. HUBBARD: No, this neighborhood wasn't one that was identified by the Engineering Department as one that has a flooding issue, at least in their review of this application. So, they didn't have any particular concerns with the stormwater. It would be accommodated in our system essentially.

COMMISSIONER WARSKOW: Okay, it's just that it's a combined sewer, so it's always --

CHAIRMAN ENNES: And the Petitioner is paying a fee in lieu of in regard to that? Okay, any other?

COMMISSIONER WARSKOW: That's the only questions I had.

COMMISSIONER LORENZINI: No questions.

COMMISSIONER GREEN: No questions.

CHAIRMAN ENNES: Gentlemen?

COMMISSIONER SIGALOS: I have no questions.

COMMISSIONER CHERWIN: My only question, Sam, is on the setbacks.

I saw the exhibit we had, kind of the front setback. What's the side yard setbacks on this one? I only note that just because this house is --

MR. HUBBARD: 10 percent of the lot width, so 7.5 feet.

COMMISSIONER CHERWIN: Oh, yes, okay.

CHAIRMAN ENNES: That's it?

COMMISSIONER CHERWIN: No other question.

CHAIRMAN ENNES: Okay, can we have a, I have no questions. So, it's a pretty straightforward consolidation. It meets all of our requirements. Obviously when you get your plans for the house, you'll come back. But, so can we have a motion?

COMMISSIONER GREEN: I'd like to make a motion.

A motion to recommend to the Village Board of Trustees approval of PC# 19-014, a Preliminary and Final Plat of Subdivision to consolidate three existing lots into one lot.

This recommendation shall be subject to the following conditions:

- 1. A Design Commission application shall be required for any new home proposed on the subject property.**
- 2. A \$2,392 fee in lieu of on-site detention shall be required.**
- 3. Land dedication fees shall be required as applicable per Chapter 29 of the Municipal Code.**
- 4. The Petitioner shall comply with all federal, state, and Village codes, regulations, and policies.**

COMMISSIONER CHERWIN: I'll second.

CHAIRMAN ENNES: You'll second then. Okay, can we have a roll call
vote?

MR. HUBBARD: Commissioner Jensen.

COMMISSIONER JENSEN: Yes.

MR. HUBBARD: Commissioner Lorenzini.

COMMISSIONER LORENZINI: Yes.

MR. HUBBARD: Commissioner Sigalos.

COMMISSIONER SIGALOS: Yes.

MR. HUBBARD: Commissioner Warskow.

COMMISSIONER WARSKOW: Yes.

MR. HUBBARD: Chairman Ennes.

CHAIRMAN ENNES: Yes.

COMMISSIONER WARSKOW: Commissioner Green.

COMMISSIONER GREEN: Yes.

COMMISSIONER WARSKOW: Commissioner Cherwin.

COMMISSIONER CHERWIN: Yes.

CHAIRMAN ENNES: So, you got a unanimous approval. I believe that there weren't a lot of questions because a lot of the details came out at your prior meeting with the Committee. So, your next step is to go on to the Village Board. Do we have a date for that?

MR. HUBBARD: Yes, we're tentatively targeting the 16th of March.

CHAIRMAN ENNES: So, good luck.

MS. DELIGIO: Thank you.

CHAIRMAN ENNES: Do you know when you're going to start building?

MS. DELIGIO: I'm in the middle of getting the Design Commission process started.

CHAIRMAN ENNES: Okay.

MS. DELIGIO: I was just waiting for this meeting and the Board meeting.

CHAIRMAN ENNES: Okay.

COMMISSIONER CHERWIN: And then, Sam, just from a process perspective, the final plat signature, would that be --

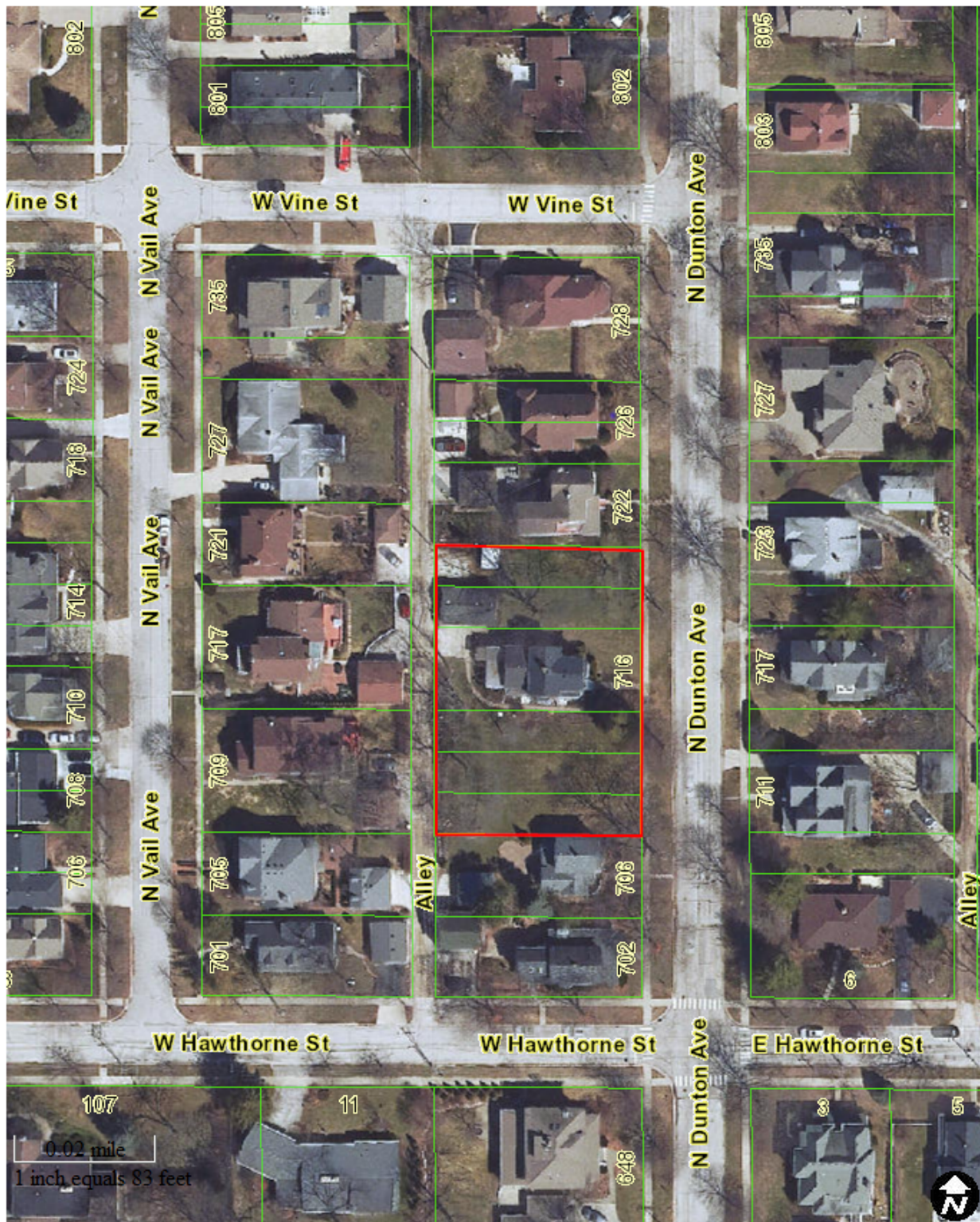
MS. DELIGIO: Tonight.

COMMISSIONER CHERWIN: That's all set tonight? Okay.

CHAIRMAN ENNES: Okay, thank you very much. If you want, you can leave.

MS. DELIGIO: Thank you.

(Whereupon, the hearing on the above-mentioned petition was concluded at 7:45 p.m.)



Map created on September 19, 2019.

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Disclaimer: This map is for general information purposes only. Although the information is believed to be generally accurate, errors may exist and the user should independently confirm for accuracy. The map does not constitute a regulatory determination and is not a base for engineering design. A Registered Land Surveyor should be consulted to determine precise location boundaries on the ground.

Address and Parcel for Photo View

Parcel Lines for Photo View



December 23, 2019

Planning & Zoning Committee
Village of Arlington Heights

RE: Project Description for Lots 12,13,14 Dunton Ave. – Consolidation to (1) 75' lot

To Whom It May Concern,

We the owners of the above referenced lots are in for a consolidation of (3) 25' lots to 1 Single Family Residential lot. We will be building a beautiful Single-Family Home with a (2) car garage from the alley access. The home will be a 4-bedroom 2 story with porch detail. We are still working with the architect to complete the design so we may move forward with the design committee. The anticipated start time will be dependent on this design process. We are hoping to start construction this spring/summer and it will take approximately 9 months to complete.

Sincerely,

The block contains two handwritten signatures in dark ink. The first signature is 'Cathleen Deligio' and the second is 'Vincent Deligio'. Both are written in a cursive, flowing style.

Vincent & Cathleen Deligio
Owners of Lots 12,13, 14 Dunton Ave.

RECEIVED
DEC 23 2019
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

LEGAL DESCRIPTION

LOTS 12, 13, AND 14 IN BLOCK 6 IN W. H. & J. DUNTON & OTHERS SUBDIVISION OF LOTS 4, 5, AND 6 OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER AND LOTS 1, 2, 8, AND 9 OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID SUBDIVISION RECORDED APRIL 21, 1874 AS DOCUMENT NUMBER 152778, IN COOK COUNTY, ILLINOIS.

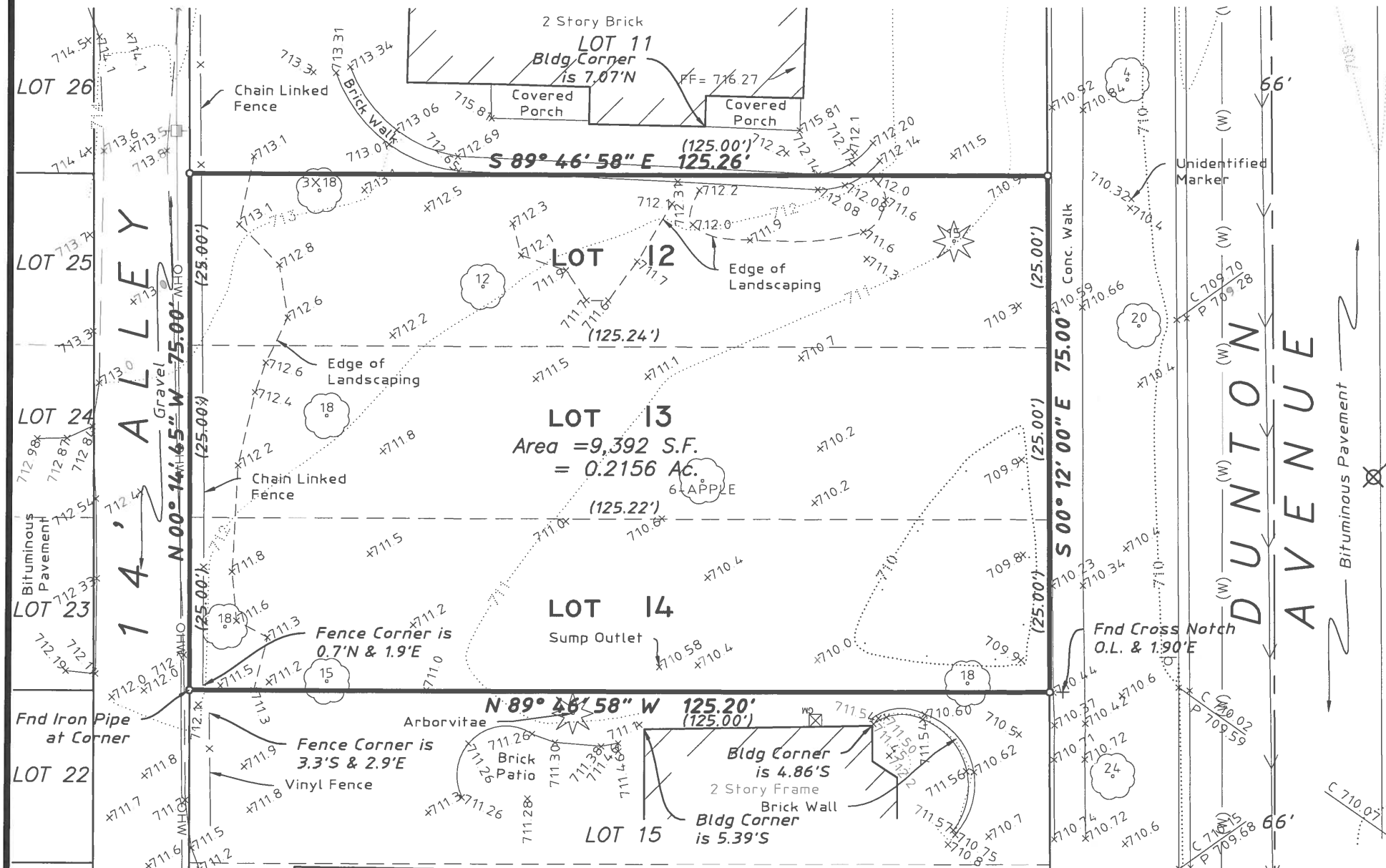
Benchmark

CP # 602 (see survey)
Description: Mag Nail
Elevation: 709.42 NAVD 88 (Geoid 12A)

CP # 600
Description: Cross Notch on Fire Hydrant Bolt
Elevation: 712.66 NAVD 88 (Geoid 12A)



0 20
Scale: 1" = 20'



LEGEND

	Combined Sewer
	Atlas Water Main
	Light Pole
	Fence
	Sign
	Gas Meter
	Overhead Utility Line
	Utility Pole
	Curb & Gutter
	Curb Elevation and Pavement Elevation
	Pavement Elevation
	Sidewalk Elevation
	Ground Elevation
	Contour Line
	Deciduous Tree
	Coniferous Tree
	Record On Line

RECEIVED

DEC 23 2019

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Surveyor's Notes:

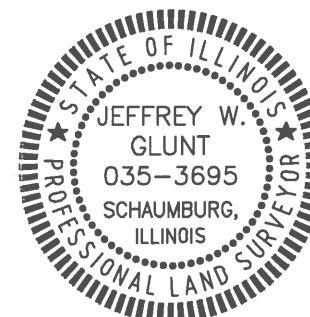
- Field work was completed on June 19, 2019.
- The Horizontal coordinates and basis of bearing shown hereon are based on NAD 83(2011) Illinois East Zone 1201 State Plane Coordinates as referenced from Kara Company's RTK Network.
- The Vertical Datum referenced hereon is based on NAVD 88 (Geoid 12a) as referenced from Kara Company's RTK Network.
- A title commitment policy was not provided for this survey. This property may be subject to easements and/or restrictions not provided to the surveyor prior to the completion of this survey.
- Utility information shown hereon is based upon field measurements, available records. Information from field data is limited to that which is visible and can be measured. This survey does not exclude the possibility of the existence of other underground utilities and or structures. Record information is based upon data collected from both public and private sources. The completeness and/or accuracy of these records cannot be guaranteed, except for those items that can be verified by field measurement. Prior to any excavation contact J.U.L.I.E (1-800-892-0123).

State of Illinois)
County of Cook) SS:

This professional service conforms to the current Illinois minimum standards for a boundary and topographic survey.

Schaumburg, Illinois July 3, 2019

By: Illinois Professional Land Surveyor No. 3695

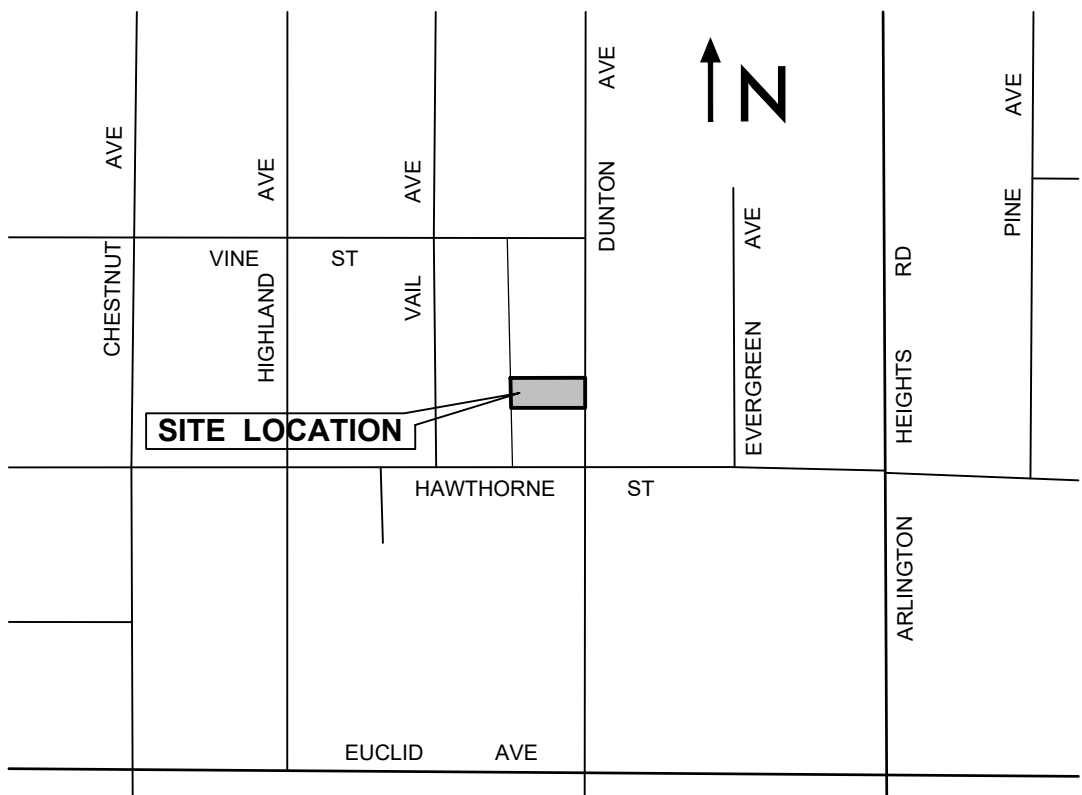


EXPIRES 11-30-20

BOUNDARY & TOPOGRAPHIC
SURVEY716 N DUNTON AVENUE
75 FOOT PARCEL
ARLINGTON HEIGHTS, ILLINOIS

Project Manager: MLA
Drafter: NAL
Date: 2019-07-03
Project No. 19-120
Sheet 1

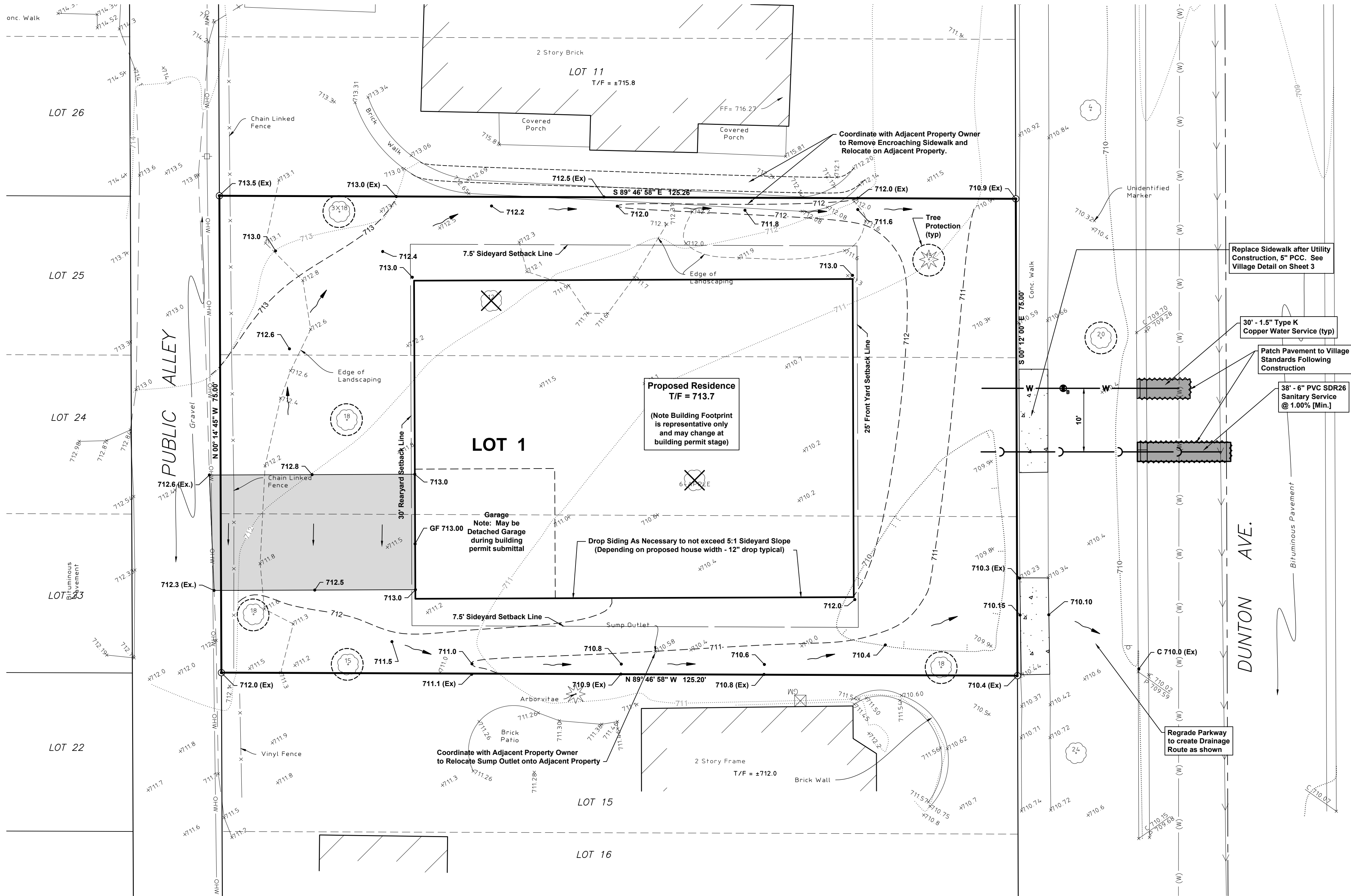
P.I.N. No. 03-29-115-020
03-29-115-021
03-29-115-022



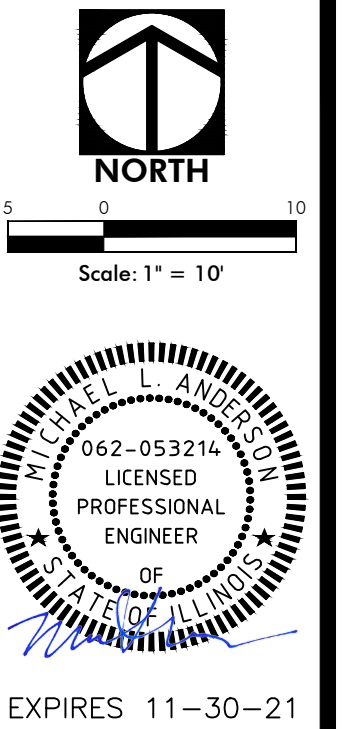
VICINITY MAP
Not To Scale

LEGAL DESCRIPTION

LOTS 12, 13, AND 14 IN BLOCK 6 IN W. H. & J. DUNTON & OTHERS SUBDIVISION OF LOTS 4, 5, AND 6 OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER AND LOTS 1, 2, 8, AND 9 OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID SUBDIVISION RECORDED APRIL 21, 1874 AS DOCUMENT NUMBER 152778, IN COOK COUNTY, ILLINOIS.



- LEGEND
- Combined Sewer
 - Atlas Water Main
 - Light Pole
 - Fence
 - Sign
 - Gas Meter
 - Overhead Utility Line
 - Utility Pole
 - Curb & Gutter
 - Curb Elevation and Pavement Elevation
 - Pavement Elevation
 - Sidewalk Elevation
 - Ground Elevation
 - Contour Line
 - Deciduous Tree
 - Coniferous Tree
 - Record
 - On Line



Revised Gravel Location
per Village Review

01.21.2020
01.15.2020

Date

No.

