



AGENDA

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 4, 2016

8:00 PM

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

- A. Presentation of the Colors by Cub Scout Pack #269 from Patton School

III. ROLL CALL OF MEMBERS

IV. APPROVAL OF MINUTES

- A. Committee of the Whole 2/15/16
- B. Committee of the Whole 3/7/2016
- C. Village Board Minutes 3/7/16
- D. Committee of the Whole 3/16/16

V. APPROVAL OF ACCOUNTS PAYABLE

- A. Warrant Register of 3/15/2016
- B. Warrant Register of 3/30/2016

VI. RECOGNITIONS AND PRESENTATIONS

- A. Presentation of Award to the Village of Arlington Heights from the Salvation Army
- B. Mayor and County Recognition Day for National Service

VII. PUBLIC HEARINGS

VIII. CITIZENS TO BE HEARD

Anyone wishing to speak on a subject not on the Agenda should fill out a card, located in the back of the room, and hand it to the Village Clerk. Please limit your comments to three minutes.

IX. OLD BUSINESS

- A. Report of the Committee-of-the-Whole Meeting of April 4, 2016
Vacation Request - Orchard at Chestnut
- B. An Ordinance Amending Chapter 12 of the Arlington Heights
Municipal Code (Pet Shop Operators)

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. Hydraulic Ambulance Cot
- B. Computer Replacement Program
- C. Municipal Buildings Floor Maintenance Contract
- D. Municipal Buildings Custodial Services - Group A (Village Hall, Police and Senior Cntr.)
- E. Municipal Buildings Custodial Services - Group B (PW Admin, Fire HQ, Train Stations & Historical