HAEGER ENGINEERING
consulting engineers • land surveyors
100 East State Parkway, Schaumburg, IL 60173 • Tel: 847.394.6600 Fax: 847.394.6608
Illinois Professional Design Firm License No. 184-003152
www.haegerengineering.com

**SITE ENGINEERING PLAN
FOR LOT CONSOLIDATION**
**MASTERCRAFT BUILDERS
SUBDIVISION**
ARLINGTON HEIGHTS

Project Manager: MLA
Engineer: MLA
Date: 12.20.2019
Project No. 19-120
Sheet 1/3

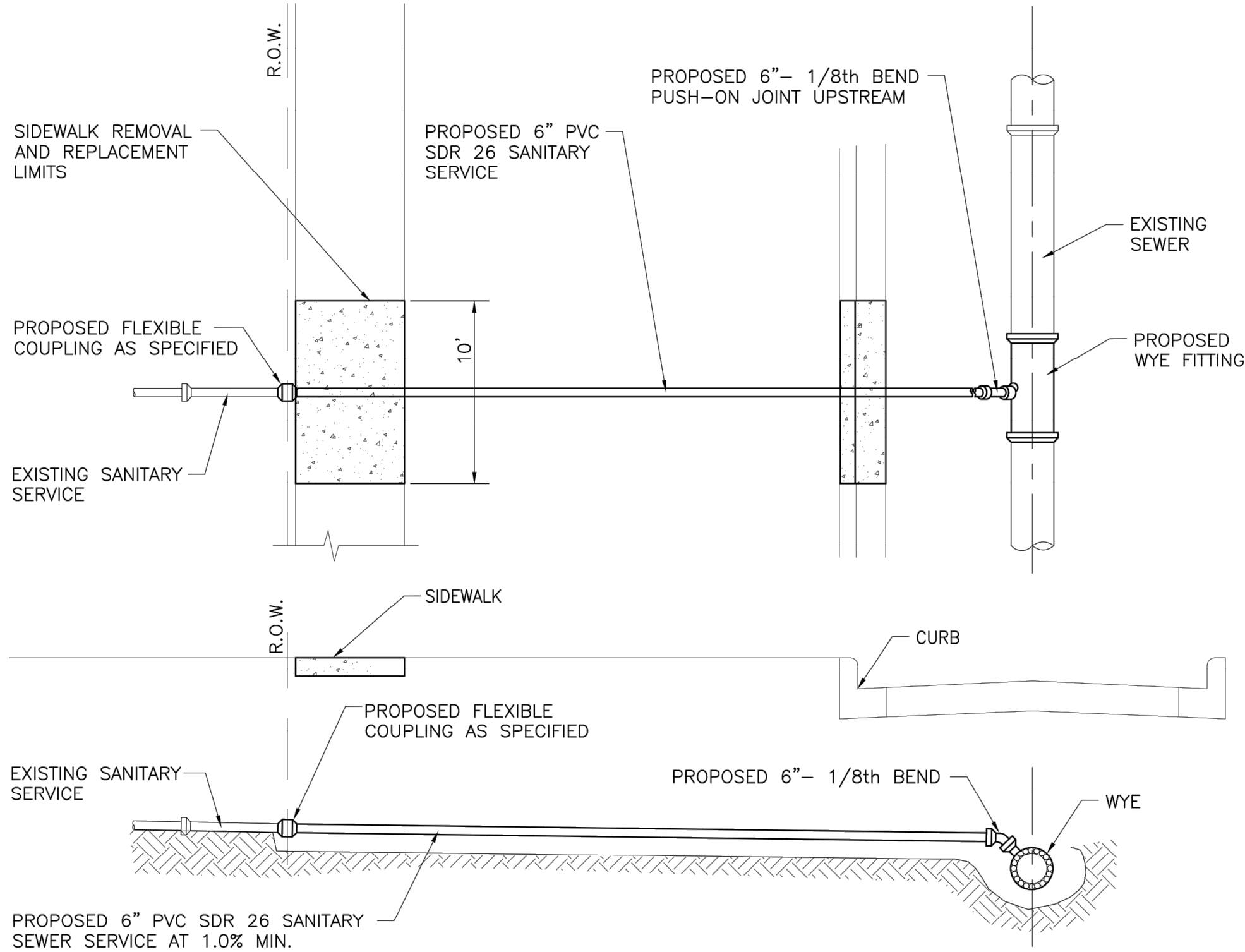
Benchmark
CP # 602 (see survey)
Description: Mag Nail
Elevation: 709.42 NAVD 88 (Geoid 12A)
CP # 600
Description: Cross Notch on Fire Hydrant Bolt
Elevation: 712.66 NAVD 88 (Geoid 12A)



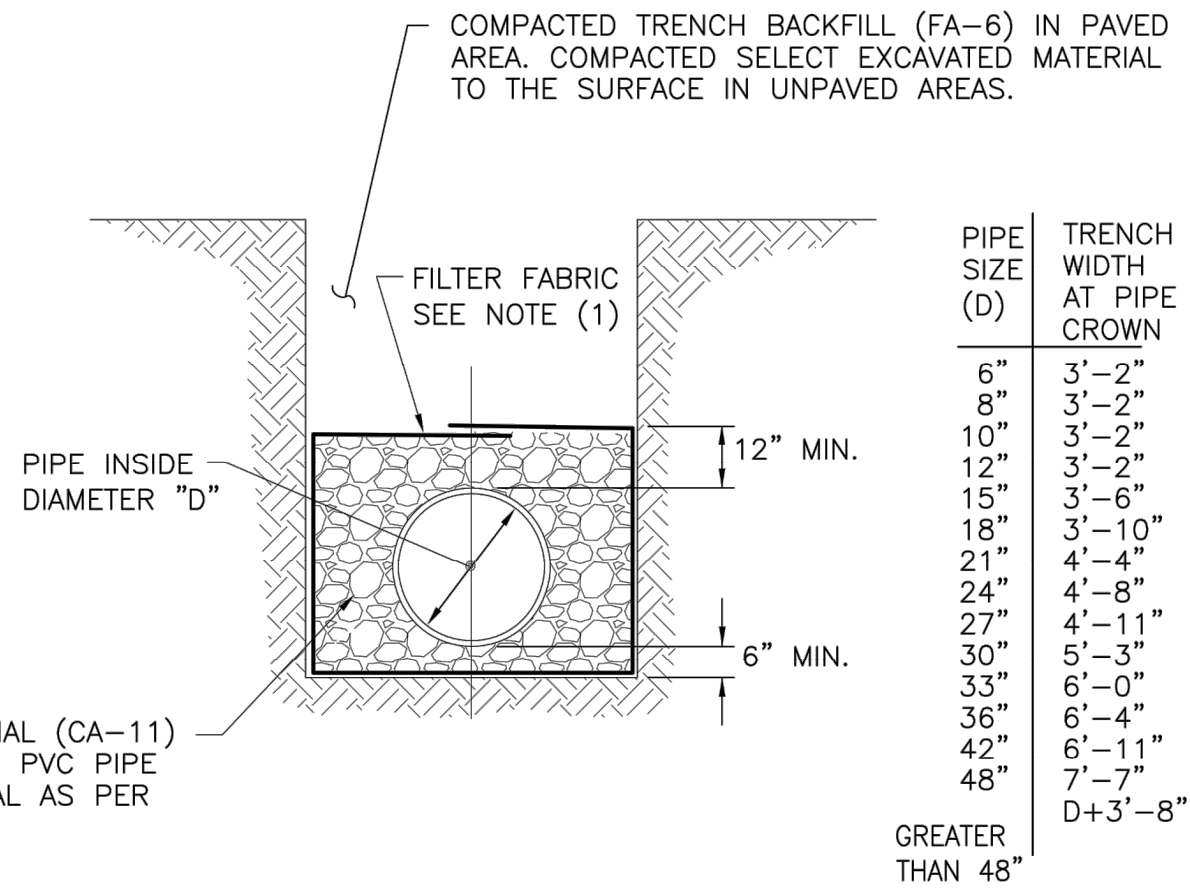
Know what's below.
Call before you dig.

Note:
Call 811 at least 48 hours,
excluding weekends and holidays,
before you dig.

Public Works Notes:
The Water Meter Unit of Public Works will install the 1.0" water meter. The cost of the water meter will be part of the install fees incurred on the permit. Water meter installations to be coordinated with Mike Giles at 847-368-5810.
All sidewalk panels are to be returned to satisfactory condition at the completion of construction. Any wells that do not pitch towards street shall be replaced during construction.

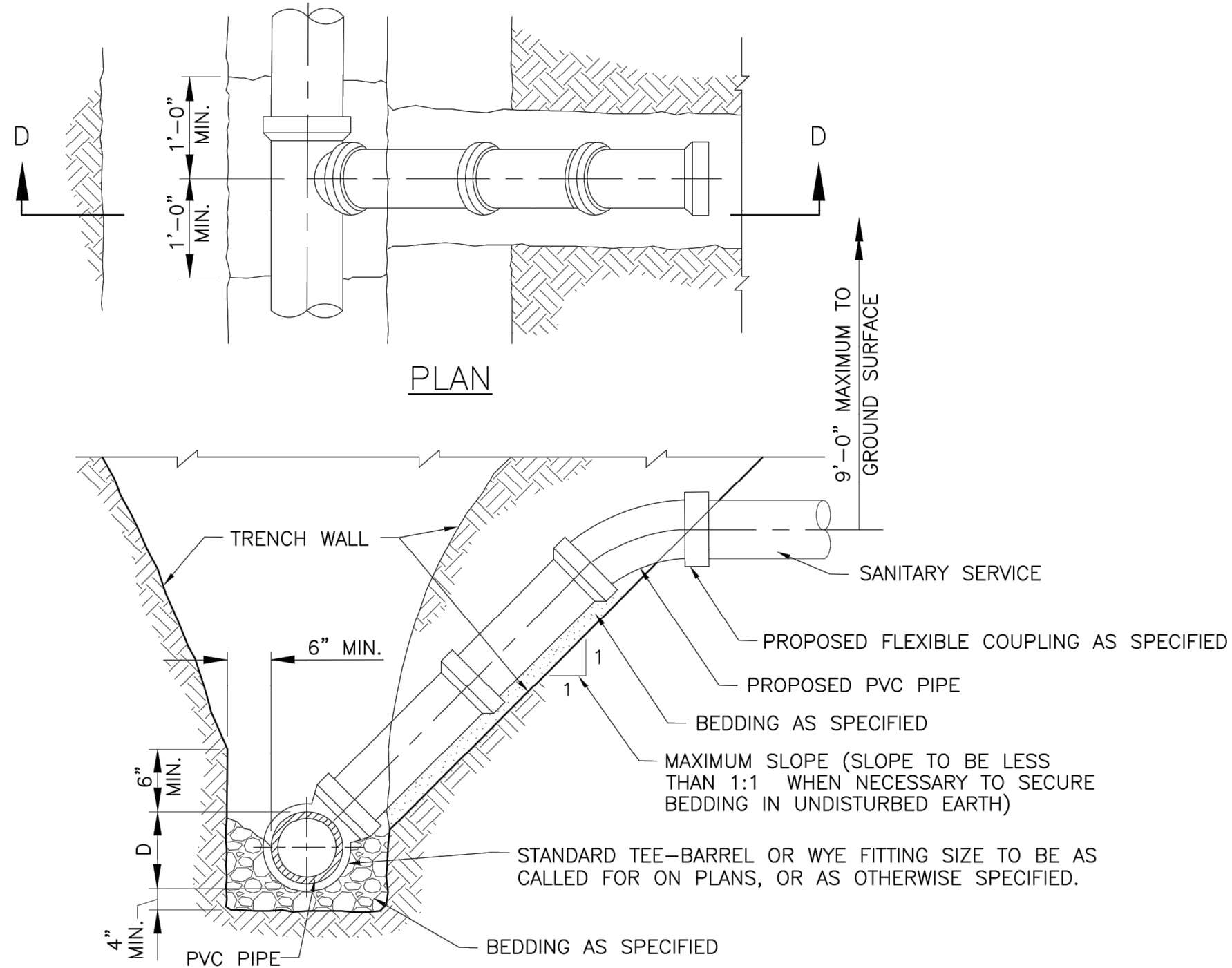


TYPICAL SANITARY SERVICE SEWER CONNECTION
(SHALLOW SEWER)

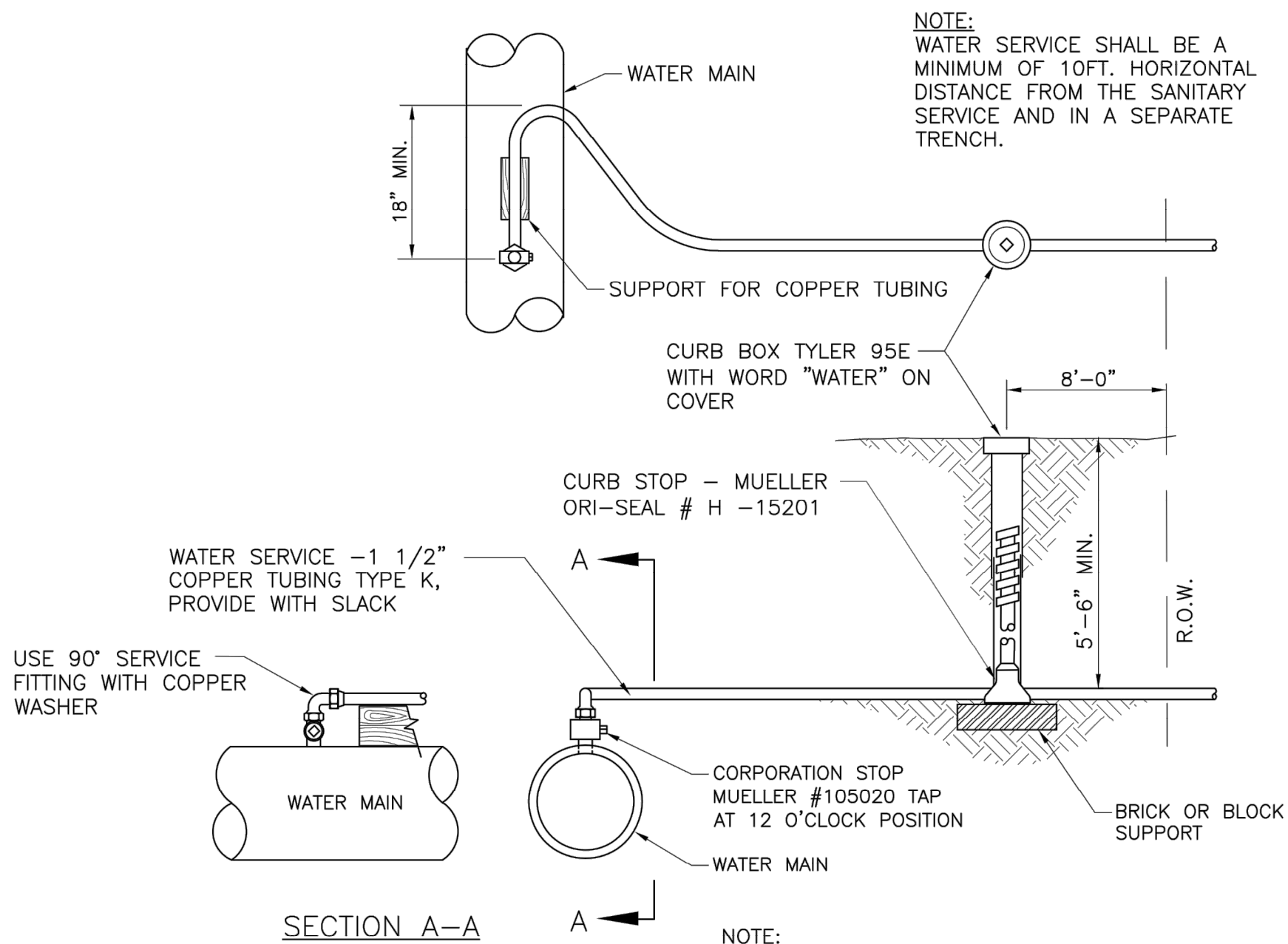


- NOTE:
1. FILTER FABRIC TO BE USED AROUND BEDDING IN TRENCHES OF DEPTH GREATER THAN 12 FEET, AND AT OTHER LOCATIONS AS DIRECTED BY ENGINEER.
 2. FILTER FABRIC TO BE USED WHERE NATIVE SOIL IS SAND OR WET CLAYS.
 3. MAXIMUM TRENCH WIDTH (SHEETING OR TRENCH BOX USED) (MAX. PAY WIDTH FOR TBF)

TYPICAL TRENCH DETAIL FOR SANITARY SEWER



TYPICAL RISER FOR SERVICE LATERAL



TYPICAL 1 1/2" DOMESTIC WATER SERVICE

FILE NAME =	USER NAME = chomuth	DESIGNED - BS	REVISED -
VAH-Eng-Res-Details.dwg	LAYOUT NAME = DETAIL 1	DRAWN - CH	REVISED -
	PLOT SCALE = 20.00' / IN.	CHECKED - JM	REVISED -
	PLOT DATE = Jul 15, 2016-7:57am	DATE - 03/11/2016	REVISED -

VILLAGE OF ARLINGTON HEIGHTS

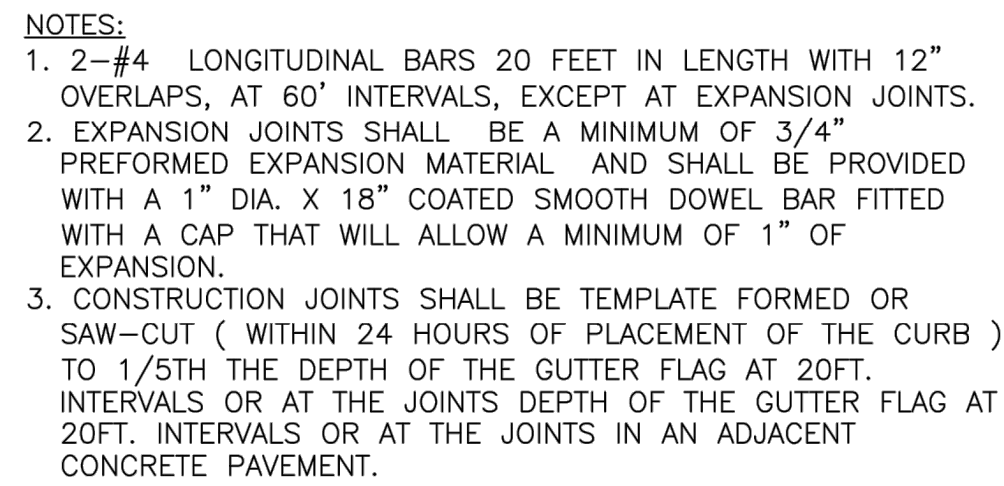
DETAIL SHEET

TOTAL SHEETS	SHEET NO.

HAEGER ENGINEERING
consulting engineers • land surveyors
100 East State Parkway, Schaumburg, IL 60173 • Tel: 847.394.6600 Fax: 847.394.6608
Illinois Professional Design Firm License No. 184-003152
www.haegerengineering.com

VILLAGE
STANDARD DETAILS
MASTERCRAFT BUILDERS
SUBDIVISION
ARLINGTON HEIGHTS

Project Manager: MLA
Engineer: MLA
Date: 12.20.2019
Project No. 19-120
Sheet



B-4.12 CURB AND GUTTER



NOTES:

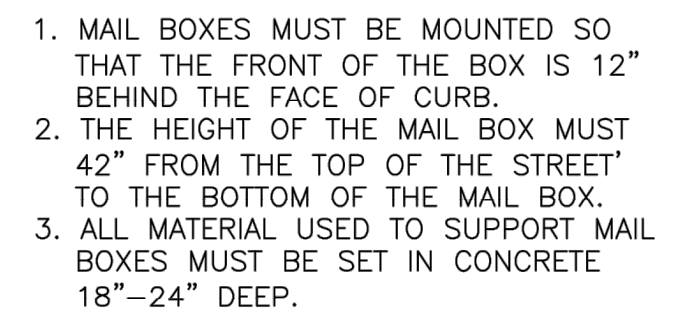
1. 2-#4 LONGITUDINAL BARS 20 FEET IN LENGTH WITH 12" OVERLAPS, AT 60" INTERVALS, EXCEPT AT EXPANSION JOINTS.
2. EXPANSION JOINTS SHALL BE A MINIMUM OF 3/4" PREFORMED EXPANSION MATERIAL AND SHALL BE PROVIDED WITH A 1" DIA. X 18" COATED SMOOTH DOWEL BAR FITTED WITH A CAP THAT WILL ALLOW A MINIMUM OF 1" OF EXPANSION.
3. CONSTRUCTION JOINTS SHALL BE TEMPLATE FORMED OR SAW-CUT (WITHIN 24 HOURS OF PLACEMENT OF THE CURB) TO THE DEPTH OF THE GUTTER FLAT AT 20FT. INTERVALS OR AT THE JOINTS DEPTH OF THE GUTTER FLAG AT 20FT. INTERVALS OR AT THE JOINTS IN AN ADJACENT CONCRETE PAVEMENT.

NOTE "A"

1/2" DIA. STEEL TIE BARS @ 2'-6" CENTERS GROUTED IN PLACE OR 5/8" DIA. J-BOLTS ANCHORED IN PLACE.
(OMIT FOR BITUMINOUS BASE COURSE)

NOTE "B"

PROFILE FOR DEPRESSED CURB @ DRIVEWAYS AND RAMPS



MAIL BOX DETAIL



NOTES:

FULL DEPTH SAWCUT AT LIMITS OF CURB REMOVAL
AND 18" FROM BACK OF CURB.

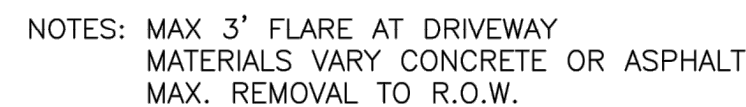
5/8" J-BOLTS DRILLED AND ANCHORED INTO EXISTING
CONCRETE BASE EVERY 30".

DEPTH OF NEW CURB TO MATCH EXISTING CONCRETE
PAVEMENT THICKNESS.

FORM A FULL ROLL CURB THROUGH THE DRIVEWAY APPROX. 3" FROM THE FLOW LINE TO THE TOP OF CURB. ONCE THE ASPHALT IS REPLACED, THE "BUMP" WILL BE ONLY AN INCH OR SO, AND ANY DRAINAGE PROBLEMS WILL BE MINIMIZED.

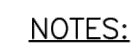
DO NOT DEPRESS CURB

REQUIREMENTS FOR REPLACING MONOLITHIC CURB



DRIVEWAY REPLACEMENT

	DRIVE THICKNESS	STONE THICKNESS
CONC. DW.	6"	2" (MIN)
ASPH. DW.	2 1/2"	6"



- 5" - SIDEWALK NOT THROUGH DRIVEWAY
6" - SIDEWALK TROUGH A SINGLE FAMILY RESIDENTIAL DRIVEWAY
8" - SIDEWALK THROUGH ALL OTHER DRIVEWAYS

REMOVAL AND REPLACEMENT REQUIREMENTS FOR CONCRETE SIDEWALK

FILE NAME =	USER NAME = chomuth	DESIGNED - BS	REVISED -
VAH-Eng-Res-Details.dwg	LAYOUT NAME = DETAIL 2	DRAWN - CH	REVISED -
	PLOT SCALE = 20.00' / IN.	CHECKED - JM	REVISED -
	PLOT DATE = Jul 15, 2016 -7:49am	DATE - 03/11/2016	REVISED -

VILLAGE OF ARLINGTON HEIGHTS

DETAIL SHEET

			TOTAL SHEETS	SHEET NO.

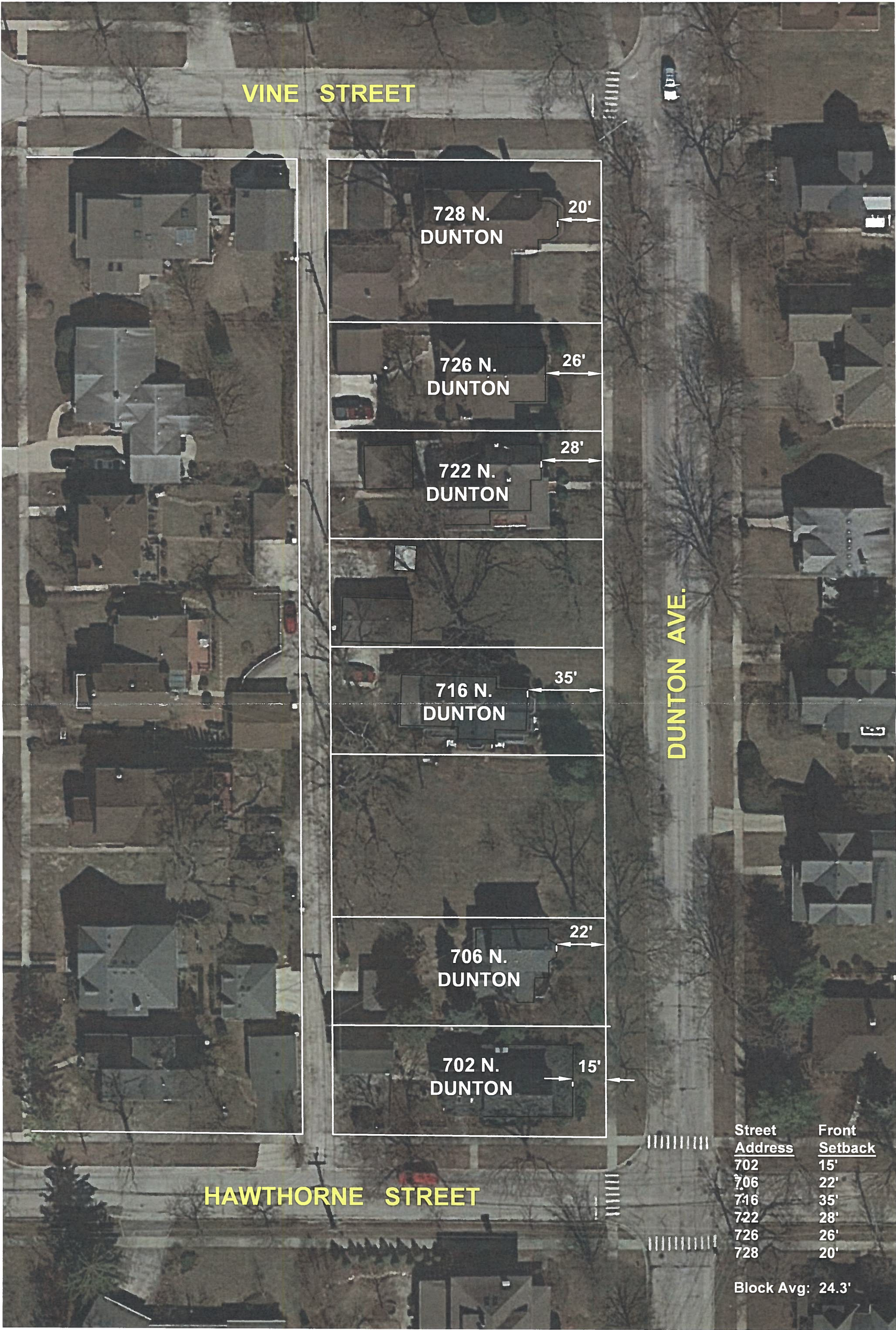
The map displays a street grid with the following streets labeled: Chestnut Ave, Vine St, Highland Ave, ST, Vail, Hawthorne, Euclid Ave, Dunton Ave, Evergreen Ave, Heights Rd, and Arlington. A shaded rectangular area is labeled "SITE LOCATION" with a line pointing to it. A north arrow is located in the upper right corner.

EXPIRES 11-30-20

BY: _____
VILLAGE TREASURER

BY: _____
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3695

100 E. State Parkway, Schaumburg, IL 60173
Tel: 847.394.6600 Fax: 847.394.6608
Illinois Professional Design Firm License No. 184-003152
www.haegerengineering.com



Street Address	Front Setback
702	15'
706	22'
716	35'
722	28'
726	26'
728	20'

Block Avg: 24.3'

NORTH

0

40

Scale: 1" = 40'

BLOCK SETBACK EXHIBIT
FOR 716 N. DUNTON AVE
ARLINGTON HEIGHTS

HE

HAEGER ENGINEERING

consulting engineers • land surveyors

100 East State Parkway, Schaumburg, IL 60173

Tel: 847.394.6600 Fax: 847.394.6608

Illinois Professional Design Firm License No. 184-003152 www.HaegerEngineering.com

Project Manager: MLA

Engineer:

Date: 12.18.2019

Project No. 19-120

Sheet 1 / 1



**Village of Arlington Heights
Building & Life Safety Department**

RECEIVED

JAN 03 2020

**PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT**

Interoffice Memorandum

To: Sam Hubbard, Development Planner, Planning and Community Development
From: Deb Pierce, Plan Reviewer, Building & Life Safety Department
Subject: 710 N Dunton Ave – Lot Consolidation
PC#: 19-014
Date: January 2, 2020

General Comments:

The information provided is conceptual only and subject to a formal plan review.

Sam –

I do not have any objections for the lot consolidation.

BUILDING DEPARTMENT

1A

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 19-014
 Petitioner: Cathleen F. Deligio
1000 George St. Barrington, IL 60010
 Owner: Vincent & Cathleen Deligio
1000 George St. Barrington, IL 60010
 Contact Person: Cathleen Deligio
 Address: 1000 George St. Barrington, IL 60010
 Phone #: (847) 875-6249
 Fax #: ---
 E-Mail: cdeligio@comcast.net

P.I.N.# 03-29-115-020-0000 & 021 & 022
 Location: (710) ? Dunton Avenue
 Rezoning: --- Current: --- Proposed: ---
 Subdivision: ---
 # of Lots: 3 Current: 3 Proposed: 1
 PUD: --- For: ---
 Special Use: --- For: ---
 Land Use Variation: --- For: ---
 Consolidation ---
 Land Use: --- Current: Res. SF
Proposed: Res SF
 Site Gross Area: 9392
 # of Units Total: 4 BR
 1BR: --- 2BR: --- 3BR: --- 4BR: ---

(Petitioner: Please do not write below this line.)

FIRE PREVENTION ---

No comments.

RECEIVED

DEC 23 2019

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT


Director

12/30/19
Date

Memorandum

To: Sam Hubbard, Planning & Community Development
From: Cris Papierniak, Assistant Director of Public Works 
Date: January 13, 2020
Subject: 710 N Dunton Ave, PC #19-014

With regard to the proposed residential construction, Public Works has the following comments:

1. Ensure at least 10' horizontal separation and 18" vertical separation between the proposed sanitary service and water service.
2. The sump pump will not be allowed to connect to the combined sewer. It must discharge overland. Please remove the sump detail from Haeger Engineering Plans page 2 of 3.
3. The Water Meter Unit of Public Works will install the 1.0" water meter. The cost of the water meter will be part of the install fees incurred on the permit. Please coordinate the installation with Mike Gilles at 847-368-5810.
4. Ensure that all sidewalks are returned to satisfactory condition at the completion of construction. Replace any wells that do not have positive drainage during construction.
5. Top of foundation elevations for property to north and south is needed to determine new construction elevation.

If you have any questions, please feel free to contact me.

C. file

ENGINEERING DEPARTMENT

3

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 19-014
 Petitioner: Cathleen F. Deligio
1000 George St. Barrington, IL 60010
 Owner: Vincent & Cathleen Deligio
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 E-Mail: cdeligio@comcast.net

P.I.N.# 03-29-115-020-0000 & 021 & 022
 Location: (710) ? Dunton Avenue
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 Land Use Variation: For:
Consolidation
 Land Use: Current: Res. SF
Proposed: Res SF
 Site Gross Area: 9392
 # of Units Total: 4 BR
 1BR: 2BR: 3BR: 4BR:

(Petitioner: Please do not write below this line.)

1. PUBLIC IMPROVEMENTS

REQUIRED: YES NO COMMENTS

- a. Underground Utilities
 Water NO
 Sanitary Sewer NO
 Storm Sewer NO
 b. Surface Improvement
 Pavement NO
 Curb & Gutter NO
 Sidewalks NO
 Street Lighting NO
 c. Easements
 Utility & Drainage NO
 Access NO

2. PERMITS REQUIRED OTHER THAN VILLAGE:

- a. MWRDGC b. IDOT
 c. ARMY CORP d. IEPA
 e. CCHD

3. R.O.W. DEDICATIONS?
 4. SITE PLAN ACCEPTABLE?
 5. PRELIMINARY PLAT ACCEPTABLE?
 6. TRAFFIC STUDY ACCEPTABLE?
 7. STORM WATER DETENTION REQUIRED?
 8. CONTRIBUTION ORDINANCE EXISTING?
 9. FLOOD PLAIN OR FLOODWAY EXISTING?
 10. WETLAND EXISTING?

YES	NO	COMMENTS
	X	
X		
	X	
	N/A	
	FEE IN LIEU	
	X	
	X	
	X	

GENERAL COMMENTS ATTACHED

PLANS PREPARED BY: HAEUER ENB.
 DATE OF PLANS: 12/10/19

Director

Date

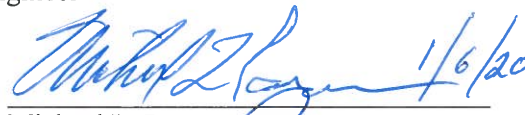
RECEIVED
 DEC 23 2019
 PLANNING & COMMUNITY
 DEVELOPMENT DEPARTMENT

PLAN COMMISSION PC #19-014
710 N Dunton Ave Lot Consolidation
710 N Dunton Ave
Final Plat of Resubdivision
Round 1

11. The petitioner is notified that these comments are being provided to ensure that the project meets the requirements for submittal to the Plan Commission. Approval by the Plan Commission is not an endorsement or approval of these documents to obtain the required building permits, engineering approval, or permits required by other government or permitting agencies for construction. Detailed plan review with associated comments will be provided upon submittal of plans for a building permit. The petitioner shall acknowledge that they accept this understanding.
12. The Final Plat of Resubdivision must be reviewed and approved by Engineering prior to final Plan Commission approval. The original signed mylar Final Plat of Resubdivision, containing all non-Village signatures, shall be submitted one week before the scheduled date of the final Plan Commission meeting. Village Code Section 29-209 also requires a digital copy of the plat to be provided on disk to the Village. The petitioner shall acknowledge that they accept this understanding.
13. Being a lot consolidation, fee-in-lieu of detention is acceptable. Attached is the Village's detention calculations, showing a required volume of 2,352 cubic feet. Village rate for fee-in-lieu is \$1.00 per cf, therefore the fee will be \$2,352.
14. Provide a street patch for the water and sewer connections located within the pavement on Dunton Ave. This can be addressed at time of permit.

Final Plat of Resubdivision:

15. Provide the full legal description.
16. Provide utility signature blocks.
17. The plat was reviewed against the attached Final Plat of Subdivision Checklist.. Use the checklist to complete the following items:
 - a) n. Deed of Dedication
 - b) o. Revise Director of Engineering to "Village Engineer"
 - c) t. A block stating "Send Tax Bill To:"


Michael L. Pagones, P.E. 1/6/20
Village Engineer Date

Attachments:

Detention Calculations (1 page)
Final Plat of Subdivision Checklist (3 pages)
Utility Signature Blocks (1 page)

710 N Dunton Ave
Detention Calculation Verification PC# 19-014
Site Requirements

1/6/2020

Site Area =	0.215 Acres	Pervious=	0.108 Acres
Allowed Release Rate (Area x 0.18cfs/Ac) =	0.039 cfs	Impervious=	0.107 Acres
Weighted "C" Factor =	0.724	Water=	0.000 Acres
		Synth Turf=	0.000 Acres

A Runoff Factor "C"	B C Storm Duration		D Rainfall Intensity "I" (in/hr)	E Site Area "A" (acres)	F Inflow Rate (C _x I _x A) (cfs)	G Release Rate (cfs)	H Storage Rate (cfs)	J K Storage Required	
	(min)	(hrs)						(cu-ft)	(Ac-ft)
0.724	5	0.08	10.92	0.215	1.70	0.039	1.66	478	0.011
0.724	10	0.17	10.02	0.215	1.56	0.039	1.52	931	0.021
0.724	15	0.25	8.20	0.215	1.28	0.039	1.24	1114	0.026
0.724	30	0.50	5.60	0.215	0.87	0.039	0.83	1499	0.034
0.724	60	1.00	3.56	0.215	0.55	0.039	0.52	1855	0.043
0.724	90	1.50	2.75	0.215	0.43	0.039	0.39	2101	0.048
0.724	120	2.00	2.24	0.215	0.35	0.039	0.31	2230	0.051
0.724	180	3.00	1.62	0.215	0.25	0.039	0.21	2302	0.053
0.724	240	4.00	1.28	0.215	0.20	0.039	0.16	2308	0.053
0.724	300	5.00	1.08	0.215	0.17	0.039	0.13	2324	0.053
0.724	360	6.00	0.95	0.215	0.15	0.039	0.11	2352	0.054
0.724	420	7.00	0.83	0.215	0.13	0.039	0.09	2273	0.052
0.724	480	8.00	0.75	0.215	0.12	0.039	0.08	2239	0.051
0.724	540	9.00	0.68	0.215	0.11	0.039	0.07	2166	0.050
0.724	600	10.00	0.63	0.215	0.10	0.039	0.06	2126	0.049
0.724	660	11.00	0.59	0.215	0.09	0.039	0.05	2092	0.048
0.724	720	12.00	0.55	0.215	0.09	0.039	0.05	2014	0.046
0.724	780	13.00	0.52	0.215	0.08	0.039	0.04	1963	0.045
0.724	840	14.00	0.49	0.215	0.08	0.039	0.04	1879	0.043
0.724	900	15.00	0.46	0.215	0.07	0.039	0.03	1761	0.040
0.724	960	16.00	0.43	0.215	0.07	0.039	0.03	1609	0.037
0.724	1020	17.00	0.41	0.215	0.06	0.039	0.02	1519	0.035
0.724	1080	18.00	0.39	0.215	0.06	0.039	0.02	1407	0.032
A*D*E					F-G		C*H*3600		J/43560

Max Volume = 0.054 Acre-Ft
= 2,352 cu-ft

Orifice Computation

1) Allowed Release Rate, Q(cfs)	0.039	<u>Free Flow</u>	<u>Submerged Flow</u>
2) High Water Elevation			0.00
3) Outfall Water Elevation	-	-	0.00
4) Invert Elevation			0.00
5) Diameter of Restrictor (inch)			0
6) Cross Section Area (sq ft)	-	0.000	0.000
7) Head (ft) h =	0.00	0.00	0.00
8) Discharge Coefficient			0.00
Square Edge	0.79 - 0.82		
Round Edge	0.93 - 0.98		
Sharp Edge	0.58 - 0.64		
Projecting	0.50		

Q = C*a*(sqrt 2*g*h)

Orifice area: a = $\frac{Q}{C \cdot (\sqrt{2 \cdot g \cdot h})}$

Q (cfs) = 0.00 0.000

a(sq ft) = ##### dia(in) = #DIV/0!

Final Plat of Subdivision Checklist

Municipal Code Section 29-209(a – t)

- ☐ a. The date of preparation of the final plat and by whom prepared.
- ☐ b. The boundary of the plat, based on accurate traverse, with angles and lineal dimensions.
- ☐ c. All permanent survey monuments, markers and bench marks.
- ☐ d. Exact location, width and name of all streets within and adjoining the plat, and the exact location and widths of all cross walkways.
- ☐ e. True angles and distances to the nearest established street lines or official monuments, not less than three.
- ☐ f. Municipal, township, county and section lines accurately tied to the lines of the subdivision by distances and angles.
- ☐ g. Radii, internal angles, points and curvatures, tangent bearings and lengths of all arcs.
- ☐ h. All easements for rights of way established for public use and utilities.
- ☐ i. All lot numbers and lines, with accurate dimensions given in hundredths of feet.
- ☐ j. Accurate outlines and legal descriptions of all areas dedicated or reserved for public use, with the proposed uses indicated thereon; and all areas to be reserved by deed covenant for the common use of all property owners; together with the proposed uses indicated thereon.
- ☐ k. The text of protective covenants, approved by the Plan Commission, relating to the proposed subdivision.
- ☐ l. An endorsement by the County Clerk in the form acceptable to Cook County, that there are no delinquent, forfeited, foreclosed or purchased general taxes, or unpaid current general taxes, against the land proposed to be subdivided.
- ☐ m. A summary of all restrictions applicable to any part of such subdivision concerning building restrictions, use restrictions, building setback lines and similar matters.
- ☐ n. A deed of dedication in the form set forth in Section 29-217(a):
The Final plat shall contain a deed of dedication substantially as follows:

"We, the undersigned, (Names), owners of the real estate shown and described herein, do hereby lay off, plat and subdivide said real estate in accordance with the within plat. This subdivision shall be known and designated as (Name), an addition to the Village of Arlington Heights, Cook County. All streets and alleys and public open spaces shown and not heretofore dedicated are hereby dedicated to the public. Front and side yard building setback lines are established as shown on this plat, between which lines and the property lines of the streets, there shall be erected or maintained no building or structure. There are strips of ground, (Number) feet in width, as shown on this plat and marked 'Easement' reserved for the use of public utilities for the installation of water and sewer mains, poles, ducts, lines and wires, subject at all times to the proper authorities and to the easement herein reserved. No permanent or other structures are to be erected or maintained upon

these strips of land, but owners of lots in this subdivision shall take their titles subject to the rights of the public utilities, and to the rights of the owners of other lots in this subdivision.

(Additional dedications and protective covenants, or private restrictions, would be inserted here upon the subdivider's initiative or the recommendation of the Plan Commission or Village Board; important provisions are those specifying the use to be made of the property and, in the case of residential use, the minimum habitable floor area.)

The foregoing covenants (or restrictions), are to run with the land and shall be binding on all parties and all persons claiming under them until January 1, 20____ [25 year period is suggested], at which time said covenants (or restrictions) shall be automatically extended for successive periods of ten years unless indicated otherwise by negative vote of a majority of the then owners of the building sites covered by these covenants (or restrictions), in whole or in part, which said vote will be evidenced by a petition in writing signed by the owners and duly recorded. Invalidation of any one of the foregoing covenants (or restrictions) by judgment or court order shall in no way affect any of the other various covenants (or restrictions), which shall remain in full force and effect.

The right to enforce these provisions by injunction, together with the right to cause the removal, by due process of law, of any structure or part thereof erected or maintained in violation, is hereby dedicated to the public, and reserved to the several owners of the several lots in this subdivision and to their heirs and assigns.

WITNESS our hands and seals this ____ day of _____, 20____.

STATE OF ILLINOIS)
COUNTY OF COOK) SS.

Before me the undersigned Notary Public, in and for the County and State aforesaid, personally appeared (Names), and each separately and severally acknowledged the execution of the foregoing instrument as his or her voluntary act and deed, for the purposes therein expressed.

WITNESS my hand and notarial seal this ____ day of 20 ____.

Notary Public"

- ☐ o. A blank certificate of approval in the form set forth in Section 29-217(b).
The Final plat shall contain a certificate of approval as follows:

"Under the authority provided by 65 ILCS 5/11-12 as amended by the State Legislature of the State of Illinois and Ordinance adopted by the Village Board of the Village of Arlington Heights, Illinois, this plat was given approval by the Village of Arlington Heights AND MUST BE RECORDED WITHIN SIX MONTHS OF THE DATE OF APPROVAL BY THE VILLAGE BOARD, OTHERWISE IT IS NULL AND VOID.

APPROVED by the Plan Commission at a meeting held _____

Chairman

Secretary

APPROVED by the Village Board of Trustees at a meeting held _____

President

Village Clerk

APPROVED by the Village Collector

APPROVED by the Village Engineer

"

- ☐ p. A certification by a registered surveyor in the form set forth in Section 29-217(c). The Final plat shall contain a certificate signed by an Illinois Registered Land Surveyor in substantially the following form:

"I, (Name), hereby certify that I am an Illinois Registered Land Surveyor in compliance with the laws of the State of Illinois, and that this plat correctly represents a survey completed by me on (Date); that all monuments and markers shown thereon actually exist, and that I have accurately shown the materials that they are made of.

Signature

(SURVEYOR'S SEAL)

Illinois Land Surveyor
No. _____"

- ☐ q. A notarized statement from the owner indicating the school district in which each tract, parcel, lot or block lies.
- ☐ r. A certificate in the form as required by the Illinois Department of Transportation or Cook County Highway Department, respectively, when any new street or new driveway will access one of these Department's streets.
- ☐ s. The parcel index numbers of all lots contained within the plat shall be included on the plat of subdivision.
- ☐ t. A block stating "Send Tax Bill To: (Name/Address)." The actual name and address shall be provided by the developer.
- ☐ u. Provide a location to identify the address of each new lot.

The Village of Arlington Heights Municipal Code can be accessed over the internet at www.vah.com .

Sample Signature Blocks

COMMONWEALTH EDISON COMPANY
EASEMENT APPROVED AND ACCEPTED

BY: _____ DATE: _____, 20__

TITLE: _____

AMERITECH/SBC
EASEMENT APPROVED AND ACCEPTED

BY: _____ DATE: _____, 20__

TITLE: _____

NICOR GAS
EASEMENT APPROVED AND ACCEPTED

BY: _____ DATE: _____, 20__

TITLE: _____

COMCAST CABLE
EASEMENT APPROVED AND ACCEPTED

BY: _____ DATE: _____, 20__

TITLE: _____

WIDE OPEN WEST, LLC
EASEMENT APPROVED AND ACCEPTED

BY: _____ DATE: _____, 20__

TITLE: _____

Arlington Heights Fire Department Plan Review Sheet

ARLINGTON HEIGHTS POLICE DEPARTMENT

Community Services Bureau

DEPARTMENT PLAN REVIEW SUMMARY

710 N Dunton Ave Lot Consolidation Preliminary and Final Plat of Subdivision

Round 1 Review Comments

01/02/2020

1. Character of use:

The character of use is consistent with the area and is not a concern.

2. Are lighting requirements adequate?

Lighting should be up to Village of Arlington Heights code. The exterior of the residence should be illuminated especially during nighttime hours for safety, to deter criminal activity and increase surveillance/visibility- potentially reducing theft, trespassing, vandalism and other criminal activity.

3. Present traffic problems?

There are no traffic problems at this location.

4. Traffic accidents at particular location?

This is not a problem area in relation to traffic accidents.

5. Traffic problems that may be created by the development.

This development should not create any additional traffic problems.

6. General comments:

- Please ensure that there is an emergency information/contact card on file with the Arlington Heights Police Department and that it is up-to-date. Agent contact information must be provided to the Arlington Heights Police Department during all construction phases. The form is attached. Please complete and return. This allows police department personnel to contact an agent during emergency situations or for suspicious/criminal activity on the property during all hours.

A. Ovington #330
Alexandra Ovington, Crime Prevention Officer
Community Services Bureau

Approved by:

D. H. #555
Supervisor's Signature

HEALTH SERVICES DEPARTMENT

6

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. <u>19-014</u>	P.I.N.# <u>03-29-115-020-0000 & 021 & 022</u>
Petitioner: <u>Cathleen F. Deligio</u>	Location: <u>(710) ? Dunton Avenue</u>
<u>1000 George St. Barrington, IL 60010</u>	Rezoning: <u> </u> Current: <u> </u> Proposed: <u> </u>
	Subdivision: <u> </u>
	# of Lots: <u>3</u> Current: <u>3</u> Proposed: <u>1</u>
Owner: <u>Vincent & Cathleen Deligio</u>	PUD: <u> </u> For: <u> </u>
<u>1000 George St. Barrington, IL 60010</u>	Special Use: <u> </u> For: <u> </u>
	Land Use Variation: <u> </u> For: <u> </u>
Contact Person: <u>Cathleen Deligio</u>	<u>Consolidation</u>
Address: <u>1000 George St. Barrington, IL 60010</u>	Land Use: <u> </u> Current: <u>Res. SF</u>
	Proposed: <u>Res SF</u>
Phone #: <u>(847) 875-6249</u>	Site Gross Area: <u>9392</u>
Fax #: <u> </u>	# of Units Total: <u>4 BR</u>
E-Mail: <u>cdeligio@comcast.net</u>	1BR: <u> </u> 2BR: <u> </u> 3BR: <u> </u> 4BR: <u> </u>

(Petitioner: Please do not write below this line.)

1. GENERAL COMMENTS:No Comments.

RECEIVED

DEC 30 2019

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Terese Bisler 12-27-19
Environmental Health Officer Date

RECEIVED

DEC 23 2019

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

[Signature]
for

ACTING Direc
Date

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. <u>19-014</u>	P.I.N.# <u>03-29-115-020-0000 & 021 & 022</u>
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	Subdivision: <u> </u>
Owner: <u>Vincent & Cathleen Deligio</u>	# of Lots: <u>3</u> Current: <u>3</u> Proposed: <u>1</u>
<u>1000 George St. Barrington, IL 60010</u>	PUD: <u> </u> For: <u> </u>
	Special Use: <u> </u> For: <u> </u>
Contact Person: <u>Cathleen Deligio</u>	Land Use Variation: <u> </u> For: <u> </u>
Address: <u>1000 George St. Barrington, IL 60010</u>	<u>Consolidation</u>
	Land Use: <u> </u> Current: <u>Res. SF</u>
Phone #: <u>(847) 875-6249</u>	Proposed: <u>Res. SF</u>
Fax #: <u> </u>	Site Gross Area: <u>9392</u>
E-Mail: <u>cdeligio@comcast.net</u>	# of Units Total: <u>4 BR</u>
	1BR: <u> </u> 2BR: <u> </u> 3BR: <u> </u> 4BR: <u> </u>

(Petitioner: Please do not write below this line.)

YES NO

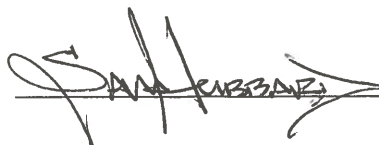
1. X COMPLIES WITH COMPREHENSIVE PLAN?
2. X COMPLIES WITH THOROUGHFARE PLAN?
3. X VARIATIONS NEEDED FROM ZONING REGULATIONS?
(See below.)
4. X VARIATIONS NEEDED FROM SUBDIVISION REGULATIONS?
(See below.)
5. X SUBDIVISION REQUIRED?
6. X SCHOOL/PARK DISTRICT CONTRIBUTIONS REQUIRED?
(See below.)

Comments:

PLEASE SEE ATTACHED COMMENTS.

RECEIVED

DEC 23 2019

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

1-7-20
Date



Planning & Community Development Dept. Review

January 8, 2020

REVIEW ROUND 1

Project: 710 N. Dunton Ave.
Proposed Subdivision (Lot Consolidation)

Case Number: PC 19-014

General:

7. The following approvals have been requested:
 - a. **Preliminary & Final Plat of Subdivision to consolidate three lots into one lot.**
8. Please note that the Final Plat, as approved by the Engineering Dept., must be printed on mylar and submitted to the Village, with signatures obtained from all parties except those to be coordinated by the Village, **no less than one week** prior to the tentative Feb. 26th Plan Commission hearing date. If this requirement cannot be met, you can proceed with Preliminary Plat approval, with Final Plat approval obtained at a future date (i.e. a separate Plan Commission meeting would be needed). Please note that no public notice is required for Final Plat of Subdivision approval. Should you end up proceeding with Preliminary Plat approval only, an electronic copy of the Plat which reads "Preliminary" will be required one week prior to the Plan Commission hearing.
9. Please note that payment of all applicable engineering fees and the provision of all surety bonds, public improvement deposits, and maintenance guarantees must be provided **one week prior** to appearing before the Village Board for Final Plat approval.
10. Please confirm that the proposed subdivision will not have any CCR's. If CCR's are proposed, please provide a draft of the proposed CCR's.
11. The Wheeling Township Assessor's office is in the process of compiling a list of all PIN #'s of property within 250' of the subject property. This list will be provided to you under separate cover and you must use the method as described by the township office to look up the property owner information for each of the PIN's on the list. Please note that the public notification letter must go to the **taxpayer of record of each PIN**, and not to the actual property address of the PIN. Please provide a draft of the notification letter to me at your convenience (see zoning application for a template to follow for said letter).
12. Please note that a Design Commission application will be required for any proposed home on the newly consolidated lot.
13. Impact fees will be due in accordance with Chapter 29 at time of permit issuance for any new home the proposed consolidated lot.
14. Please make sure all revised plans are labeled with a revision date.

Final Plat of Subdivision:

15. The required minimum side yard setbacks for are 10% of the lot width. Please revise the Final Plat document and engineering plans to reflect the required 7.5' side yard setback.
16. The County Clerk certificate contains a spelling error ("consolidated").

17. The Deed of Dedication is missing. Please see Chapter 29 of the Municipal Code, section 29-217a. Paragraphs 2 and 3 from the deed of dedication can be omitted since no CCR's are proposed.

Prepared by: SANJEEV

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 19-014
 Petitioner: Cathleen F. Deligio
1000 George St. Barrington, IL 60010
 Owner: Vincent & Cathleen Deligio
1000 George St. Barrington, IL 60010
 Contact Person: Cathleen Deligio
 Address: 1000 George St. Barrington, IL 60010
 Phone #: (847) 875-6249
 Fax #: ---
 E-Mail: cdeligio@comcast.net

P.I.N.# 03-29-115-020-0000 & 021 & 022
 Location: (710) ? Dunton Avenue
 Rezoning: --- Current: --- Proposed: ---
 Subdivision: ---
 # of Lots: 3 Current: 3 Proposed: 1
 PUD: --- For: ---
 Special Use: --- For: ---
 Land Use Variation: --- For: ---
Consolidation
 Land Use: --- Current: Res. SF
 Proposed: Res. SF
 Site Gross Area: 9392
 # of Units Total: 4 BR
 1BR: --- 2BR: --- 3BR: --- 4BR: ---

(Petitioner: Please do not write below this line.)

LANDSCAPE & TREE PRESERVATION:

	<u>YES</u>	<u>NO</u>
1. Complies with Tree Preservation Ordinance	<u>N/A</u>	<u>---</u>
2. Complies with Landscape Plan Ordinance	<u>N/A</u>	<u>---</u>
3. Parkway Tree Fee Required (See below.)	<u>X</u>	<u>---</u>

Comments:

It is recommended, where feasible, that the existing trees located outside of the building footprint be preserved.

RECEIVED

DEC 23 2019

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

[Signature] 1/2/20
 Coordinator Date

January 17, 2020

Sam Hubbard
Department Planner
Village of Arlington Heights
33 S. Arlington Heights Road
Arlington Heights, IL 60005
shubbard@vah.com

Re: **Mastercraft Builders Subdivision**
710 N. Dunton Ave
Response to Review Comments
HE Project No: 19-120

In response to review comments received from Village staff dated January 13, 2020, we have revised the documents listed below and resubmit them to you for review and approval.

- Final Plat of Subdivision
- Site Engineering Plan for Lot Consolidation

A written disposition to all comments from the above referenced letters is included below. The original review comments are shown in *italics*, with our responses immediately below in **bold** text.

Public Works Comments

1. *Ensure at least 10' horizontal separation and 18" vertical separation between the proposed sanitary service and water service.*
Acknowledged; a dimension has been shown indicating the service separation. We note that this plan is not being submitted for permit, a separate engineering plan will be provided showing the actual building and service configuration when the building permit application is ready.
2. *The sump pump will not be allowed to connect to the combined sewer. It must discharge overland. Please review sump detail from Haeger Engineering plans page 2 of 3.*
This detail has been eliminated as requested.
3. *The Water Meter Unit of Public Works will install the 1.0" water meter. The cost of the water meter will be part of the install fees incurred on the permit. Please coordinate the installation with Mike Giles at 847-368-5810.*
Acknowledged; this note has been added to the plan.
4. *Ensure that all sidewalks are retuned to satisfactory condition at the completion of construction. Replace any wells that do not have positive drainage during construction.*
Acknowledged; this note has been added to the plan.
5. *Top of foundation elevations for property to north and south is needed to determine new construction elevation.*
These elevations have been added to the plan.

Engineering Dept Comments – Final Plat of Resubdivision

15. *Provide full legal description.*

The full legal description of the existing property is contained within the Surveyor's Certificate.

16. *Provide utility signature blocks.*

These signature blocks have been added to the plat.

17. *The plat was reviewed against the attached Final Plat of Subdivision Checklist. Use the checklist to complete the following items:*

- a. *n. Deed of Dedication*
- b. *o. Revised Director of Engineering to "Village Engineer"*
- c. *t. A block stating "Send Tax Bill To:".*

These items have been added or incorporated into the revised Plat.

Planning Department Comments – Final Plat of Subdivision

15. *The required minimum side yard setbacks are 10% of the lot width. Please revise the Final Plat document and engineering plans to reflect the required 7.5' side yard setback.*

These corrections have been made to the Plat and Engineering Plan.

16. *The County Clerk certificate contains a spelling error ("conxolidated")..*

This correction has been made to the Plat.

17. *The Deed of Dedication is missing. Please see Chapter 29 of the Municipal Code. Paragraphs 2 and 3 from the deed of dedication can be omitted since no CCR's are proposed..*

This has been incorporated into the owner's signature block.

This concludes our resubmittal. Should you require further information or have any questions, please do not hesitate to give us a call.

Sincerely,

HAEGER ENGINEERING, LLC



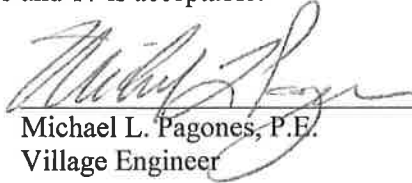
Mike Anderson, P.E., LEED AP
Vice-President

**PLAN COMMISSION PC #19-014
710 N Dunton Ave Lot Consolidation
710 N Dunton Ave
Final Plat of Resubdivision
Round 2**

18. The petitioner's response to Comment Nos. 11, 12, 13 and 14 is acceptable.

Final Plat of Resubdivision:

19. The petitioner's response to Comment Nos. 15, 16 and 17 is acceptable.


Michael L. Pagones, P.E.
Village Engineer

1/30/2020
Date

Planning & Community Development Dept. Review

January 31, 2020



REVIEW ROUND 2

Project: 710 N. Dunton Ave.
Proposed Subdivision (Lot Consolidation)

Case Number: PC 19-014

General:

18. All comments have been addressed. You are cleared to print the plat on mylar and begin gathering signatures.

Prepared by: 

PLAN COMMISSION PROJECT TIMELINE

Project Name: 710 N. Dunton Avenue Subdivision

PC Number: 19-014

Location: 710 N. Dunton Avenue

Requested Action:

1. Preliminary and Final Plat of Subdivision to consolidate three existing lots into one lot.

	Date	Number of Business Days
Petitioner Provides Plans needed for CPRC	08/29/19	-
Conceptual Plan Review Meeting (CPRC)	09/25/19	18
Awaiting PC Application	12/23/19	59
PC Application Submittal Date	12/23/19	-
1 st Round Department Comments	01/08/20	9
Petitioner's Response – 1 st Round	01/23/20	10
2 nd Round Department Comments	01/31/20	6
PC Hearing	02/26/20	43 days from application date
Village Board	04/27/20*	43
Anticipated Village Board Ord. Adoption	TDB	-

*Original Village Board date was to be March 16th, but this was pushed back as Village Board meetings were cancelled due to concerns over COVID-19.



**Village Board
4/27/2020**

Item: Shirley Ryan Ability Lab - 3215 N. Wilke Rd. - PC#20-003

Department: Planning & Community Development

Requested Action

1. Land Use Variation to allow a Physical Rehabilitation Center within the M-1 Zoning District.

Variations Required

1. Variation from Chapter 28 of the Municipal Code, Section 10.4, to reduce the required number of off-street parking spaces from 370 to 361 spaces.
2. Variation from Chapter 28 of the Municipal Code, Section 6.12-1(2)b, to waive the requirement for a traffic and parking study by a certified traffic engineer.
3. Variation from Chapter 28 of the Municipal Code, Section 6.5-7b, to allow an accessory structure to be 1,250 square feet where code limits the maximum size to 300 square feet.
4. Variation from Chapter 28 of the Municipal Code, Section 6.5-6, to allow an accessory structure to be 16.6' tall where code limits the maximum height to 15'.

Recommendation

A public hearing was held by the Plan Commission on February 26, 2020 where Commissioner Cherwin moved and Commissioner Sigalos seconded:

A motion to recommend to the Village Board of Trustees, approval of PC#20-003,, a Land Use Variation to allow a physical rehabilitation center within the M-1 Zoning District, and the following variations:

1. Variation to Section 10.4, to reduce the number of required parking spaces from 370 to 361.
2. Variation to Section 6.12-1(2)b, to waive the requirement for a traffic study by a

certified traffic engineer.

3. Variation to Section 6.5-7b, to allow an accessory structure to be 1,250 square feet where code limits the maximum size to 300 square feet.

4. Variation to Section 6.5-6, to allow an accessory structure to be 16.6' tall where code limits the maximum height to 15'.

This recommendation shall be subject to the following conditions:

1. The petitioner shall work with the landlord to ensure that the ends of all parking rows contain a 4-inch caliper shade tree when weather permits the planting of trees. The installation of all code required shade trees within the existing landscape islands on the subject property must occur within 8 months of land use variation approval.

2. The petitioner shall install the 4 required bicycle parking spaces associated with their use, and the Village shall work with the property owner to install the remaining 15 required bicycle parking spaces.

3. The petitioner shall comply with all Federal, State, and Village Codes, Regulations, and Policies.

Roll Call Vote: Commissioners Jensen, Warskow, Lorenzini,, Green, Sigalos, Cherwin, and Chair Ennes voted in favor. Motion carried.

ATTACHMENTS:

Description	Type
Staff Report	Report
PC Minutes 2/26/20 - DRAFT	Minutes
Aerial	Exhibits
Project Narrative	Exhibits
Justification for Variations	Exhibits
Site Plan - Existing	Exhibits
Site Plan - Canopy	Exhibits
Canopy Rendering	Exhibits
Canopy Details	Exhibits
Floor Plan	Exhibits
Landscape Plan	Exhibits
Parking Study	Exhibits
Dept. Comments - Round 1	Exhibits
Dept. Comments - Round 1 Petitioner Response	Exhibits
Dept. Comments - Round 2	Exhibits
PC Timeline Tracker	Correspondence



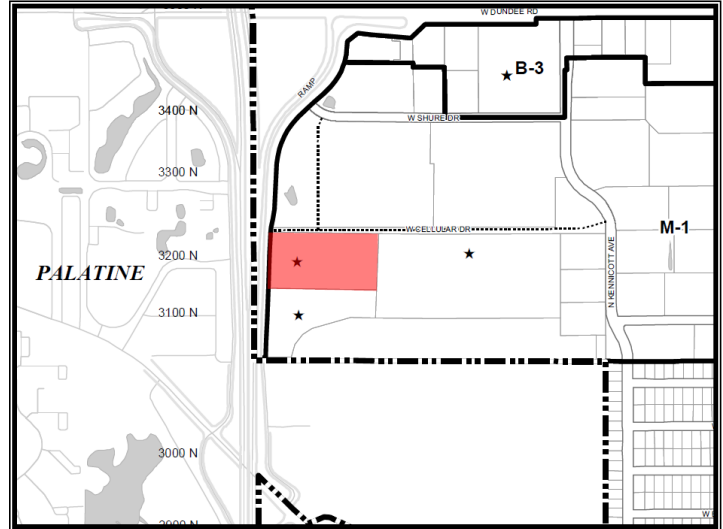
VILLAGE OF ARLINGTON HEIGHTS STAFF DEVELOPMENT COMMITTEE REPORT

Project File Number: PC #20-003
Project Title: Shirley Ryan Ability Lab LUV
Location: 3201-3231 N. Wilke Road
PIN: 03-07-100-007

To: Plan Commission
Prepared By: Sam Hubbard, Development Planner
Meeting Date: February 26, 2020
Date Prepared: February 21, 2020

Petitioner: Rehabilitation Institute of Chicago
 d/b/a Shirley Ryan Ability Lab
Address: 355 E. Erie St.
 Chicago, IL 60611

Existing Zoning: M-1: Research, Development, and
 Light Manufacturing District
Comprehensive Plan: R&D, Mfg. and Warehousing



SURROUNDING LAND USES

Direction	Existing Zoning	Existing Use	Comprehensive Plan
North	M-1: Research, Development, and Light Manufacturing District	Flex Office/Industrial building	R&D, Mfg. and Warehousing
South	M-1: Research, Development, and Light Manufacturing District	Multi-building office complex	R&D, Mfg. and Warehousing
East	M-1: Research, Development, and Light Manufacturing District	Flex Office/Industrial building	R&D, Mfg. and Warehousing
West	- Village of Palatine -		

Requested Action:

1. Land Use Variation to allow a Physical Rehabilitation Center within the M-1 Zoning District.

Variations Required:

1. Variation from Chapter 28 of the Municipal Code, Section 10.4, to reduce the required number of off-street parking spaces from 370 to 361 spaces.
2. Variation from Chapter 28 of the Municipal Code, Section 6.12-1(2)b, to waive the requirement for a traffic and parking study by a certified traffic engineer.
3. Variation from Chapter 28 of the Municipal Code, Section 6.5-7b, to allow an accessory structure to be 1,250 square feet where code limits the maximum size to 300 square feet.
4. Variation from Chapter 28 of the Municipal Code, Section 6.5-6, to allow an accessory structure to be 16.6' tall where code limits the maximum height to 15'.

Project Background:

The subject property is a five building multi-tenant office complex at 3201-3231 North Wilke Road, which is located on approximately 7.96 acres of land and consists of approximately 103,743 square feet of floor area. The petitioner, Shirley Ryan Ability Lab, has signed a lease for 14,786 square feet of space within a vacant unit at the southeast corner of the development (3215 North Wilke Road). The Ability Lab provides day rehabilitation services for individuals who no longer need hospitalization but still require intensive, coordinated rehabilitation care (i.e. victims of a stroke, brain/spinal injury, car accident, etc.) in order to get back to normal independent living. Their hours of operation are 7:30am to 5:00pm Monday through Friday and their offices are closed over the weekend. Approximately 12,125 square feet of the tenant space would be built-out and occupied upon zoning approval, with the remaining 2,661 square feet to be leased but unoccupied until an expansion is warranted. At peak occupancy of the entire space, the petitioner anticipates at total of 20 employees.

On average, the facility will treat a total of 44 patients a day; 22 in the morning and 22 in the afternoon. Due to the extent of their injuries, about 75% of the patients will be transported to the site in medivans, which will drop the patients off, leave the site, and return when the patients are ready for pickup. The remaining 25% will drive themselves. Morning rehabilitation services begin around 8:30am and conclude at 11:30am. Afternoon rehabilitation services begin around noon and conclude at 3:00pm.

Access to the site comes from two full access, non-signalized ingress/egress points along Wilke Road. To shelter individuals with accessibility limitations from inclement weather, the petitioner has proposed a canopy over the main entrance to their unit, which would involve the removal of 12 parking spaces on the site and create a dedicated drop-off/pick-up zone for the medivans.

Zoning and Comprehensive Plan

The subject property is zoned M-1, Research, Development, and Light Manufacturing District. The proposed use is classified as a physical rehabilitation facility, which is neither a permitted nor special use within the M-1 District; therefore, a Land Use Variation is required. The petitioner has provided a written response to each of the four hardship criteria necessary for land use variation approval, which criteria have been included below for reference:

- **The proposed use will not alter the essential character of the locality and will be compatible with existing uses and zoning of nearby property.**
- **The plight of the owner is due to unique circumstances, which may include the length of time the subject property has been vacant as zoned.**
- **The proposed variation is in harmony with the spirit and intent of this Chapter.**
- **The variance requested is the minimum variance necessary to allow reasonable use of the property.**

Staff concurs with the petitioner that the approval criteria have been met for the land use variation and notes the following; 1) the most comparable use within the zoning code is a “medical office” use, which is a permitted use in the M-1 District, 2) the unique subset of the population to which the Ability Lab serves allows the facility to thrive without needing visibility on a high traffic arterial, and 3) the services provided within the facility are necessary for the public convenience in that the clients have mobility challenges.

The Comprehensive Plan classifies this property as appropriate for “Research, Development, and Manufacturing” uses. As the proposed use is most similar to a medical office use, which is a permitted use within the M-1 District, the use is compatible with the Comprehensive Plan designation.

Building, Site and Landscaping:

Other than the proposed canopy over the building entrance (and associated changes to the parking spaces and landscape islands), the petitioner is not proposing any changes to the site or building. As the entrance canopy will not be attached to the building, it is classified as an accessory structure, which structures are limited to 300 square feet in size and 15 feet in height. At approximately 1,250 square feet in size and 16.6 feet in height, the proposed canopy requires variations to the height and size restrictions governing accessory structures. The petitioner has provided a written response to necessary approval criteria as identified above, and their response is within the Plan Commission packet. Staff is supportive of these variations as the structure could easily be connected to the building, which would eliminate the need for said variations. Additionally, the canopy is well designed to match the existing architecture of the building and will not encroach on the required setbacks for the principal structure.

No appearance before the Design Commission shall be required for the canopy. However, the placement of the canopy will alter the existing parking in front of the site, which requires the installation of landscape islands on either side of the structure. The petitioner has provided a landscape plan outlining the size and species of the proposed plantings within these islands. As part of the Plan Commission review process, staff has inspected all of the existing onsite plantings within the complex and noted that certain shade trees within the parking lot islands are missing. The petitioner has stated that they will work with the landlord to ensure that the ends of all parking rows contain a 4-inch caliper shade tree when weather permits the planting of trees. Staff recommends a condition of approval that requires the installation of all code required shade trees within the existing landscape islands on the subject property within 8 months of land use variation approval.

Parking, Traffic, and Circulation:

Per Chapter 28, Section 6.12-1(2)a, the petitioner is required to provide a traffic and parking study by a certified traffic engineer that assesses access (location, design, and Level of Service), on-site circulation, trip generation and distribution, parking, and impacts to public streets. Relative to this requirement, the petitioner has requested the following variation:

- **A Variation from Chapter 28, Section 6.12-1, to waive the requirement for a traffic study prepared by a qualified professional engineer.**

Since many of the patients will carpool in shared medivans, and since only 44 patients are expected to be seen on average each day, the expected traffic generation from this use will be minimal in comparison to a traditional doctor's office. Additionally, since rehabilitation services take around three hours (as opposed to hourly for a standard doctors office), there are only two waves of patients arriving daily. There will not be multiple waves of patients arriving throughout the day. Staff is supportive of the variation to waive the formal traffic study.

The petitioner has provided a parking study from a qualified professional engineer. Relative to parking, the proposed use is classified as a "medical office", which requires one parking space per 200 square feet of floor area. Based on the other tenants within the complex, a total of 370 parking spaces are required. Given the removal of 12 spaces to accommodate for the canopy, as well as restriping to accommodate additional handicap accessible spaces required by the Illinois Accessibility Code, the subject property will provide a total of 361 parking spaces after said modifications. The following variation is therefore required:

- **Variation from Chapter 28 of the Municipal Code, Section 10.4, to reduce the number of required parking spaces on the subject property from 370 to 361.**

A summary of the parking calculations for the subject property is shown below.

Address	Tenant	Use	Square Feet	Parking Ratio	Parking Required	Parking Provided
3215 N. Wilke	Ability Lab	Medical Office	14,796	1 per 200 Sq. Ft.	74	361
3201-3209 & 3219-3231 N. Wilke	Multiple Tenants	Business Office	88,957	1 per 300 Sq. Ft.	296	
TOTAL SQUARE FOOTAGE			103,743	PARKING TOTALS	370	361
OVERALL SURPLUS / (DEFICIT)					-9	

In order to justify this variation, the petitioner hired Kenig, Lindgren, O'Hara, Alboona, Inc (KLOA) to survey the parking lot over four weekdays. Peak occupancy of the office center parking lot was observed to be 245 spaces occupied out of the 376 available spaces on the site, accounting for a peak of 65% parking occupancy. Given the expected traffic for the Ability Lab, which is low given the extent of car-pooling, the onsite parking supply will be sufficient to accommodate for peak demand, which is estimated at 286 spaces (76% parking occupancy). Staff concurs that the existing parking should be adequate to cover expected demand.

The proposed use will require additional parking per code, which triggers the entire subject property to comply with the bicycle parking regulations. The number of existing bike parking spaces on the site is unknown, however, per code 19 bike parking spaces are required. The petitioner's project accounts for 4 out of the 19 total spaces required, which 4 spaces they must install at time of occupancy. The Village will work separately with the landlord to ensure that the remaining 15 spaces are installed on the site, which will bring everything into compliance with current bicycle parking codes. A condition of approval recommending such has been outlined below.

RECOMMENDATION

The Staff Development Committee (SDC) reviewed the proposed Land Use Variation for a Physical Rehabilitation Center in the M-1 District, and the following variations from Chapter 28 of the Municipal Code:

1. Variation to Section 10.4, to reduce the number of required parking spaces from 370 to 361.
2. Variation to Section 6.12-1(2)b, to waive the requirement for a traffic study by a certified traffic engineer.
3. Variation to Section 6.5-7b, to allow an accessory structure to be 1,250 square feet where code limits the maximum size to 300 square feet.
4. Variation to Section 6.5-6, to allow an accessory structure to be 16.6' tall where code limits the maximum height to 15'.

The SDC recommends approval of the application subject to the following conditions:

1. The petitioner shall work with the landlord to ensure that the ends of all parking rows contain a 4-inch caliper shade tree when weather permits the planting of trees. The installation of all code required shade trees within the existing landscape islands on the subject property must occur within 8 months of land use variation approval.

2. The petitioner shall install the 4 required bicycle parking spaces associated with their use, and the Village shall work with the property owner to install the remaining 15 required bicycle parking spaces.
3. The petitioner shall comply with all Federal, State, and Village Codes, Regulations, and Policies.

February 21, 2020

Bill Enright, Deputy Director of Planning and Community Development

Cc: Randy Recklaus, Village Manager
All Department Heads
PC #20-003

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PLAN

REPORT OF THE PROCEEDINGS OF A PUBLIC HEARING BEFORE THE VILLAGE OF ARLINGTON HEIGHTS PLAN COMMISSION

COMMISSION

RE: SHIRLEY RYAN ABILITY LAB - 3215 NORTH WILKE ROAD - PC# 20-003
LAND USE VARIATION, PARKING VARIATION, ACCESSORY STRUCTURE
VARIATIONS

REPORT OF PROCEEDINGS had before the Village of
Arlington Heights Plan Commission Meeting taken at the Arlington Heights Village
Hall, 33 South Arlington Heights Road, 3rd Floor Board Room, Arlington Heights,
Illinois on the 26th day of February, 2020 at the hour of 7:45 p.m.

MEMBERS PRESENT:

TERRY ENNES, Chairman
LYNN JENSEN
MARY JO WARSKOW
JOE LORENZINI
BRUCE GREEN
JOHN SIGALOS
JAY CHERWIN

ALSO PRESENT:

SAM HUBBARD, Development Planner

DRAFT

CHAIRMAN ENNES: Okay, our second petition for the evening is PC# 20-003. Is the Petitioner here?

MS. DUNCAN: Yes, Mr. Chairman.

CHAIRMAN ENNES: Are you Kathleen?

MS. DUNCAN: I'm Kate Duncan, yes.

CHAIRMAN ENNES: Will anybody else be talking with you?

MS. DUNCAN: Yes. I'm going to have everyone stand up and be sworn in please.

CHAIRMAN ENNES: So, please raise your right hand.

(Witnesses sworn.)

CHAIRMAN ENNES: You all do, okay.

MS. DUNCAN: Thank you.

CHAIRMAN ENNES: Tell us about your project.

MS. DUNCAN: Yes.

CHAIRMAN ENNES: But first, as you speak, please state your name and spell it for the court reporter.

MS. DUNCAN: Yes, thank you. Good evening, Mr. Chairman and members of the Commission. My name is Kate Duncan, which is D-u-n-c-a-n. I'm an attorney with Akerman, LLP in Chicago. I'm appearing this evening on behalf of the Applicant, the Shirley Ryan Ability Lab in connection with the proposed application before you for the property located at 3215 North Wilke Road.

The Applicant is here before you seeking several approvals actually. The first is a land use variation to allow a physical rehabilitation center within the M-1 zoning district. The second is a variation to reduce the required number of off-street parking spaces for the office park overall from 370 to 361 spaces. We are also seeking a variation to waive the requirement for a formal traffic study that we have submitted a formal parking study. We are also seeking a variation to allow an accessory structure to be 1,250 square feet rather than the 300 square feet required by code, and a variation to allow that same accessory structure to be 16.6 feet instead of 15 feet which is allowed by code. That's for a canopy that we'll show you in a minute.

So, here this evening with me are Laurie Tenzer who is the deputy general counsel for Shirley Ryan Ability Lab; I also have Todd Eicken who is our architect from Cannon Design; and we have Monica Santilli who is a clinical manager and will be one of the staff people at the new facility.

So, the subject property at 3215 North Wilke Road is a part of an office park with multiple buildings and tenants within it, and the Shirley Ryan Ability Lab is leasing approximately 14,786 square feet of office in the office park. That's at the southeast corner which is at the rear of the office park if you're looking at it from Wilke Road. The property is located in the M-1 zoning district, and while medical offices are permitted in that district, physical rehabilitation centers are not which is why the Applicant is here seeking a land use variation.

Applicant is proposing to use the property for a day rehabilitation service which is actually different than your typical physical therapy center or doctor's office. This is for people who require intensive rehabilitation in order to get back to normal independent living, who have either had some sort of serious medical condition or some type of a traumatic accident

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or brain injuries, that sort of thing.

We have provided you with a comprehensive narrative regarding the operations for the facility and the type of patients who we will be serving, and we are happy to go into further detail if you have questions about that. Monica is here with us tonight and can answer any of those types of questions for you.

We're also seeking variations from the parking requirement for the office park which we have substantiated, we believe, with a parking study that was performed by KLOA traffic engineering. As further referenced in our narrative, most patients will arrive at the site and depart from the site by a Medivan, and so they will not require parking themselves. Further, the Medivan will not even be staying on the property after it drops off patients. It will leave the property and then come back to pick them up.

So, Applicant is also seeking this canopy that's going to go over the main entrance to their unit so that they can shelter patients who have serious accessibility limitations from weather conditions. The canopy is a separate structure and not attached to the building, and the reason for that is that we need to make sure that emergency vehicles can fit underneath it. So, it had to be a certain size and dimension and height in order to accommodate ambulances and other emergency type vehicles. If the canopy itself was actually attached to the building, no variations would be required. It would just be permitted as of right.

So, we have provided comprehensive written explanation as to why we believe we meet the standards of all of the approval and criteria for each of the variations, and we're happy to go through any of those if you have questions about that. We've also reviewed the Staff report that was prepared and submitted for our review and your review, and we do understand and accept the conditions that have been recommended by Staff which I know Sam will go through in a minute with you, including the installation of trees at the end of all parking rows as well as the installation of bike parking.

We have a short PowerPoint presentation that I'd like to ask Todd to go through if you'd like. We don't have to do that if you're not, if you don't want that.

CHAIRMAN ENNES: No, we will --

MS. DUNCAN: Okay, very good.

CHAIRMAN ENNES: Sure.

MS. DUNCAN: Todd, you want to come up? Thanks.

CHAIRMAN ENNES: Todd, you went through the effort to do all of this.

MR. EICKEN: They pay me.

CHAIRMAN ENNES: I'm sure it's important.

MR. EICKEN: My name is Todd Eicken, E-i-c-k-e-n, architect with Cannon Design from Chicago, working with the ability lab for the project.

The slide that's up in front of you right now is our floor plan. North would be to the right on the drawing. So, the space is, as Kate mentioned, for day rehabilitation. It's mostly open gym space for the rehab patients and administrative and conference space. Nothing too extraordinary in that regard. It's very simple, a very simple space inside the building.

This is a partial site plan. Again, we're showing our new canopy, showing the new parking islands to either side of the canopy that form the drop-off driveway we'll have underneath the canopy. One of the reasons that the ability lab was I think attracted to this complex is you can see how it has a circular flow of traffic. You can kind of make a circle around the buildings, and that, with the drop-off of the Medivans, that makes for an easy flow for them to

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come in, drop off and get out again back to Wilke.

Landscape drawings. Our drawings have been in for permit now. We've met, as far as we know, all of the requirements for the landscape ordinance.

The site plan also showed the six handicap parking stalls that are being proposed. Our parking study indicated the need for 24, 25 parking spots. So, six is a little more than 20 percent. That's what the Illinois Accessibility Code requires for a rehabilitation facility. It's a little higher percentage of handicap stalls you might normally see for other building types.

The rendering in front of you is our canopy, again reviewed with the Building Department here, Steve Hautzinger, to make sure that it was, you know, built out of materials that were compatible in appearance and quality to the existing building. So, a very simple canopy. Again, it was sized to not only allow the Medivans but also a fire truck to go underneath the structure.

So, that is it.

CHAIRMAN ENNES: Thank you.

MS. DUNCAN: That concludes our presentation. We're happy to answer any questions you have.

CHAIRMAN ENNES: Okay, we'll go on to the Staff report.

MR. HUBBARD: Sure, thank you. So, as you've heard, the subject property is at 3215 North Wilke Road. It's in an M-1 zoning district and classified as suitable for research development, manufacturing, and warehouse uses on our Comprehensive Plan.

The proposed use is most similar to a medical office use which is a permitted use in the M-1 district, so the proposed use we feel is generally comparable with the Comprehensive Plan. However, physical rehabilitation centers are not allowed in the M-1 zoning district; therefore, the Petitioner is seeking this evening a land use variation to allow the proposed use within the M-1 district. Then you've heard the four variations that are needed; two relative to parking and traffic, and two relative to the canopy area.

The Petitioner did appear in front of the Conceptual Plan Review Committee on October 23rd of last year. I would characterize it as generally supportive of the use. There weren't any major issues that I recall being identified at that meeting.

Here's the aerial again. You can see on the left-hand side is Wilke Road, to the north is Cellular Drive, and the subject property is bounded in red with the unit in blue at the southeast corner of the site. So, it's kind of off of the main roads there.

Here's the site plan. Again, you can see the unit here, and the canopy is going to be constructed approximately in that area shown by the blue. There are variations to the height at 16.6 feet, the maximum height allowed is 15, and to the size at 1,250 square feet where maximum size is limited to 300 square feet. So, the Petitioner has demonstrated that they comply with the criteria necessary for variation approvals. Staff concurs that the necessary criteria have been met, and so we're supportive of both variations to the accessory structure regulations.

Here's the floor plan. As the Staff report touched on, there is a small area about 2,600 square feet of the unit that will be under the lease but won't be used at this point. Our parking calculations have been done assuming that that portion is in use, so when they are ready to move forward with build-out there, it should be accommodated already in the parking calculations.

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Here's the landscape plan. In order to accommodate for the canopy area, they had to remove some parking rows, and then they're putting in some new landscape islands. There were certain landscape islands in the overall complex that were missing the code-required shade tree, and the Petitioner has agreed to work with the landlord to get those installed and compliant with code.

Finally, relative to parking, 370 spaces are required. Once they remove certain spaces on the site to accommodate for the canopy, there will be only 361 spaces, so a variation is required. They did have KLOA do four days of parking survey, and they found that the peak was 242 cars. When you accommodate for the cars expected to be generated by Shirley Ryan, we estimated a peak of 286 usage overall for the building, and then the building is about 10 percent vacant. So, when you kick in the remaining occupancy, assuming it's at 100 percent occupancy, the peak parking demand is probably a little over 300 again. Again, there will be 361 parking spaces on the site, so we're okay with the variation and supportive of the variation to reduce the requirement for on-site parking.

I would mention that any time a new use comes in that has a higher parking requirement than the previous use, it kicks in the bike parking regulations. A medical office use, which is how we classify a physical rehabilitation center, has a higher parking requirement than just a standard office use. So, it kicks in the bike parking requirement compliance for the entire office complex that translates to 19 spaces. We felt, as a more practical approach, the Petitioner should install four spaces which is what they contribute to the overall requirement. Then we'll work with the landlord to install the remaining 15 spaces for the other users within the facility. The Petitioner has agreed to do that, and Staff is recommending approval of the application subject to the conditions outlined in the Staff report. Thank you.

CHAIRMAN ENNES: Sam, I have one quick question in regard to your report. How many employees does the operation there have?

MR. HUBBARD: I would defer to the Petitioner. I believe it's --

MS. SANTILLI: I would say about 20.

MR. HUBBARD: 20.

CHAIRMAN ENNES: How many, 20?

MS. DUNCAN: Monica, can you come up and answer?

CHAIRMAN ENNES: Okay, thank you.

MS. SANTILLI: My name is Monica Santilli, S-a-n-t-i-l-l-i. Yes, I'm the clinical manager; I will be the clinical manager in this building. I would approximate around 20 employees.

CHAIRMAN ENNES: Okay, so they might be, it sounds like most of your patients are not real mobile. They wouldn't be riding bikes, so it might be your employees.

MS. SANTILLI: Correct, they would not be riding bikes. Some employees might.

CHAIRMAN ENNES: You think your employees might take advantage of that?

MS. SANTILLI: I would probably be the most likely one because I live the closest. But there may be a few.

CHAIRMAN ENNES: Okay, thanks. Okay, so Staff report, can we have a motion to approve?

COMMISSIONER GREEN: I'll make the motion.

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CHAIRMAN ENNES: Is there a second?

COMMISSIONER SIGALOS: I'll second.

CHAIRMAN ENNES: Okay, all in favor?

(Chorus of ayes.)

CHAIRMAN ENNES: Anyone opposed?

(No response.)

CHAIRMAN ENNES: Okay, so thank you for the Staff report.

Commissioners, do you have questions on the proposed development?

COMMISSIONER JENSEN: Well, I should indicate that, in the name of transparency, my wife was a patient at your facility in Elk Grove Village. I have no other connection with the Shirley Ryan Ability Lab, but I think it's a wonderful facility and operation. At this point, I don't have any further questions.

COMMISSIONER WARSKOW: I don't have any questions. I'd just like to put my support on the record. I think it's a great project.

COMMISSIONER LORENZINI: Sam, a question. On the parking, it says based on other tenants within the complex, a total of 370 parking spots are required. So, are all the other buildings filled?

MR. HUBBARD: No, there are some vacancies.

COMMISSIONER LORENZINI: So, when those other buildings are filled, would there be a possible problem for parking then?

MR. HUBBARD: We don't anticipate it. It's about 90 percent -- I'm sorry, where are my notes? I think it's 10 percent vacant, so 90 percent full. Even with peak usage, the parking lot would be only 80 percent full. So, there's still surplus capacity to accommodate for those tenancies.

COMMISSIONER LORENZINI: And the gentleman from the Petitioner, did you mention there are six handicap spots proposed?

MR. EICKEN: Yes, Todd Eicken. There are six spaces proposed out of the 26 that are attributable to the ability lab.

COMMISSIONER LORENZINI: It's just I don't see six on any of the drawings.

MR. EICKEN: Can I get the site plan?

MS. DUNCAN: The site plan.

MR. HUBBARD: They're on there, yes. Here, let me go back.

COMMISSIONER LORENZINI: Okay, I'll take your word for it, that's fine.

MR. HUBBARD: Okay.

COMMISSIONER LORENZINI: Okay, thank you. That's all.

CHAIRMAN ENNES: Commissioner Green?

COMMISSIONER GREEN: I have no questions, but I would just like to say that I have a son-in-law who has used your facility and it's really a fantastic operation you guys have there. So, I'm totally in favor of what you're doing.

CHAIRMAN ENNES: Commissioner Cherwin?

COMMISSIONER CHERWIN: Yes. I saw the project in the Committee, and the Petitioners I think answered a lot of questions there. I agree, it's a fantastic project, and we were supportive then and still supportive of it. Happy to have them there.

CHAIRMAN ENNES: Commissioner Sigalos?

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COMMISSIONER SIGALOS: I, again, think it's a great project, very supportive of it. I just had one question on the height of the canopy. You said that it would be to facilitate a fire truck. I mean, this is for a fire emergency? I mean, they're not transporting anybody there. But it seems like when I look at the site plan, it looks like the canopy is aligned with the row of parking adjacent to the building. So, wouldn't the fire truck be able to go past there without having this additional height?

MR. EICKEN: Yes, it's purely, you know, an emergency situation if they would choose to go under. They don't have to, no. They probably won't actually.

COMMISSIONER SIGALOS: I'm just looking at the, when I look at the elevation, it just kind of looks kind of out of scale to the height of the building. That's why I'm just questioning why it had to be so high.

MR. EICKEN: Well, there's also ambulances that go under. Ambulances can get pretty tall these days.

COMMISSIONER SIGALOS: Well, not 16 feet.

MR. EICKEN: No, but also we wanted the building, we wanted the height of the canopy to overlap the existing building so that we provide continuous cover into the building.

COMMISSIONER SIGALOS: Okay, I get it. Again, this is not Design Commission, so I was just curious.

MR. EICKEN: Okay.

COMMISSIONER SIGALOS: So, I'm very supportive of the project.

CHAIRMAN ENNES: Ms. Duncan, one quick question. I believe you said in your presentation that the Petitioner has reviewed the conditions placed on it by Staff?

MS. DUNCAN: Yes, sir.

CHAIRMAN ENNES: And you're in agreement with all of those?

MS. DUNCAN: Yes, Mr. Chairman. We agree with all the conditions.

CHAIRMAN ENNES: I have no questions. I read your package in extreme detail. I'm not familiar with the facility. So, if there aren't any other questions, can we get a motion?

COMMISSIONER CHERWIN: Sure, I'll move. I'll make a motion to recommend to the Village Board --

MR. HUBBARD: Do you want to open up -- is there anyone in the audience? Should we open it up to the audience? No.

CHAIRMAN ENNES: Oh, I'm sorry, I didn't, I missed it, okay.

COMMISSIONER CHERWIN: Is there anyone in the audience?

(No response.)

CHAIRMAN ENNES: Thanks.

COMMISSIONER CHERWIN: I'll make a motion.

A motion to recommend to the Village Board of Trustees approval of PC# 20-003, a Land Use Variation to allow a physical rehabilitation center within the M-1 Zoning District; and the following variations:

- 1. A variation from Chapter 28 of the Municipal Code, Section 10.4, to reduce the required number of off-street parking spaces from 370 to 361 spaces.**
- 2. A variation from Chapter 28 of the Municipal Code, Section 6.12-1(2)b, to waive the requirement for a traffic and parking study by a certified traffic engineer.**

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3. A variation from Chapter 28 of the Municipal Code, Section 6.5-7b, to allow an accessory structure to be 1,250 square feet where code limits the maximum size to 300 square feet.
4. A variation from Chapter 28 of the Municipal Code, Section 6.5-6, to allow an accessory structure to be 16.6 feet tall where code limits the maximum height to 15 feet.

This recommendation shall be subject to the following conditions:

1. The Petitioner shall work with the landlord to ensure that the ends of all parking rows contain a four-inch caliper shade tree when weather permits the planting of trees. The installation of all code-required shade trees within the existing landscape islands on the subject property must occur within eight months of land use variation approval.
2. The Petitioner shall install the four required bicycle parking spaces associated with their use, and the Village shall work with the property owner to install the remaining 15 required bicycle parking spaces.
3. The Petitioner shall comply with all federal, state, and Village codes, regulations, and policies.

CHAIRMAN ENNES: Is there a second?

COMMISSIONER SIGALOS: I'll second.

CHAIRMAN ENNES: Any questions? Okay, could we have roll call vote?

MR. HUBBARD: Commissioner Green.

COMMISSIONER GREEN: Yes.

MR. HUBBARD: Commissioner Jensen.

COMMISSIONER JENSEN: Yes.

MR. HUBBARD: Commissioner Lorenzini.

COMMISSIONER LORENZINI: Yes.

MR. HUBBARD: Commissioner Warskow.

COMMISSIONER WARSKOW: Yes.

MR. HUBBARD: Chairman Ennes.

CHAIRMAN ENNES: Yes.

MR. HUBBARD: Commissioner Sigalos.

COMMISSIONER SIGALOS: Yes.

MR. HUBBARD: Commissioner Cherwin.

COMMISSIONER CHERWIN: Yes.

MS. DUNCAN: Thank you very much.

CHAIRMAN ENNES: This is a record. Two petitions in the same night shot both right through.

MS. DUNCAN: Thank you very much.

CHAIRMAN ENNES: And that's really a sign of good presentations to the initial review committee and all the detail that you provided.

MS. DUNCAN: Great, thank you very much.

CHAIRMAN ENNES: So, congratulations going forward to all of you.

DRAFT

MS. DUNCAN: Thank you.

CHAIRMAN ENNES: Thank you. So, we have plans I think to sign.

MR. HUBBARD: You do, yes, you and --

CHAIRMAN ENNES: Yes, do I have my secretary here?

COMMISSIONER WARSKOW: Yes.

CHAIRMAN ENNES: Yes, she is.

COMMISSIONER JENSEN: Do you need a motion to adjourn?

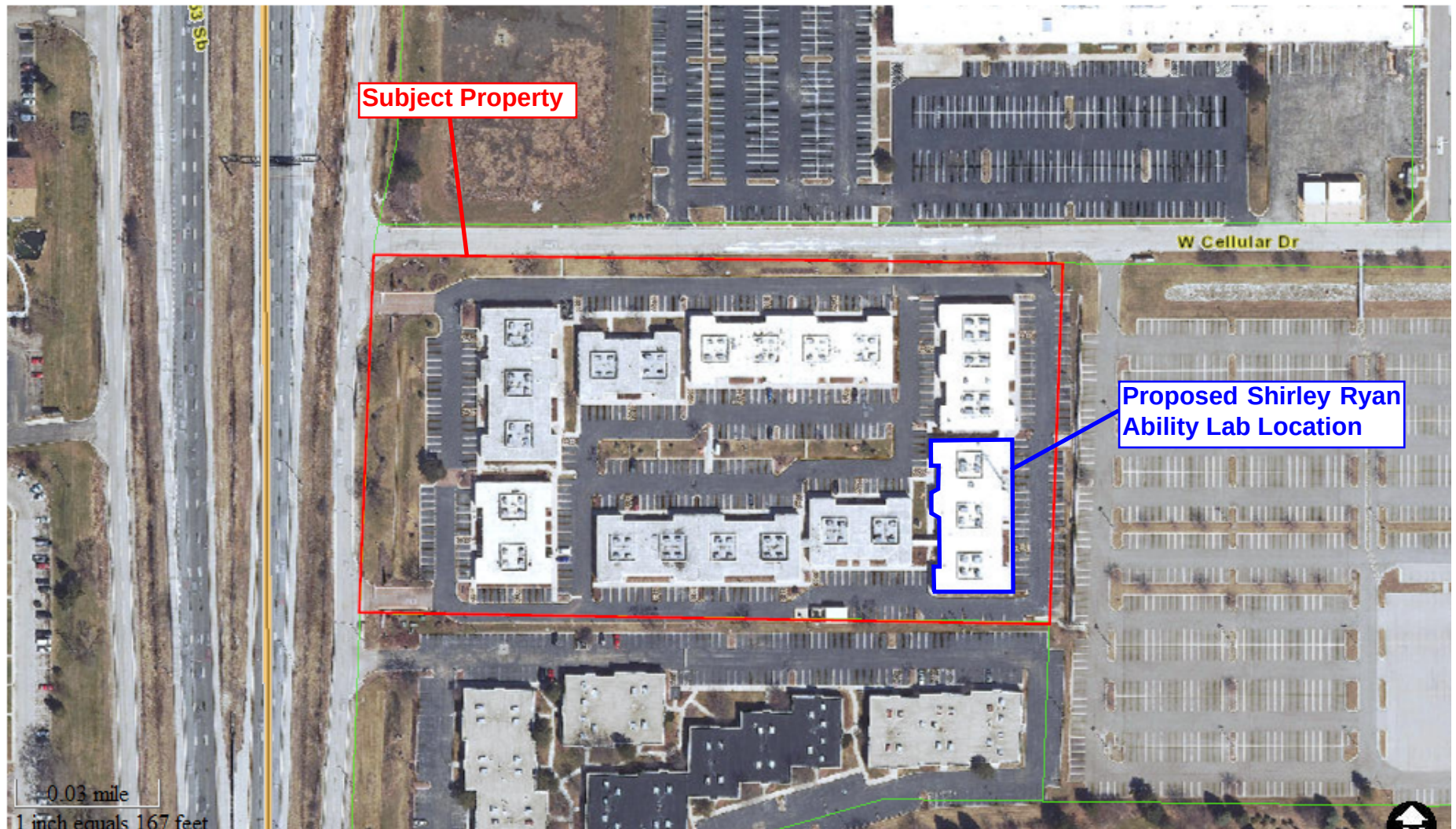
CHAIRMAN ENNES: Good evening, good luck.

COMMISSIONER GREEN: Should we adjourn and do that?

COMMISSIONER JENSEN: Motion to adjourn.

CHAIRMAN ENNES: We'll do that, you guys can leave. This meeting is
adjourned.

(Whereupon, the hearing on the above-mentioned petition was
concluded at 8:05 p.m.)



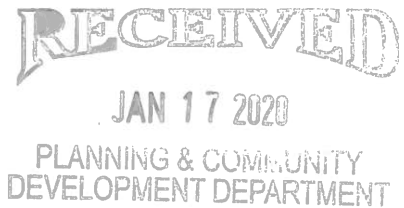
0.03 mile
1 inch equals 167 feet

Map created on October 17, 2019.

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NARRATIVE

3215 North Wilke Road, Arlington Heights

Rehabilitation Institute of Chicago d/b/a Shirley Ryan AbilityLab ("SRALab") is leasing the property located at 3215 N. Wilke Road, Arlington Heights, (the "Property") which contains 14,131 rentable square feet. The Property is part of a larger complex known as Arlington Ridge Office Center, owned by 3205-3231 North Wilke Property LLC. There are five (5) total buildings in Arlington Ridge Office Center with a total of 90,929 rentable square feet. There are a total of 375 parking spaces within the office complex. SRALab is leasing the Property for use as a Physical Rehabilitation Center, as defined by the Arlington Heights Zoning Code. The Property has been vacant since at least 2015 when the current owner of the Property acquired it. The Arlington Ridge Office Center is currently 83% leased with office tenants.

The proposed use as a Physical Rehabilitation Center and as more fully described below will require a Land Use Variation for the Property in accordance with the Arlington Heights Zoning Code since the property is located in an M-1 District and Physical Rehabilitation Center is not a permitted use.

SRALab is the first of its kind translational rehabilitation hospital where clinicians, scientists, innovators and technologists work together in the same space, applying research in real time to physical medicine and rehabilitation. The organization has three levels of care, inpatient rehabilitation, day rehabilitation ("DayRehab") and outpatient rehabilitation. The main SRALab inpatient rehabilitation facility is located in Chicago at 355 E. Erie. DayRehab programs are strategically located in Chicago and surrounding communities to best serve those patients needing our care.

DayRehab is a unique level of care that provides physical therapy, occupational therapy, speech therapy, psychology, nursing and physiatry to patients who have sustained a neurological injury resulting in a significant loss of previous function. DayRehab is a unique program, only serving those patients who need intensive therapy, for a minimum of three hours per day, following a neurologic injury. SRALab does not treat patients with orthopedic injuries who require only physical therapy or only one hour of therapy per day. Examples of common diagnoses that SRALab treats at its DayRehab facilities include, but are not limited to, stroke, spinal cord injury, brain injury, multiple sclerosis and Parkinson disease. SRALab treats both adult and pediatric patients. The majority of SRALab patients are recently discharged to home following an acute rehabilitation hospitalization and are in need of continued comprehensive, intensive rehabilitation. The focus of DayRehab is helping patients return to their previous level of functional independence, including return to school, return to work, return to community based activities.

SRALab is seeking to open a DayRehab in Arlington Heights because it has assessed recent data on patient origin and Arlington Heights is a location that is central to serving patients in need of the above described services. When we assess our patient origin data, almost 50% of our patients will come from within 5 miles of Arlington Heights.

The DayRehab clinic on the Property is proposed to be open Monday through Friday, from 7:30 AM to 5:00 PM and will be closed with no activity whatsoever on Saturday and Sunday. There will be twenty (20) employees on site during peak times. A typical patient attends therapy for 3 hours a day, either from 8:30-11:30 AM or 12:00-3:00 PM, Monday through Friday. While at the clinic, patients

participate in three hours of therapy and meet with the nurse and/or physician for medical concerns. In addition to their activity in the clinic, patients also practice skills in the community, such as grocery shopping, going to the library, ordering a meal at a restaurant, all in an effort to gain independence. A typical day from the clinic perspective is as follows:

- Staff arrive on-site at 7:30 AM
- First wave of patients arrive on-site between 8:00-8:30 AM. Majority of patients arrive via medicar transport service that is contracted through SRAlab.
- Patient treatment occurs between 8:30-11:30 AM
- At 11:30 AM, the first wave of patients are picked up by medicars to return home and second wave of patients arrive.
- Patient treatment occurs between 12:00 PM -3:00PM
- At 3:10 PM, second wave of patients are picked up by medicars to return home
- Staff depart for the day at 4:00 PM

The medi-vans typically pick up 2-4 patients before coming to the site. There are typically 3-5 vans in the morning and 3-5 vans in the afternoon and an average of 22 patients in both the morning and afternoon sessions. The medi-vans transport patients to the site but do not stay on the site while treatment is occurring.

SRAlab is proposing to make interior modifications to the Property to suit the proposed program and is also seeking to add a new canopy to the exterior of the building in accordance with the attached drawings, which, because of its size as an accessory structure, will require a Variation. Please note that in constructing the canopy, 13 existing parking spaces will be displaced by the construction of the new canopy and surrounding sitework. The canopy provides protected drop-off and pick-up for patients in inclement weather. The patient population at this facility need extended time to load and unload as compared to many other patient types making the need for good coverage even more important. The canopy is proposed to be constructed out of brick and metal with colors to complement the existing buildings. Finally, the height of the proposed canopy exceeds 15 feet, requiring an additional variation, which is as a result of three factors: (1) the canopy must be tall enough to fit a fire truck underneath; (2) the canopy must overlap the existing building which allows for drainage off of the canopy onto the roof of the office building; and (3) the required thickness of the roof structure to span the distance required. The canopy will be approximately 17'-1" above the pavement.

At the outset SRAlab will not use all space in the building, but rather, 2,661 s.f. of the space will be existing space reserved for future operations. While that area may not be used at the outset, SRAlab does not anticipate that the statistics herein, including estimated hours, patient counts and employees, will significantly change as a result of the future use of this space.

Finally, Arlington Heights Village Staff has determined that 1 space per 200 square feet is required parking for the proposed Physical Rehabilitation Center. Applicant SRAlab has prepared a parking analysis which is attached hereto. In accordance with the attached analysis, a parking variation will also be required.

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JAN 17 2020

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

JUSTIFICATION FOR REQUESTED VARIATIONS

**Rehabilitation Institute of Chicago d/b/a Shirley Ryan AbilityLab (“SRAlab”)
3215 North Wilke Road, Arlington Heights (the “Property”)**

1. Land Use Variation – to allow a Physical Rehabilitation Center within the M-1 Zoning District

a. *The proposed use will not alter the essential character of the locality and will be compatible with existing uses and zoning of nearby property.*

First, SRAlab is proposing to use the existing building on the Property with interior modifications and some minor exterior modifications (described further below) to fit its outpatient DayRehab program. (For additional details on the “DayRehab” program, please see the Narrative included herewith.) Since the existing building will be reused, it continues to remain compatible with the locality in terms of site planning, building scale, and project design.

With respect to the proposed operations of the DayRehab program and its compatibility with the existing uses and operating characteristics of the site, SRAlab’s operations are reasonably compatible with other office uses occurring in the office complex, particularly when considering the proposed flow of patients to the program – with a first group starting at 8:30 a.m. and leaving at 11:30 a.m. and a second group starting at 12:00 p.m. and leaving at 3:00 p.m. Patients are not coming-and-going all throughout the day like at a typical doctor’s office, but rather come to the facility in two different groups, lessening the impact on the surrounding properties. Further, while the proposed DayRehab program is somewhat unique, it is similar in nature to a medical office use which is a permitted use in the M-1 District, and arguably is less impactful on the surrounding area than a medical office might be.

As a result, SRAlab believes the proposed use of the property for a Physical Rehabilitation Center will not alter the character of the locality and will be compatible with the existing uses and zoning of nearby property.

b. *The plight of the owner is due to unique circumstances, which may include the length of time the subject property has been vacant as zoned.*

SRAlab’s DayRehab program is a unique program that serves a very distinct population of patients, as described in the Narrative, and is unlike other typical Physical Rehabilitation Centers such as Athletico, or other orthopedic rehabilitation centers. DayRehab is distinct from these other physical therapy centers in that its patients need a higher level of care and come to DayRehab for extended hours. Further, most patients coming to DayRehab need assistance with transportation due to the nature of their injuries so traffic generation will be

minimal in comparison to a traditional physical therapy center or even a traditional doctor's office.

Please note that the Property has been unoccupied since at least 2015, when the existing owner acquired the Property.

c. *The proposed variation is in harmony with the spirit and intent of this Chapter.*

SRAlab is a well-known and established provider of DayRehab. The proposed land use variation is harmonious with the intent of the Zoning Code in that the proposed DayRehab use is compatible with the other existing uses in the office complex and further is similar to a medical office, which is a permitted use in the M-1 District. The DayRehab use is also distinct from a typical physical therapy center in that patients at DayRehab are in need of higher levels of care and are at the Property for extended hours.

d. *The variation requested is the minimum variation necessary to allow reasonable use of the property.*

The proposed land use variation to allow a Physical Rehabilitation Center in an M-1 District is the minimum variation necessary in order to allow the use of the Property for DayRehab.

2. Variation to Section 10.4, to reduce the number of required parking spaces on the subject property from 375 to 354.

a. *The proposed use will not alter the essential character of the locality and will be compatible with existing uses and zoning of nearby property.*

As set forth in the Narrative, expected traffic generation from the DayRehab use will be minimal when compared to a traditional doctor's office or a traditional physical rehabilitation center, since patients will receive services for approximately 3 hours daily with only two waves of patients, most of whom will arrive via medivan or other shared transportation that is provided by SRAlab. There will be approximately 20 employees on site during peak times with approximately 44 patients expected each day.

As set forth in the Parking Study performed by KLOA, the office complex currently has 375 parking spaces and at peak occupancy over the course of four weekdays, there was a maximum of 242 vehicles using the parking spaces. With the addition of the DayRehab use there will be elimination of 21 parking spaces resulting in a total of 354 spaces, but only an additional demand of 26 parking spaces, which demonstrates that there is adequate parking on site to meet the needs of the existing uses and also the proposed DayRehab.

Accordingly, SRAlab does not believe the character of the locality will be altered by the reduction in parking and the proposed reduced parking will be compatible with the existing uses and zoning of nearby properties.

b. *The plight of the owner is due to unique circumstances, which may include the length of time the subject property has been vacant as zoned.*

The DayRehab use is unique when compared to traditional doctor's offices or traditional physical therapy centers with parking and traffic operating at minimal levels in comparison, as set forth in the Parking Study performed by KLOA. Therefore the request to reduce the number of required parking spaces is one that is due to unique circumstances.

c. *The proposed variation is in harmony with the spirit and intent of this Chapter.*

The proposed variation – to reduce the required parking – is in harmony with the spirit and intent of the Chapter when considering the proposed unique DayRehab use and the amount of parking proposed to be associated with it compared with the overall available parking in the office complex.

d. *The variation requested is the minimum variation necessary to allow reasonable use of the property.*

As mentioned at the outset, Applicant did engage KLOA, a licensed traffic engineer, to perform a parking study and is only requesting a variation to reduce the number of parking spaces that allows its reasonable use of the property since the proposed unique DayRehab use and the traffic and parking proposed are minimal when compared with more traditional uses.

3. Variation to Section 6.12-1(2)b, to waive the requirement for a traffic and parking study by a certified traffic engineer.

Please note that while SRAlab is requesting a variation to waive a full traffic study by a certified traffic engineer, SRAlab has provided a parking study related to the Property performed by KLOA, a certified traffic engineer.

a. *The proposed use will not alter the essential character of the locality and will be compatible with existing uses and zoning of nearby property.*

As set forth in the Narrative, expected traffic generation from the DayRehab use will be minimal when compared to a traditional doctor's office or a traditional physical rehabilitation center, since patients will receive services for approximately 3 hours daily with only two waves of patients, most of whom will arrive via medivan or other shared transportation that is provided by SRAlab. There will be approximately 20 employees on site during peak times with approximately 44 patients expected each day. As a result, SRAlab does not believe the character of the locality will be altered and the proposed use will be compatible with the existing uses and zoning of nearby properties.

b. *The plight of the owner is due to unique circumstances, which may include the length of time the subject property has been vacant as zoned.*

The DayRehab use is unique when compared to traditional doctor's offices or traditional physical therapy centers with parking and traffic operating at minimal levels in comparison. Therefore the request to waive the formal traffic study is one that is due to unique circumstances.

c. *The proposed variation is in harmony with the spirit and intent of this Chapter.*

The proposed variation – to waive the formal traffic study – is in harmony with the spirit and intent of the Chapter when considering the proposed unique DayRehab use and the amount of traffic and parking proposed to be associated with it.

d. *The variation requested is the minimum variation necessary to allow reasonable use of the property.*

As mentioned at the outset, Applicant did engage KLOA, a licensed traffic engineer, to perform a parking study and is only requesting a variation to waive the formal traffic study since the proposed unique DayRehab use and the traffic and parking proposed are minimal when compared with more traditional uses.

4. Variation to Section 6.5-7b, to allow an accessory structure to be 1,250 s.f. where code limits the maximum size to 300 s.f.

a. *The proposed use will not alter the essential character of the locality and will be compatible with existing uses and zoning of nearby property.*

SRAlab is proposing to install a canopy over the building entrance in order to protect patients during drop-off and pick-up during inclement weather. The patient population needs extended time to load and unload as compared to most other patient types making the need for coverage extremely important. The Property is located at the rear of the office complex and is not visible from Wilke Road, the main public right of way so the proposed canopy will not be visible from the main road. Further the canopy could be attached to the building and then this variation would not be required, however, the canopy has been designed in such a way so that it is slightly taller than the roof height so that emergency vehicles can fit beneath it, in order to accommodate some of the vehicles that patients will be transported in to the Property. The proposed canopy will not alter the essential character of the locality and is compatible with the existing uses and zoning of nearby property.

b. *The plight of the owner is due to unique circumstances, which may include the length of time the subject property has been vacant as zoned.*

As mentioned above, the patient population using the Property is unique, with protection from inclement weather being critical during extended loading and unloading time into the facility, making the size and height of the canopy necessary in order to provide a comfortable experience for patients. A traditional doctor's office or physical rehabilitation center does not serve the same type of patients. Therefore, due to the unique nature of the DayRehab program and the patients it serves, the circumstances SRAlab faces are unique.

c. *The proposed variation is in harmony with the spirit and intent of this Chapter.*

The canopy has been designed to match the existing architecture of the building and it will not encroach on any setbacks required for the building. As a result, the canopy is in harmony with the spirit and intent of the Zoning Code.

d. *The variation requested is the minimum variation necessary to allow reasonable use of the property.*

In order to cover the area where patients will be loaded and unloaded, the size and height of the canopy is necessary. SRAlab has designed the canopy to minimum dimensions needed to accommodate vehicles and to provide covered loading for its patients. Therefore, the variation requested is the minimum variation needed to allow for the covered access.

5. Variation to Section 6.5-6, to allow an accessory structure to be 16.6' tall where code limits the maximum height to 15'.

a. *The proposed use will not alter the essential character of the locality and will be compatible with existing uses and zoning of nearby property.*

As set forth above, the proposed canopy has been designed to accommodate the height needed so that an emergency vehicle can pull up to the door underneath the canopy. The particular patient population served at the DayRehab programs needs extended time to load and unload as compared to most other patient types, making the need for coverage extremely important. The Property is located at the rear of the office complex and is not visible from Wilke Road, the main public right of way so the proposed canopy will not be visible from the main road. Further the canopy could be attached to the building and then this variation would not be required, however, the canopy has been designed in such a way so that it is slightly taller than the roof height so that emergency vehicles can fit beneath it, in order to accommodate some of the vehicles that patients will be transported in to the Property. The proposed canopy will not alter the essential character of the locality and is compatible with the existing uses and zoning of nearby property.

b. *The plight of the owner is due to unique circumstances, which may include the length of time the subject property has been vacant as zoned.*

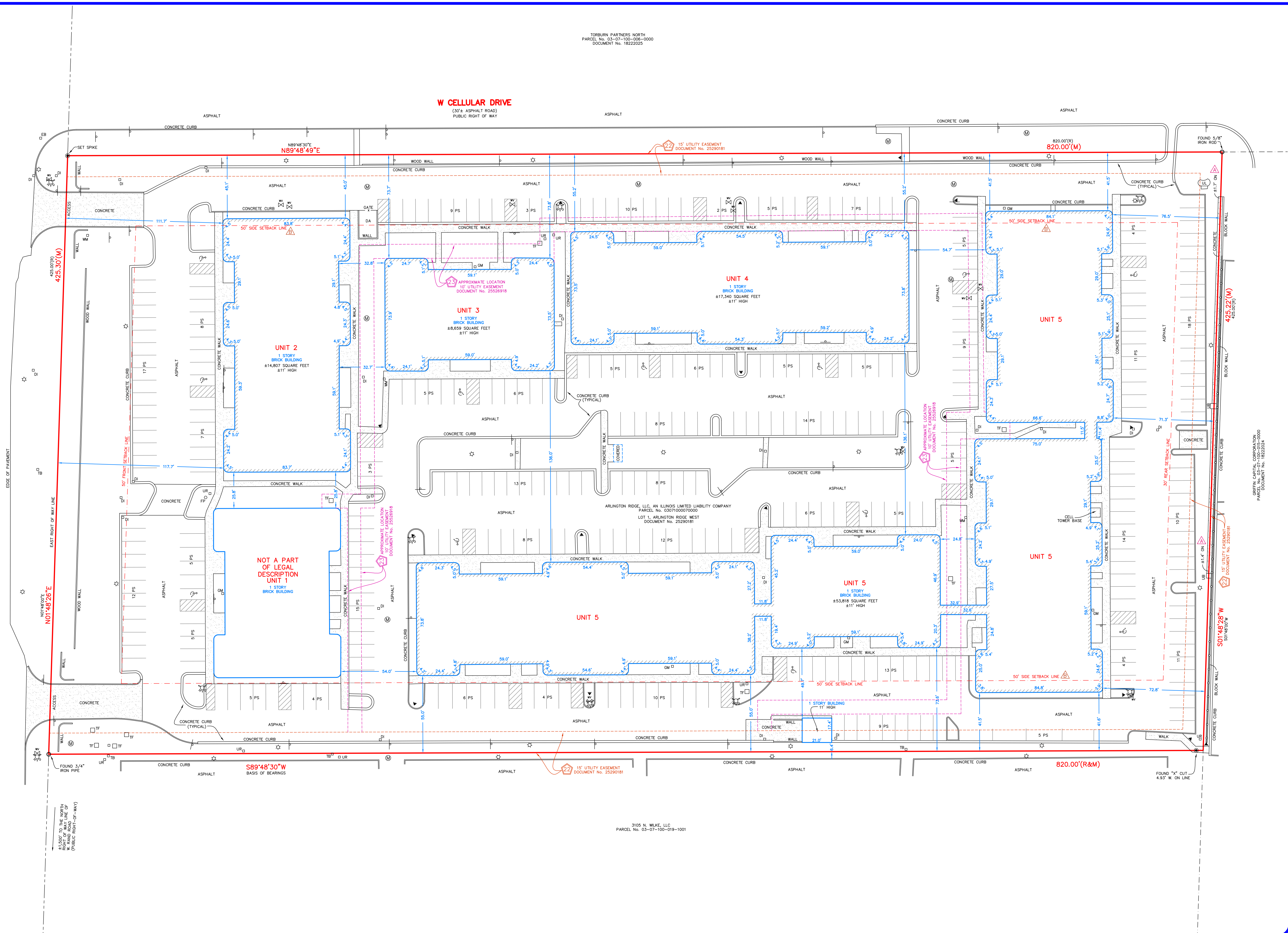
As mentioned above, the patient population is unique, with protection from inclement weather being critical during extended loading and unloading time into the facility, making the size and height of the canopy necessary in order to provide a comfortable experience for patients. A traditional doctor's office or physical rehabilitation center does not serve the same type of patients. Therefore, due to the unique nature of the DayRehab program and the patients it serves, the circumstances SRAlab faces are unique.

c. *The proposed variation is in harmony with the spirit and intent of this Chapter.*

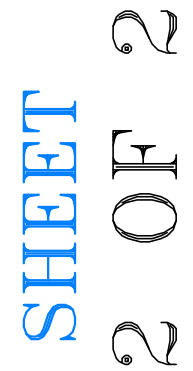
The canopy has been designed to match the existing architecture of the building and it will not encroach on any setbacks required for the building. As a result, the canopy is in harmony with the spirit and intent of the Zoning Code.

d. *The variation requested is the minimum variation necessary to allow reasonable use of the property.*

In order to cover the area where patients will be loaded and unloaded, the size and height of the canopy is necessary. SRAlab has designed the canopy to minimum dimensions needed to accommodate vehicles and to provide covered loading for its patients. Therefore, the variation requested is the minimum variation needed to allow for the covered access.

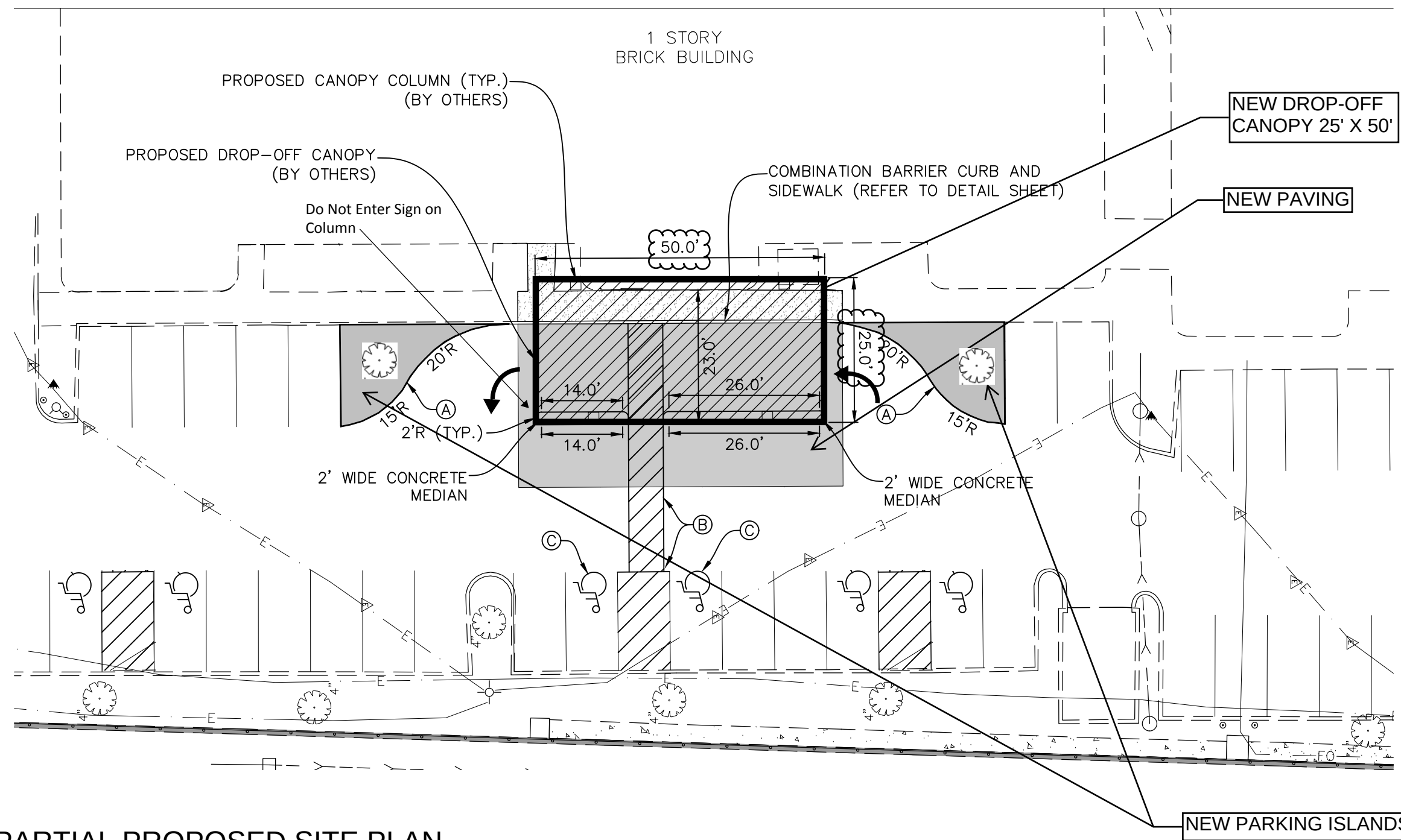


3105 N. WLKE, LLC
PARCEL No. 03-07-100-019-1001



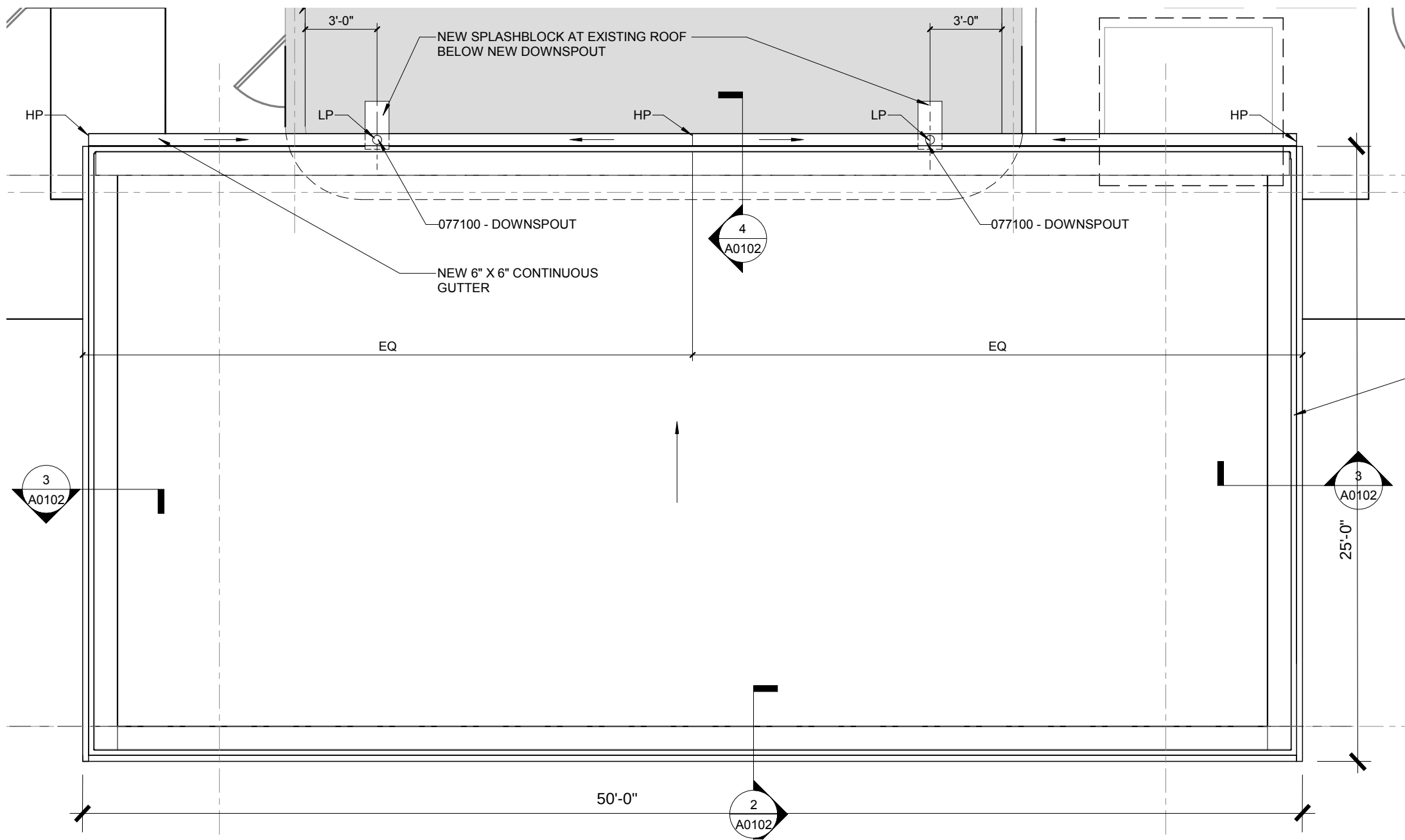
480 NEEDLES TRAIL
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ENGINEERS & SURVEYORS
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ENGINEERS & ASSOCIATES, INC. OF FLORIDA

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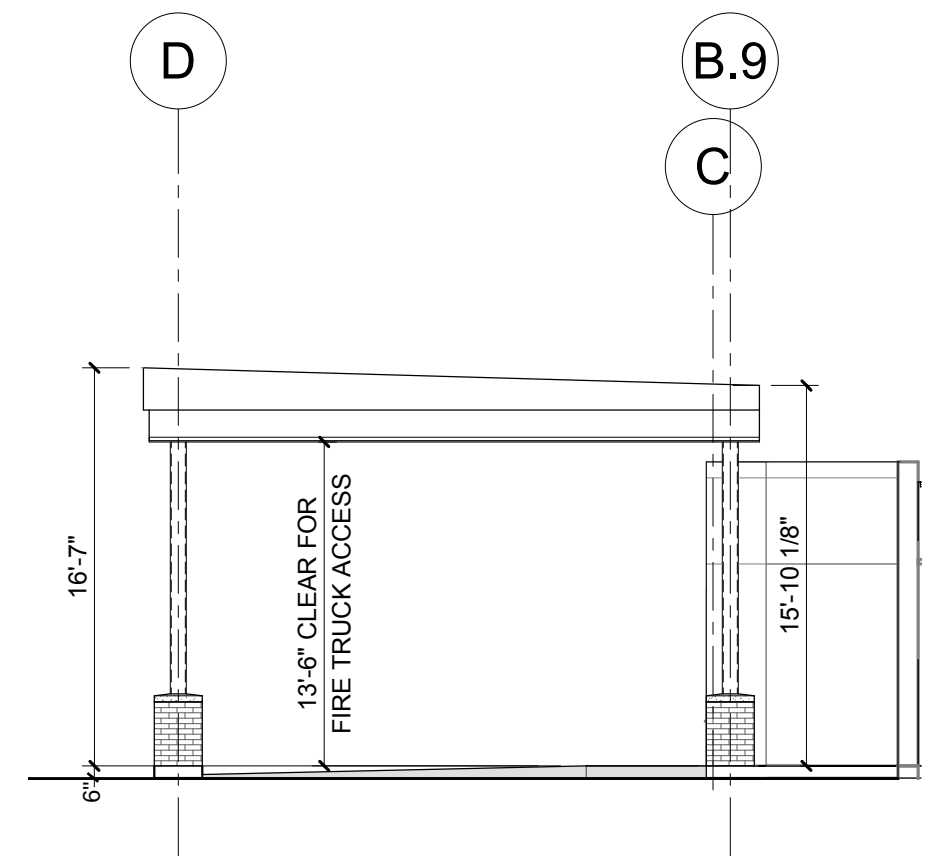




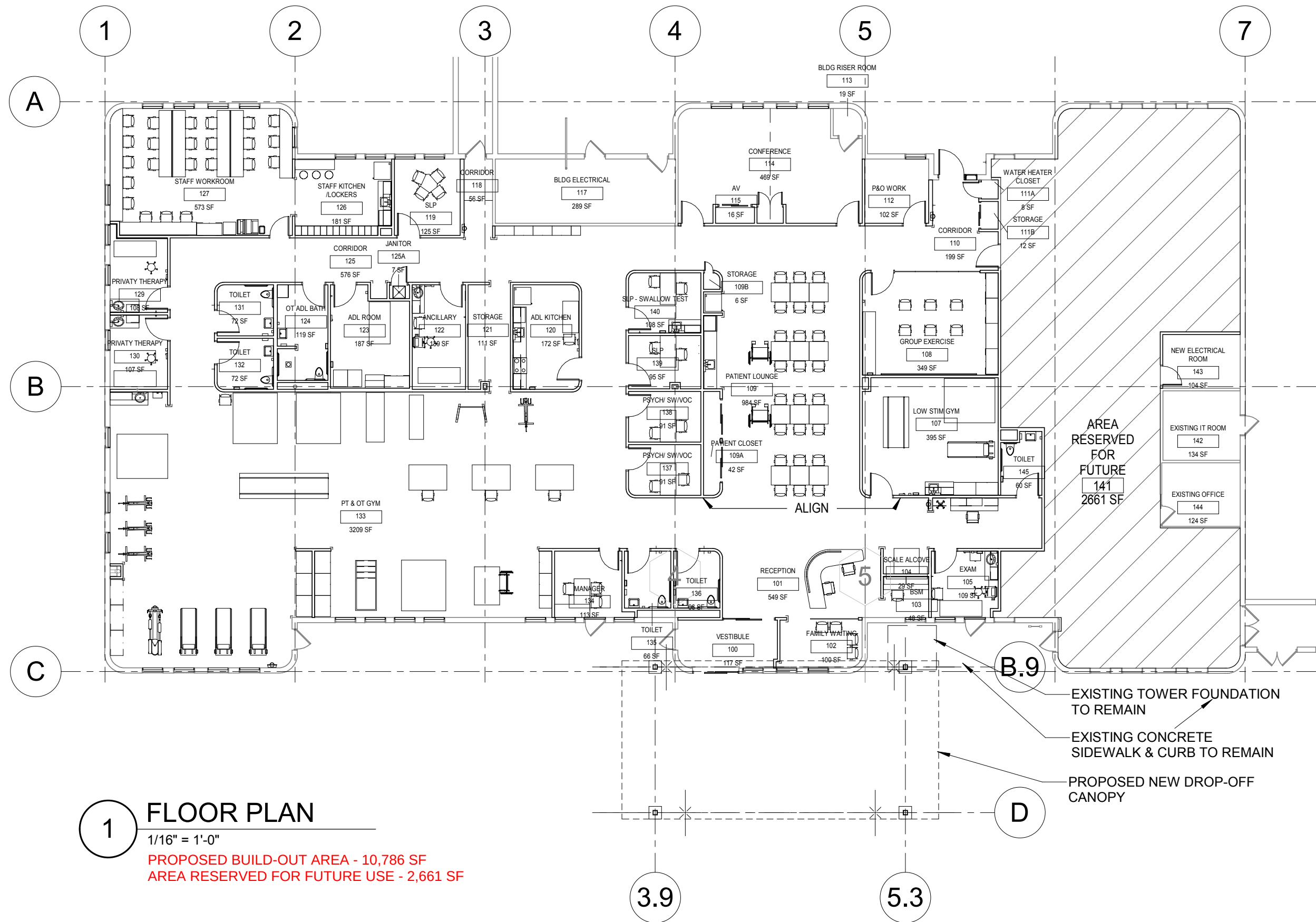
Proposed Canopy



PARTIAL PROPOSED ROOF PLAN



PROPOSED ELEVATION



MEMORANDUM TO: Laurie Tenzer
Shirley Ryan Ability Lab

FROM: Elise Purguette
Consultant

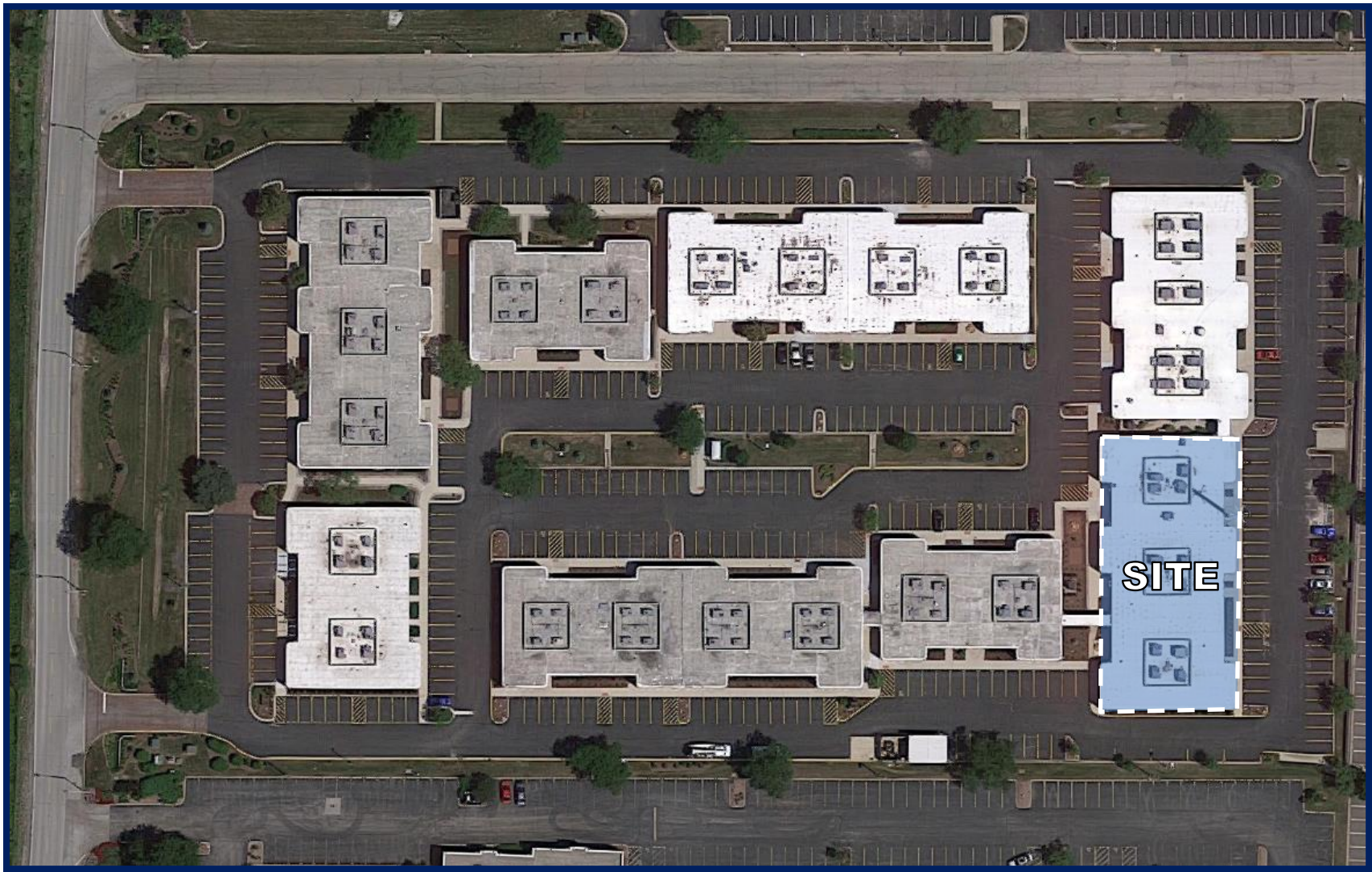
Luay R. Aboona, PE, PTOE
Principal

DATE: December 17, 2019

SUBJECT: Parking Study
Shirley Ryan Ability Lab
Arlington Heights, Illinois

This memorandum presents the findings and recommendations of a parking study conducted by Kenig, Lindgren, O'Hara, Aboona, Inc. (KLOA, Inc.) for the proposed Shirley Ryan Ability Lab (SRA lab) to be located at 3215 North Wilke Road in Arlington Heights, Illinois. As proposed, SRA lab will occupy approximately 14,131 square feet of space within an office complex known as Arlington Ridge Office Center located at 3201-3231 North Wilke Road. **Figure 1** shows an aerial view of the site. The purpose of this study was to determine the existing parking demand of the office complex and whether sufficient parking is available to accommodate the parking demand of the proposed SRA lab and the other tenants within the complex. In order to do that, the following tasks were undertaken:

- Parking occupancy surveys were conducted by KLOA, Inc. at the office complex on four weekdays from 7:30 A.M. to 5:00 P.M.
- Projected parking demand was generated for the proposed SRA lab
- The adequacy of the available parking within the office complex was evaluated to assess its ability to accommodate the estimated parking demand of the proposed SRA lab and the other tenants within the complex.



Aerial View of Site

Figure 1

Arlington Ridge Office Center Parking Occupancy Surveys

In order to determine the existing parking demand, parking occupancy surveys were conducted at Arlington Ridge Office Center on Thursday, November 7, 2019; Friday, November 8, 2019; Tuesday, November 12, 2019; and Wednesday, November 13, 2019. The counts were conducted by rows in half-hour intervals from 7:30 A.M. to 5:00 P.M., as illustrated in **Figure 2**. The parking occupancy surveys are summarized in **Tables 1** through **4**, respectively. Furthermore, **Table 5** is also prepared summarizing the peak occupancy for each survey day. (All tables are included in the Appendix.) The results of the parking occupancy surveys indicated the following:

- The office complex has approximately 375 parking spaces including 12 handicapped parking spaces.
- Peak occupancy on Thursday, November 7, 2019 was 229 vehicles (61 percent) occurring at 2:30 P.M., resulting in a surplus of 146 parking spaces.
- Peak occupancy on Friday, November 8, 2019 was 200 vehicles (53 percent) occurring at 11:30 A.M., resulting in a surplus of 175 parking spaces.
- Peak occupancy on Tuesday, November 12, 2019 was 231 vehicles (62 percent) occurring at 11:30 A.M., resulting in a surplus of 144 parking spaces.
- Peak occupancy on Wednesday, November 13, 2019 was 242 vehicles (65 percent) occurring at 11:00 A.M., resulting in a surplus of 133 parking spaces.

As such, the peak occupancy over the four weekdays was 242 vehicles.

Projected Parking Demand of the Proposed SRA lab

As previously indicated, the proposed SRA lab will occupy approximately 14,131 square feet of space within an office building that is approximately 104,684 square feet in size. Based on information provided by the operator, SRA lab will be open from 7:30 A.M. to 5:00 P.M. Monday through Friday and will be closed on weekends. Morning rehabilitation will generally occur between 8:30 A.M. to 11:30 A.M. and afternoon rehabilitation will generally occur between 12:00 P.M. to 3:00 P.M. Furthermore, the proposed SRA lab will have up to 20 employees during the peak hours and will treat approximately 44 patients a day (22 patients in the morning and 22 patients in the evening) with approximately 75 percent of the patients arriving in medivans. The remaining 25 percent will drive themselves. It should be noted that the medivans do not stay on site while treatment is occurring. Furthermore, it is important to note that 13 parking spaces will be removed to accommodate a canopy for the proposed SRA lab and eight parking spaces will be removed due the transition of 15 existing parking spaces to seven handicapped parking spaces using a shared striped zone. As a result, the office complex will provide a total of 354 parking spaces.

In order to determine the projected parking demand of the proposed SRA lab, the parking demand was estimated based on the schedule visits and the number of employees due to the unique characteristics of this special use. Based on that and as described earlier, approximately six patients in the morning and six patients in the evening will park on site as well as 20 employees. Therefore, the parking demand for the proposed SRA lab is 26 parking spaces.

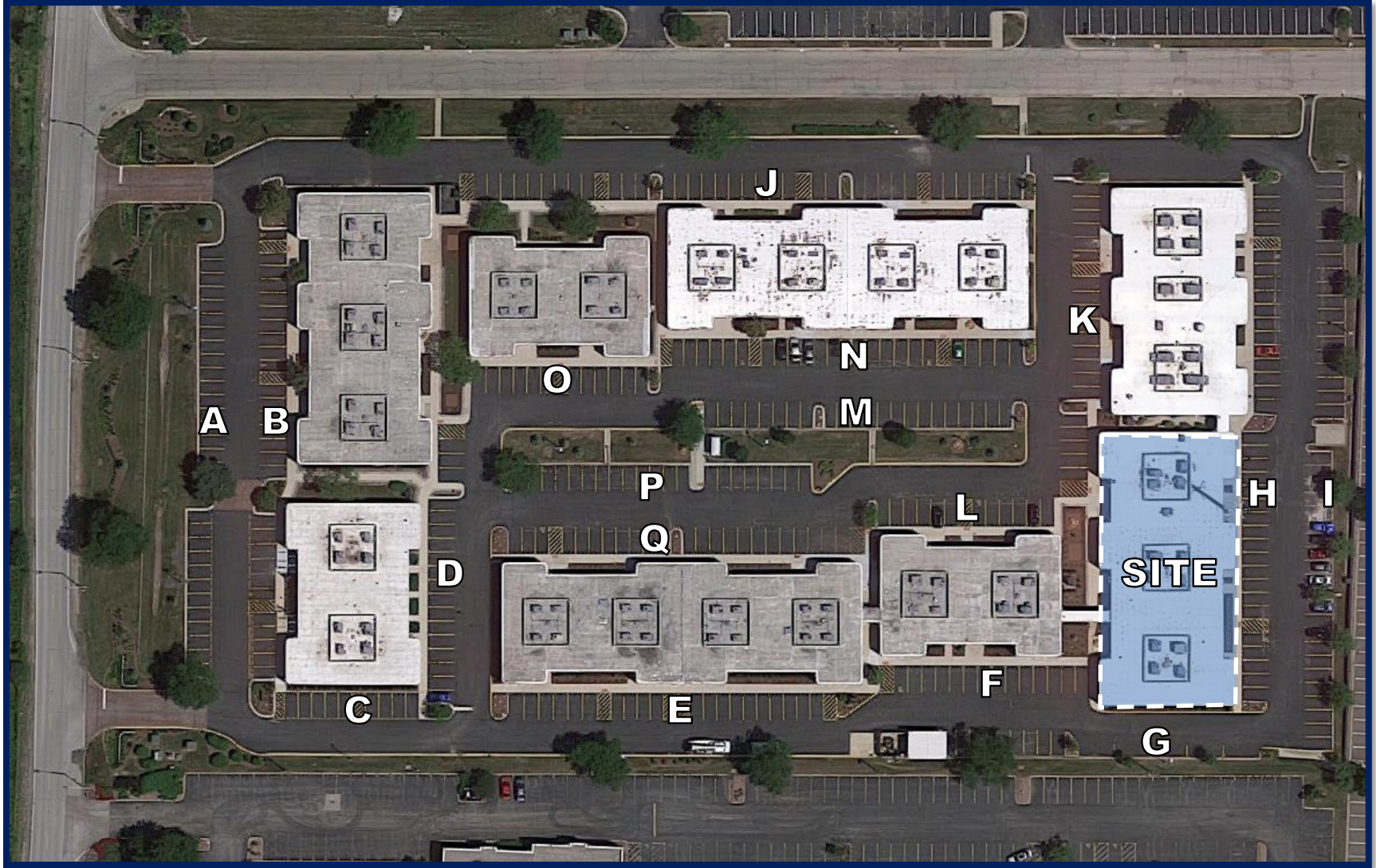
Parking Evaluation

In order to determine the projected peak parking demand of the proposed SRA lab and the other tenants within the office complex, the projected parking demand for the proposed SRA lab was added to the peak parking occupancy over four days of surveys. As previously indicated, the proposed parking inventory will be 354 parking spaces. As such, the projected peak parking occupancy will be 268 parking spaces (76 percent) which will be adequate in accommodating the projected peak parking demand of the office complex.

Conclusion

The proposed parking supply of 354 parking spaces will continue to be adequate in accommodating the projected peak parking demand of the proposed SRA lab together with the existing demand of the office complex.

Appendix



Parking Survey Zones

Figure 2

Table 1
PARKING OCCUPANCY BY ZONE THURSDAY, NOVEMBER 7, 2019

Time	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q	Total
7:30 AM	0	2	1	4	1	0	0	0	0	7	3	4	13	21	2	4	2	64
8:00 AM	7	6	2	6	3	0	1	0	0	12	7	4	16	21	5	9	6	105
8:30 AM	13	13	3	8	7	2	1	1	0	15	12	8	16	22	8	12	10	151
9:00 AM	16	17	3	13	8	5	1	2	0	21	14	9	20	22	9	21	11	192
9:30 AM	16	19	4	14	9	5	2	4	0	21	13	8	20	23	8	19	13	198
10:00 AM	20	20	3	14	11	4	1	4	0	24	14	9	21	21	11	14	12	203
10:30 AM	24	22	5	16	13	6	2	3	0	26	17	10	21	21	11	14	16	227
11:00 AM	21	22	3	17	11	4	2	5	0	24	16	9	20	20	10	17	16	217
11:30 AM	22	20	4	15	10	4	3	5	1	23	13	9	18	19	10	19	15	210
12:00 PM	19	23	4	17	11	3	3	4	0	21	16	7	21	21	10	15	11	206
12:30 PM	21	22	3	16	14	4	3	4	1	19	17	8	20	20	11	18	14	215
1:00 PM	19	20	2	18	15	2	3	5	1	22	14	6	17	21	10	16	12	203
1:30 PM	18	21	3	17	16	2	3	5	1	23	16	8	18	21	11	18	13	188
2:00 PM	19	21	4	16	16	2	3	4	0	24	17	9	19	20	11	20	13	218
2:30 PM	19	22	5	14	16	5	3	3	0	26	17	10	21	21	11	20	16	229
3:00 PM	20	22	4	15	14	3	5	4	0	23	17	9	20	16	11	15	14	212
3:30 PM	18	19	3	16	15	4	5	4	0	22	19	11	20	13	9	16	13	207
4:00 PM	19	21	4	16	12	3	2	5	0	20	17	9	18	12	10	13	16	197
4:30 PM	17	19	4	13	11	3	2	5	0	17	13	8	14	10	8	9	17	170
5:00 PM	12	12	3	14	9	2	2	4	0	7	8	8	6	6	3	10	13	119
Inventory	29	28	9	18	20	14	14	35	39	36	20	12	22	23	12	21	23	375

Table 2
PARKING OCCUPANCY BY ZONE FRIDAY, NOVEMBER 8, 2019

Time	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q	Total
7:30 AM	0	4	1	1	3	0	1	0	0	5	5	2	11	21	3	5	3	65
8:00 AM	1	7	1	5	4	0	1	0	0	16	10	9	19	21	7	8	4	113
8:30 AM	9	10	3	13	8	2	1	0	0	19	10	9	19	21	7	8	7	146
9:00 AM	15	15	5	14	14	3	1	0	0	21	13	8	20	21	8	11	12	181
9:30 AM	17	18	5	16	16	3	1	0	0	23	14	8	19	17	8	11	12	188
10:00 AM	19	19	5	17	17	3	1	0	0	22	14	8	19	17	8	12	12	193
10:30 AM	19	19	5	17	16	2	1	2	0	23	14	8	19	17	8	12	11	193
11:00 AM	19	19	6	17	13	3	1	2	1	24	14	8	21	18	8	12	12	198
11:30 AM	18	18	5	18	15	3	1	4	0	24	14	8	21	17	8	12	14	200
12:00 PM	15	14	5	18	15	3	1	2	1	17	9	7	16	15	9	10	13	170
12:30 PM	11	14	5	14	17	2	1	2	1	20	11	8	16	17	9	9	12	169
1:00 PM	14	15	5	17	16	3	1	3	0	21	12	10	18	18	9	13	14	189
1:30 PM	17	17	5	16	16	3	1	3	0	23	13	10	17	16	10	15	13	190
2:00 PM	18	17	5	15	15	3	1	3	0	24	13	9	16	13	10	16	12	190
2:30 PM	16	18	4	17	16	2	1	3	2	23	13	9	15	13	10	15	11	188
3:00 PM	17	16	4	18	17	3	1	3	3	23	14	9	14	13	11	13	9	188
3:30 PM	17	14	4	17	15	3	1	3	2	23	14	8	14	12	11	13	11	182
4:00 PM	17	14	4	16	14	4	1	3	2	14	14	8	13	9	9	10	13	165
4:30 PM	16	14	2	14	11	4	1	3	1	10	8	8	6	5	5	8	10	126
5:00 PM	12	9	2	14	9	2	1	3	1	7	5	7	5	7	2	7	5	98
Inventory	29	28	9	18	20	14	14	35	39	36	20	12	22	23	12	21	23	375

Table 3
PARKING OCCUPANCY BY ZONE TUESDAY, NOVEMBER 12, 2019

Time	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q	Total
7:30 AM	1	1	1	3	0	0	1	0	1	6	6	3	12	19	2	5	2	63
8:00 AM	1	5	1	6	0	2	1	1	1	17	10	8	19	20	6	7	4	109
8:30 AM	10	12	2	11	0	4	1	2	1	22	13	9	20	20	8	10	7	152
9:00 AM	14	17	4	13	7	5	1	3	1	22	15	9	21	20	10	15	13	190
9:30 AM	18	19	4	17	11	5	2	3	1	24	14	9	21	20	11	17	15	211
10:00 AM	23	21	4	17	12	5	2	3	1	26	15	9	21	20	11	20	17	227
10:30 AM	23	22	3	16	14	5	1	4	1	26	15	9	21	20	10	20	16	226
11:00 AM	23	22	3	17	13	5	1	5	1	27	17	9	21	18	11	21	15	229
11:30 AM	23	21	4	18	12	5	1	5	1	28	17	8	22	19	11	21	15	231
12:00 PM	20	21	4	17	11	5	1	5	1	25	15	7	20	20	10	19	14	215
12:30 PM	18	17	4	16	10	5	1	5	1	22	14	7	20	21	10	18	14	203
1:00 PM	17	18	5	16	12	3	1	5	1	23	13	5	22	21	11	18	16	207
1:30 PM	19	20	5	17	12	4	1	6	1	25	14	7	21	19	11	18	16	216
2:00 PM	20	22	5	17	11	5	1	6	1	27	14	8	19	17	10	18	16	217
2:30 PM	21	21	5	17	11	6	1	6	1	27	14	8	18	18	10	18	16	218
3:00 PM	22	20	5	16	12	6	1	6	1	27	14	8	18	14	10	16	14	210
3:30 PM	21	20	5	18	13	6	1	6	1	25	14	8	16	11	10	15	16	206
4:00 PM	21	20	4	16	12	6	1	6	1	24	13	8	14	10	9	15	15	195
4:30 PM	21	19	5	15	13	6	1	5	1	17	8	8	8	4	6	11	14	162
5:00 PM	20	17	5	15	14	5	1	5	1	12	8	7	8	5	4	11	10	148
Inventory	29	28	9	18	20	14	14	35	39	36	20	12	22	23	12	21	23	375

Table 4

PARKING OCCUPANCY BY ZONE WEDNESDAY, NOVEMBER 13, 2019

Time	A	B	C	D	E	F	G	H	I	J	K	L	M	N	O	P	Q	Total
7:30 AM	0	1	1	3	1	0	1	0	1	4	4	2	12	19	4	3	2	58
8:00 AM	1	2	1	4	5	1	1	1	1	17	10	7	19	22	8	5	2	107
8:30 AM	9	13	4	12	8	3	2	2	1	21	11	9	22	22	9	7	4	159
9:00 AM	16	18	3	14	11	3	2	1	1	22	13	9	22	22	11	11	11	190
9:30 AM	21	22	4	15	14	3	3	3	1	26	13	9	22	22	11	13	13	215
10:00 AM	25	22	4	18	15	3	3	3	1	27	12	9	22	22	11	17	16	230
10:30 AM	25	23	8	18	16	3	2	6	1	27	13	8	22	22	11	17	16	238
11:00 AM	25	23	8	18	16	3	3	6	1	27	15	8	22	21	10	18	18	242
11:30 AM	23	22	7	15	18	3	2	6	1	28	15	8	22	22	10	17	19	238
12:00 PM	20	21	6	13	15	3	3	6	1	25	15	8	20	22	10	17	17	222
12:30 PM	18	19	6	13	16	3	3	5	1	23	12	7	22	22	8	18	16	212
1:00 PM	19	22	5	14	19	4	2	6	1	22	12	8	22	22	9	18	16	221
1:30 PM	21	22	5	15	19	4	2	6	1	24	13	8	21	22	10	18	17	228
2:00 PM	21	21	5	16	19	4	2	6	1	25	14	7	20	21	10	17	17	226
2:30 PM	22	19	5	16	19	4	2	6	2	26	16	5	16	19	11	18	16	222
3:00 PM	21	20	4	16	18	4	2	6	2	25	16	5	15	15	11	19	14	213
3:30 PM	21	19	3	16	18	5	2	6	2	26	16	5	14	11	10	17	13	204
4:00 PM	21	18	3	17	16	5	2	5	1	24	16	4	11	9	9	15	13	189
4:30 PM	21	17	3	15	12	5	2	5	1	16	12	5	4	3	7	12	12	152
5:00 PM	21	16	3	14	10	5	2	4	1	8	8	4	3	4	5	10	10	128
Inventory	29	28	9	18	20	14	14	35	39	36	20	12	22	23	12	21	23	375

Table 5
PARKING OCCUPANCY BY DAY

Time	Thursday, November 8, 2019	Friday, November 9, 2019	Tuesday, November 12, 2019	Wednesday, November 13, 2019
7:30 AM	64	65	63	58
8:00 AM	105	113	109	107
8:30 AM	151	146	152	159
9:00 AM	192	181	190	190
9:30 AM	198	188	211	215
10:00 AM	203	193	227	230
10:30 AM	227	193	226	238
11:00 AM	217	198	229	242
11:30 AM	210	200	231	238
12:00 PM	206	170	215	222
12:30 PM	215	169	203	212
1:00 PM	203	189	207	221
1:30 PM	188	190	216	228
2:00 PM	218	190	217	226
2:30 PM	229	188	218	222
3:00 PM	212	188	210	213
3:30 PM	207	182	206	204
4:00 PM	197	165	195	189
4:30 PM	170	126	162	152
5:00 PM	119	98	148	128



Village of Arlington Heights Building & Life Safety Department

Interoffice Memorandum

To: Sam Hubbard, Development Planner, Planning and Community Development

From: Deb Pierce, Plan Reviewer, Building & Life Safety Department

Subject: 3215 N Wilke Rd – Shirley Ryan Ability Lab – LUV to allow a Physical Rehabilitation Facility, Variations

PC#: 20-003– Round 1

Date: January 21, 2020

Sam –

I do not have any objections for the Land Use Variation and other variations.

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PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

BUILDING DEPARTMENT

1A

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 20 - 003
 Petitioner: Rehabilitation Institute of Chicago d/b/a Shirley
Ryan AbilityLab, 355 E. Erie St., Chicago, IL 60611
 Owner: 3205-3231 North Wilke Property, LLC
c/o Boxer Property, 720 N. Post Oak Rd., Suite 500
Houston, TX 77024
 Contact Person: Kathleen A. Duncan, attorney
 Address: 71 S. Wacker Dr., Suite 4700
Chicago, IL 60606
 Phone #: 312-870-8024
 Fax #: _____
 E-Mail: kathleen.duncan@akerman.com

P.I.N.# _____
 Location: 3215 N. Wilke Rd.
 Rezoning: _____ Current: M-1 Proposed: M-1
 Subdivision: N/A
 # of Lots: _____ Current: _____ Proposed: _____
 PUD: N/A For: _____
 Special Use: N/A For: _____
 Land Use Variation: ☒ For: Physical Rehabilitation
Center
 Land Use: _____ Current: Vacant commercial space
 Proposed: Physical Rehab. Center
 Site Gross Area: 14,796 s.f.
 # of Units Total: N/A
 1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

(Petitioner: Please do not write below this line.)

FIRE PREVENTION

See attached


 Director

Date



Village of Arlington Heights, IL Building & Life Safety Department

Fire Safety Review

Date: 1/22/2020

P.C. Number: 20-003 Round 1

Project Name: Shirley Ryan Ability Lab LUV

Project Location: 3215 N. Wilke Rd.

Planning Department Contact: Sam Hubbard, Planning and Community Development

General Comments:

The information provided is conceptual only and subject to a formal plan review.

1. For information purposes the proposed use is a change of occupancy. Village code amendments state no change shall be made in the use or occupancy of any building that would place the building in a different division of the same group of occupancies or in a different group of occupancies, unless such building is made to comply with the requirements of this Code for such division or group of occupancies.
2. All currently adopted codes shall apply.
3. The fire sprinkler system shall be capable of meeting the criteria for the proposed use. Certification of the fire suppression system indicating such compliance is required to be provided.
4. The fire alarm shall meet the code requirements for the proposed use.
5. Separate permits are required for any work on the fire suppression system and/or the fire alarm system.
6. Fire protection equipment and service rooms shall be identified in an approved manner.
7. Approved access shall be provided and maintained for all fire protection equipment to permit immediate safe operation and maintenance of such equipment.
8. A zoning indicator panel and the associated controls, or, fire alarm control panel shall be located within the closest proximity to the front main entrance.
9. A key safe (Knox Box) shall be provided and contain keys to gain necessary access.
10. Fire pumps, if provided, shall be installed in accordance with the Fire Code and NFPA 20 and shall comply with all current code requirements.
11. Exit signs shall be illuminated at all times and have emergency power backup.

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12. Buildings shall have approved address numbers.
13. Signs shall be posted on both sides of an approach of any fire lane stating "NO PARKING – FIRE LANE". Signs shall have arrows indicating the area of parking restriction.
14. Fire lane signs shall be white with red three-inch letters. The dimensions of the sign shall be 12 inches horizontally and 18 inches vertically. These signs shall be installed so that the top of the sign is no less than 6 feet nor more than 6 feet above grade.

Date 01-22-20

Reviewed By: 
Fire Safety Supervisor/Fire Marshal

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FEB 06 2020

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Village of Arlington Heights
Public Works Department

Memorandum

To: Sam Hubbard, Planning & Community Development
From: Cris Papierniak, Assistant Director of Public Works
Date: February 4, 2020
Subject: 3215 N Wilke Road, PC# 20-003

With regard to the new construction of Shirley Ryan Ability Lab LUV, I have the following comments:

1. The proposed building is currently fed from two master water meters. Verify the use and how payment from these common lines will occur. There are no sub-meters maintained or read within this shopping center.
2. The RPZ will be sized upon submittal of plumbing plans.

If you have any questions, please feel free to contact me.

C. file

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 20 - 003Petitioner: Rehabilitation Institute of Chicago d/b/a Shirley
Ryan Ability Lab, 355 E. Erie St., Chicago, IL 60611Owner: 3205-3231 North Wilke Property, LLC
c/o Boxer Property, 720 N. Post Oak Rd., Suite 500
Houston, TX 77024Contact Person: Kathleen A. Duncan, attorneyAddress: 71 S. Wacker Dr., Suite 4700
Chicago, IL 60606Phone #: 312-870-8024

Fax #:

E-Mail: kathleen.duncan@akerman.comP.I.N.# 03-07-100-007-DDDDLocation: 3215 N. Wilke Rd.Rezoning: _____ Current: M-1 Proposed: M-1Subdivision: N/A

of Lots: _____ Current: _____ Proposed: _____

PUD: N/A

For: _____

Special Use: N/A

For: _____

Land Use Variation: ☒ For: Physical Rehabilitation CenterLand Use: _____ Current: Vacant commercial space
Proposed: Physical Rehab. CenterSite Gross Area: 14,796 s.f.# of Units Total: N/A

1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

(Petitioner: Please do not write below this line.)

1. PUBLIC IMPROVEMENTS

REQUIRED: _____ YES NO COMMENTS

a. Underground Utilities

Water

NO

Sanitary Sewer

Storm Sewer

b. Surface Improvement

Pavement

Curb & Gutter

Sidewalks

Street Lighting

c. Easements

Utility & Drainage

Access

2. PERMITS REQUIRED OTHER THAN VILLAGE:

a. MWRDGC

b. IDOT

c. ARMY CORP

d. IEPA

e. CCHD

3. R.O.W. DEDICATIONS? _____

4. SITE PLAN ACCEPTABLE? _____

5. PRELIMINARY PLAT ACCEPTABLE? _____

6. TRAFFIC STUDY ACCEPTABLE? _____

7. STORM WATER DETENTION REQUIRED? _____

8. CONTRIBUTION ORDINANCE EXISTING? _____

9. FLOOD PLAIN OR FLOODWAY EXISTING? _____

10. WETLAND EXISTING? _____

YES

NO

COMMENTS

X

X

N/A

X

MINOR REVISION NEEDED

X

TO SITE PLAN

X

X

X

GENERAL COMMENTS ATTACHED

PLANS PREPARED BY: CANINDU DESAIDATE OF PLANS: JANUARY 17, 2020

Director

VILLAGE ENGINEER

Date

1/30/2020

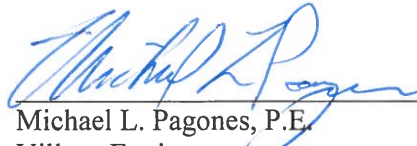
PLAN COMMISSION PC #20-003
Shirley Ryan Ability Lab LUV
3215 N Wilke Rd
Round 1

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JAN 30 2020
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

11. The petitioner is notified that these comments are being provided to ensure that the project meets the requirements for submittal to the Plan Commission. Approval by the Plan Commission is not an endorsement or approval of these documents to obtain the required building permits, engineering approval, or permits required by other government or permitting agencies for construction. Detailed plan review with associated comments will be provided upon submittal of plans for a building permit. The petitioner shall acknowledge that they accept this understanding.
12. Final engineering plans shall be georeferenced by using State Plane Coordinate System – Illinois East. Below are details about projection:

Projected Coordinate System:	NAD_1983_StatePlane_Illinois_East_FIPS_1201_Feet
Projection:	Transverse_Mercator
False_Easting:	984250.00000000
False_Northing:	0.00000000
Central_Meridian:	-88.33333333
Scale_Factor:	0.99997500
Latitude_Of_Origin:	36.66666667
Linear Unit:	Foot_US
Geographic Coordinate System:	GCS_North_American_1983
Datum:	D_North_American_1983
	Prime Meridian: Greenwich
	Angular Unit: Degree

13. If on-site lighting is proposed, provide a site photometric lighting diagram indicating lighting intensities. Also provide the associated catalog cuts for all roadway, parking lot, and building mounted luminaires. All fixtures must be flat bottom, sharp cut-off, and no wall pack style fixtures will be permitted. This can be addressed at permit.
14. The proposed site plan shows two handicap accessible parking stalls. Verify that two stalls meet Village code and Illinois Accessibility code. This can be addressed at permit.
15. The drive aisle below the canopy is too narrow to accommodate two-way traffic. The site plan shall be revised with the necessary signage and striping for one way only under the canopy. This can be addressed at permit.


Michael L. Pagones, P.E.
Village Engineer

1/30/2020
Date

ARLINGTON HEIGHTS POLICE DEPARTMENT

Community Services Bureau

DEPARTMENT PLAN REVIEW SUMMARY

Shirley Ryan Ability Lab
3215 N Wilke Rd.
LUV

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JAN 29 2020
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Round 1 Review Comments

01/27/2020

1. Character of use:

The character of use is consistent with the area and is not a concern.

2. Are lighting requirements adequate?

Lighting should be up to Village of Arlington Heights code. The exterior of the building should be illuminated especially during nighttime hours for safety, to deter criminal activity and increase surveillance/visibility- potentially reducing theft, trespassing, vandalism, underage drinking, and other criminal activity.

3. Present traffic problems?

There are no traffic problems at this location.

4. Traffic accidents at particular location?

This is not a problem area in relation to traffic accidents.

5. Traffic problems that may be created by the development.

This development should not create any additional traffic problems.

6. General comments:

- Please ensure that there is an emergency information/contact card on file with the Arlington Heights Police Department and that it is up-to-date. Agent contact information must be provided to the Arlington Heights Police Department during all construction phases. The form is attached. Please complete and return. This allows police department personnel to contact an agent during emergency situations or for suspicious/criminal activity on the property during all hours.

A. Ovington #330

Alexandra Ovington, Crime Prevention Officer
Community Services Bureau

Approved by:

[Signature] #557

Supervisor's Signature

HEALTH SERVICES DEPARTMENT

6

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 20-003
Petitioner: Rehabilitation Institute of Chicago d/b/a Shirley
Ryan AbilityLab, 355 E. Erie St., Chicago, IL 60611
Owner: 3205-3231 North Wilke Property, LLC
c/o Boxer Property, 720 N. Post Oak Rd., Suite 500
Houston, TX 77024
Contact Person: Kathleen A. Duncan
Address: 71 S. Wacker Dr., Suite 4700
Chicago, IL 60606
Phone #: 312-870-8024
Fax #: _____
E-Mail: kathleen.duncan@akerman.com

P.I.N.# _____
Location: 3215 N. Wilke Rd.
Rezoning: _____ Current: M-1 Proposed: M-1
Subdivision: N/A
of Lots: _____ Current: _____ Proposed: _____
PUD: N/A For: _____
Special Use: N/A For: _____
Land Use Variation: ☒ For: Physical Rehabilitation
Center
Land Use: _____ Current: Vacant commercial space
Proposed: Physical Rehab. Center
Site Gross Area: 14,796 s.f.
of Units Total: N/A
1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

(Petitioner: Please do not write below this line.)

1. GENERAL COMMENTS:

No comments at this time.

Sean Freres, LEHP 1/24/20
Environmental Health Officer Date

James McCalister SM 1/24/20 for Date

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 20-003Petitioner: Rehabilitation Institute of Chicago d/b/a Shirley
Ryan AbilityLab, 355 E. Erie St., Chicago, IL 60611Owner: 3205-3231 North Wilke Property, LLC
c/o Boxer Property, 720 N. Post Oak Rd., Suite 500
Houston, TX 77024Contact Person: Kathleen A. Duncan
Address: 71 S. Wacker Dr., Suite 4700
Chicago, IL 60606Phone #: 312-870-8024

Fax #: _____

E-Mail: kathleen.duncan@akerman.com

P.I.N.# _____

Location: 3215 N. Wilke Rd.Rezoning: _____ Current: M-1 Proposed: M-1Subdivision: N/A

of Lots: _____ Current: _____ Proposed: _____

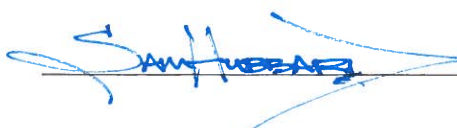
PUD: N/A For: _____Special Use: N/A For: _____Land Use Variation: ☒ For: Physical Rehabilitation
CenterLand Use: _____ Current: Vacant commercial spaceProposed: Physical Rehab. CenterSite Gross Area: 14,796 s.f.# of Units Total: N/A

1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

*(Petitioner: Please do not write below this line.)*YESNO

1. X _____ COMPLIES WITH COMPREHENSIVE PLAN?
2. X _____ COMPLIES WITH THOROUGHFARE PLAN?
3. X _____ VARIATIONS NEEDED FROM ZONING REGULATIONS?
(See below.)
4. _____ X VARIATIONS NEEDED FROM SUBDIVISION REGULATIONS?
(See below.)
5. _____ X SUBDIVISION REQUIRED?
6. _____ X SCHOOL/PARK DISTRICT CONTRIBUTIONS REQUIRED?
(See below.)

Comments:

PLEASE SEE ATTACHED COMMENTS.2.4.20

Date



Planning & Community Development Dept. Review

February 4, 2020

REVIEW ROUND 1

Project: 3215 N Wilke Rd.
Shirley Ryan Ability Lab LUV

Case Number: PC 20-003

General:

7. The Plan Commission must review and approve the following actions:
- a) Land Use Variation to allow a Physical Rehabilitation Center within the M-1 Zoning District.
 - b) Variation from Chapter 28 of the Municipal Code, Section 10.4, to reduce the number of required parking spaces on the subject property. The extent of this variation must be verified, please see the comments below for further clarification.
 - c) Variation from Chapter 28 of the Municipal Code, Section 6.12-1(2)b, to waive the requirement for a traffic study by a certified traffic engineer.
 - d) Variation from Chapter 28 of the Municipal Code, Section 6.5-7b, to allow an accessory structure to be 1,250 square feet where code limits the maximum size to 300 square feet.
 - e) Variation from Chapter 28 of the Municipal Code, Section 6.5-6, to allow an accessory structure to be 16.6' tall where code limits the maximum height to 15'.

Parking & Tenant List:

8. Please verify the current and proposed number of parking spaces. The Plat of Survey notes that there are 373 parking spaces on the site, however, the project narrative and parking study state that there are 375 parking spaces on the site. Furthermore, the parking study notes that 15 standard parking spaces will be converted to 7 handicap parking spaces, however, only 2 new handicap parking spaces are shown on the plans. Please revise the site plans to show where all new handicap parking spaces will be located.
9. Please note the following definition relative to parking requirements: **Floor Area** (*For determining off-street parking and loading requirements*). *The sum of the gross horizontal areas of the several floors of the building, or portion thereof, devoted to such use, measured from the exterior faces of the exterior walls or from the center line of walls separating two buildings.* Please note that when the square footage of "Unit 1" is added to the total floor area for the remaining buildings within the development as shown on the Plat of Survey, the total square footage for the development is approximately 104,000 sq. ft. Furthermore, the total floor area for the development as shown within the PUD approval ordinance is 103,740 sq. ft. However, the tenant list provides a grand total of 89,888 sq. ft. for the development. Please clarify the overall square footage and provide a tenant list that accounts for the total floor area as per the above definition.
10. Many of the tenants on the tenant list are within spaces that are between 75 sq. ft. and 200 sq. ft. in size. Are these individual units or does the complex operate on a shared space/co-working model? If so, please revise the tenant list to include the overall size of the co-working space/unit. The line item in the tenant list would be revised to remove each individual tenant within the co-working office space and provide only the overall size of the co-working office space.

Prepared by: SAM HUBBARD

Shirley Ryan Ability Lab - LUV
3215 N. Wilke Rd.
PC #20-003
January 22, 2020

1. The landscaping must be consistent with the approved landscape plan pursuant to ordinance 79-84. There are code required trees at the ends of some of the parking rows where the tree is absent. Per Chapter 28, Section 6.15, the ends of all parking rows must include a 4 inch caliper shade tree.



Kathleen A. Duncan

Akerman LLP
71 South Wacker Drive
47th Floor
Chicago, IL 60606

T: 312 634 5700
F: 312 424 1900

February 10, 2020

VIA EMAIL & MESSENGER

Mr. Sam Hubbard
Village of Arlington Heights
Department of Planning and Community Development
33 S. Arlington Heights Rd.
Arlington Heights, IL 60005

Re: Shirley Ryan AbilityLab ("Applicant")
3215 North Wilke Road ("Property")

Dear Mr. Hubbard:

In response to your enclosed email regarding "Round 1 Departmental Review Comments" please see as follows:

Building & Life Safety Department – Fire Safety Review

1. *For information purposes the proposed use is a change of occupancy. Village code amendments state no change shall be made in the use or occupancy of any building that would place the building in a different division of the same group of occupancies or in a different group of occupancies, unless such building is made to comply with the requirements of this Code for such division or group of occupancies.*

- Applicant acknowledges this comment and will comply with any requirements as a result of the change of occupancy.

2. *All currently adopted codes shall apply.*

- Applicant acknowledges this comment and will comply with any requirements as a result of the change of occupancy.

3. *The fire sprinkler system shall be capable of meeting the criteria for the proposed use. Certification of the fire suppression system indicating such compliance is required to be provided.*

- The proposed fire sprinkler system will be certified and proof of certification will be provided.

4. *The fire alarm shall meet the code requirements for the proposed use.*
 - Applicant agrees that the fire alarm will meet code requirements for the proposed use.
5. *Separate permits are required for any work on the fire suppression system and/or the fire alarm system.*
 - Applicant shall apply for all required permits related to the fire suppression system and the fire alarm system.
6. *Fire protection equipment and service rooms shall be identified in an approved manner.*
 - Applicant agrees that all fire protection equipment and service rooms will be identified in an approved manner.
7. *Approved access shall be provided and maintained for all fire protection equipment to permit immediate safe operation and maintenance of such equipment.*
 - Applicant shall provide and maintain approved access for all fire protection equipment in its leased area.
8. *A zoning indicator panel and the associated controls, or fire alarm control panel shall be located within the closest proximity to the front main entrance.*
 - Applicant shall provide all requested equipment and this will be shown on the permit drawings.
9. *A key safe (Knox Box) shall be provided and contain keys to gain necessary access.*
 - Applicant shall provide a key safe as required.
10. *Fire pumps, if provided, shall be installed in accordance with the Fire Code and NFPA 20 and shall comply with all current code requirements.*
 - Applicant does not believe a fire pump is needed at this location.
11. *Exit signs shall be illuminated at all times and have emergency power backup.*
 - Applicant shall provide illuminated exit signs with emergency power backup.
12. *Buildings shall have approved address numbers.*
 - The Property does have an approved address number – 3215 N. Wilke Rd.
13. *Signs shall be posted on both sides of an approach of any fire lane stating “NO PARKING – FIRE LANE”. Signs shall have arrows indicating the area of parking restriction.*
 - Applicant shall post any necessary signs.
14. *Fire lane signs shall be white with red three-inch letters. The dimensions of the sign shall be 12 inches horizontally and 18 inches vertically. These signs shall be installed so that the top of the sign is no less than 6 feet nor more than 6 feet above grade.*
 - Applicant shall post any necessary signs.

Engineering Department

11. *The petitioner is notified that these comments are being provided to ensure that the project meets the requirements for submittal to the Plan Commission. Approval by the Plan Commission is not an endorsement or approval of these documents to obtain the required building permits, engineering approval, or permits required by other government or permitting agencies for construction. Detailed plan review with associated comments will be provided upon submittal of plans for a building permit. The petitioner shall acknowledge that they accept this understanding.*

- Applicant acknowledges the aforementioned comment.

12. *Final engineering plans shall be georeferenced by using State Plan Coordination System – Illinois East.*

- Applicant acknowledges the aforementioned comment.

13. *If on-site lighting is proposed, provide a site photometric lighting diagram indicating lighting intensities. Also provide the associated catalog cuts for all roadway, parking lot, and building mounted luminaries. All fixtures must be flat bottom, sharp cut-off, and no wall pack style fixtures will be permitted. This can be addressed at permit.*

- Applicant acknowledges the aforementioned comment and will provide required detail at permit.

14. *The proposed site plan shows two handicap accessible parking stalls. Verify that two stalls meet Village code and Illinois Accessibility code. This can be addressed at permit.*

- Applicant acknowledges the aforementioned comment and will provide required detail at permit. Please note that Applicant believes 6 handicap accessible parking stalls are required as depicted on the enclosed drawings and that the proposed stalls meet Village code and Illinois Accessibility code.

15. *The drive aisle below the canopy is too narrow to accommodate two-way traffic. The site plan shall be revised with the necessary signage and striping for one way only under the canopy. This can be addressed at permit.*

- Applicant acknowledges the aforementioned comment and will provide required detail at permit. Please note that the enclosed drawings have been revised to incorporate notes on required signage and striping for one way only under the canopy.

Arlington Heights Fire Department

1. The Fire Department will defer to Don Lay from the Building and Life Safety Department as to whether the change of occupancy changes any code requirements for existing structures.

- Applicant acknowledges this comment and will comply with any requirements as a result of the change of occupancy.

Arlington Heights Police Department – Community Services Bureau

1. *The character of use is consistent with the area and is not a concern.*

- Acknowledged.
- 2. *Lighting should be up to Village of Arlington Heights code. The exterior of the building should be illuminated especially during nighttime hours for safety, to deter criminal activity and increase surveillance/visibility – potentially reducing theft, trespassing, vandalism, underage drinking, and other criminal activity.*
 - Applicant will provide lighting for its leased space in according with the requirements of the Village of Arlington Heights code. We are proposing to add exterior lighting at the new canopy which will be depicted in the permit drawings.
- 3. *There are no traffic problems at this location.*
 - Acknowledged.
- 4. *This is not a problem area in relation to traffic accidents.*
 - Acknowledged.
- 5. *This development should not create any additional traffic problems.*
 - Acknowledged.
- 6. *Please ensure that there is an emergency information/contact card on file with the Arlington Heights Police Department and that it is up-to-date. Agent contact information must be provided to the Arlington Heights Police Department during all construction phases. The form is attached. Please complete and return. This allows police department personnel to contact an agent during emergency situations or for suspicious/criminal activity on the property during all hours.*
 - Applicant will complete the contact card and return it to the Arlington Heights Police Department.

Planning & Community Development Department

- 7. *The Plan Commission must review and approve the following actions:*
 - a. *Land Use Variation to allow a Physical Rehabilitation Center within the M-1 Zoning District.*
 - b. *Variation from Chapter 28 of the Municipal Code, Section 10.4, to reduce the number of required parking spaces on the subject property. The extent of this variation must be verified, please see the comments below for further clarification.*
 - c. *Variation from Chapter 28 of the Municipal Code, Section 6.12-1(2)b, to waive the requirement for a traffic study by a certified traffic engineer.*
 - d. *Variation from Chapter 28 of the Municipal Code, Section 6.5-7b, to allow an accessory structure to be 1,250 square feet where code limits the maximum size to 300 square feet.*
 - e. *Variation from Chapter 28 of the Municipal Code, Section 6.5-6, to allow an accessory structure to be 16.6' tall where code limits the maximum height to 15'.*
 - Acknowledged.

8. *Please verify the current and proposed number of parking spaces. The Plat of Survey notes that there are 373 parking spaces on the site, however, the project narrative and parking study state that there are 375 parking spaces on the site. Furthermore, the parking study notes that 15 standard parking spaces will be converted to 7 handicap parking spaces, however, only 2 new handicap parking spaces are shown on the plans. Please revise the site plan to show where all new handicap parking spaces will be located.*

- The traffic engineer engaged to perform the parking study was physically on-site and physically counted 375 parking spaces on the site. Therefore, the project narrative and parking study are accurate.

- Applicant's Parking Study sets forth that the DayRehab use creates a demand of 26 parking spaces. If 26 parking spaces are required by the Village, then to meet Village Code and Illinois Accessibility Code, 20% of these spaces, or 6, handicap accessible parking spaces are required. Applicant has updated the site plan, enclosed herein, to depict the location of all new handicap parking.

- With the addition of the DayRehab use, 17 parking spaces will be eliminated: fourteen (14) spaces because of the construction of the canopy and parking islands and three (3) spaces because of conversion into six (6) handicap accessible parking spaces. Therefore, the overall office park will have 358 total parking spaces.

9. *Please note the following definition relative to parking requirements: Floor Area (for determining off-street parking and loading requirements). The sum of the gross horizontal areas of the several floors of the building, or portion thereof, devoted to such use, measured from the exterior faces of the exterior walls or from the center line of walls separating two buildings. Please note that when the square footage of "Unit 1" is added to the total floor area for the remaining buildings within the development as shown on the Plat of Survey, the total square footage for the development is approximately 104,000 s.f. Furthermore, the total floor area for the development as shown within the PUD approval ordinance is 103,740 s.f. However, the tenant list provides a grand total of 89,888 s.f. for the development. Please clarify the overall square footage and provide a tenant list that accounts for the total floor area as per the above definition.*

- Please note that "Unit 1" is a separate owner of property and is owned by Abcor Home Health. "Unit 1" is part of the office condominium association but is owned separately and operated as Abcor Home Health's Arlington Heights location.

- Attached is an updated "Tenant Roster" that includes the Abcor Home Health space. We believe this updated Tenant Roster should now reflect the total floor area for the entire office park development.

10. *Many of the tenants on the tenant list are within spaces that are between 75 s.f. and 200 s.f. in size. Are these individual units or does the complex operate on a shared space/co-working model? If so, please revise the tenant list to include the overall size of the co-working space/unit. The line item in the tenant list would be revised to remove each individual tenant*

within the co-working office space and provide only the overall size of the co-working office space.

- We have confirmed that there are no work sharing or co-working units in the complex. Each tenant on the list has its own space and its own lease with the property owner, even though several of these are quite small.

1. *The landscaping must be consistent with the approved landscape plan pursuant to 79-84. There are code required trees at the ends of some of the parking rows where the tree is absent. Per Chapter 28, Section 6.15, the ends of all parking rows must include a 4 inch caliper shade tree.*

- Applicant acknowledges this comment and will work with the Landlord to ensure that the ends of all parking rows contain a 4 inch caliper shade tree when the weather permits planting of trees.

Public Works Department

1. *The proposed building is currently fed from two master water meters. Verify the use and how payment from these common lines will occur. There are no sub-meters maintained or read within this shopping center.*

- In accordance with Applicant's Lease, (Sec. 7(a)(1)) Landlord is obligated to furnish water to Tenant for the Property at Landlord's expense.

2. *The RPZ will be sized upon submittal of plumbing plans.*

- Applicant acknowledges the aforementioned comment and will provide required detail at permit.

We look forward to your review of this response. If we can answer any questions please do not hesitate to contact me.

Sincerely,

A handwritten signature in cursive script that reads "Kate Duncan".

Kathleen A. Duncan



**Village of Arlington Heights, IL
Building & Life Safety Department**

Fire Safety Review

Date: 2/17/2020

P.C. Number: 20-003 Round 2

Project Name: Shirley Ryan Ability LUV

Project Location: 3215 N. Wilke Rd.

Planning Department Contact: Sam Hubbard, Planning and Community Development

General Comments:

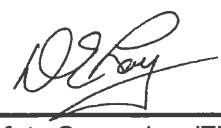
The information provided is conceptual only and subject to a formal plan review.

1. No additional comments at this time.

RECEIVED
FEB 18 2020
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Date 02-17-20

Reviewed By:


Fire Safety Supervisor/Fire Marshal

Memorandum

To: Sam Hubbard, Planning & Community Development
From: Cris Papierniak, Assistant Director of Public Works
Date: February 19, 2020
Subject: 3215 N Wilke Road, PC# 20-003 Round 2

With regard to the new construction of Shirley Ryan Ability Lab LUV, I have the following comments:

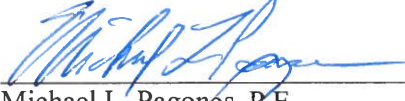
1. No further comments at this time.
2. Comments will be made upon receipt of the construction plans.
- 3.

If you have any questions, please feel free to contact me.

C. file

PLAN COMMISSION PC #20-003
Shirley Ryan Ability Lab LUV
3215 N Wilke Rd
Round 2

16. The petitioner's response to Comment No.s 11, 12 and 13 is acceptable.
17. The petitioner's response to Comment No. 14 is noted. In the event the 6 proposed handicap stalls does not meet Village code and Illinois Accessibility Code, additional stalls may need to be provided. This can be addressed at permit.
18. The petitioner's response to Comment No. 15 is acceptable.

 2/19/2020

Michael L. Pagones, P.E. Date
Village Engineer



Arlington Heights Fire Department Plan Review Sheet

P. C. Number 20-003

Project Name

Shirley Ryan Ability Lab

Project Location

3215 N. Wilke Road

Planning Department Contact Sam Hubbard

General Comments

Round 2

The Fire Department has no additional comments at this time.

**NOTE: PLAN IS CONCEPTUAL ONLY
SUBJECT TO DETAILED PLAN REVIEW**

Date February 14, 2020

Reviewed By: LT. Mark Aleckson

Arlington Heights Fire Department

ARLINGTON HEIGHTS POLICE DEPARTMENT

Community Services Bureau

DEPARTMENT PLAN REVIEW SUMMARY

Shirley Ryan Ability Lab
3215 N Wilke Rd.
LUV

Round 2 Review Comments

02/18/2020

1. **Character of use:**
Nothing further.
2. **Are lighting requirements adequate?**
Nothing further.
3. **Present traffic problems?**
Nothing further.
4. **Traffic accidents at particular location?**
Nothing further.
5. **Traffic problems that may be created by the development.**
Nothing further.
6. **General comments:**
Nothing further.

A.O. #330
Alexandra Ovington, Crime Prevention Officer
Community Services Bureau

Approved by:

D. H. #557
Supervisor's Signature

RECEIVED

FEB 18 2020

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Planning & Community Development Dept. Review

February 20, 2020



REVIEW ROUND 2

Project: 3215 N Wilke Rd.
Shirley Ryan Ability Lab LUV

Case Number: PC 20-003

General:

11. The response to comment #7 is acceptable. Based on the final tenant list and unit sizes, the parking variation has been clarified. The Plan Commission must review and approve the following actions:

- a) Land Use Variation to allow a Physical Rehabilitation Center within the M-1 Zoning District.
- b) Variation from Chapter 28 of the Municipal Code, Section 10.4, to reduce the number of required parking spaces on the subject property from 370 spaces to 361 spaces.
- c) Variation from Chapter 28 of the Municipal Code, Section 6.12-1(2)b, to waive the requirement for a traffic study by a certified traffic engineer.
- d) Variation from Chapter 28 of the Municipal Code, Section 6.5-7b, to allow an accessory structure to be 1,250 square feet where code limits the maximum size to 300 square feet.
- e) Variation from Chapter 28 of the Municipal Code, Section 6.5-6, to allow an accessory structure to be 16.6' tall where code limits the maximum height to 15'.

Parking & Tenant List:

12. The response to comment #8 is noted. Further clarification has been requested in a follow up email dated 2/20/20. It is believed, as based on a count from four separate aerial images from 2019, that there are 376 existing parking spaces on the property. Based on the elimination of parking spaces as a result of the proposed canopy, landscape islands, and additional handicap parking spaces, it appears that only 361 parking spaces would exist on the property upon completion of the site modifications.

13. The responses to comments #9 and #10 are acceptable.

14. Compliance with the bicycle parking regulations is required. 19 bike parking spaces must be provided on the subject property. Please install 4 spaces, which is the number allocated to this use, and the Village will coordinate with the landlord to ensure that the remaining 15 spaces are installed.

Prepared by:

[Signature]

PLAN COMMISSION PROJECT TIMELINE

Project Name: Shirley Ryan Ability Lab LUV

PC Number: 20-003

Location: 3215 N. Wilke Ave

Requested Action:

1. Land Use Variation to allow a Physical Rehabilitation Center within the M-1 Zoning District.

Variations Required:

- Chapter 28, Section 10.4, to reduce the required number of off-street parking spaces from 370 to 361 spaces.
- Chapter 28, Section 6.12-1(2)b, to waive the requirement for a traffic and parking study by a certified traffic engineer.
- Chapter 28, Section 6.5-7b, to allow an accessory structure to be 1,250 square feet where code limits the maximum size to 300 square feet.
- Chapter 28, Section 6.5-6, to allow an accessory structure to be 16.6' tall where code limits the maximum height to 15'.

	Date	Number of Business Days
Petitioner Provides Plans needed for CPRC	10/10/19	-
Conceptual Plan Review Meeting (CPRC)	10/23/19	9
Awaiting PC Application	01/17/20	56
PC Application Submittal Date	01/17/20	-
1 st Round Department Comments	02/04/20	11
Petitioner's Response – 1 st Round	02/11/20	5
2 nd Round Department Comments	02/24/20	9
PC Hearing	02/26/20	27 days from application date
Village Board	04/27/20*	43
Anticipated Village Board Ord. Adoption	TBD	-

*Original Village Board date was to be March 16th, but this was pushed back as Village Board meetings were cancelled due to concerns over COVID-19.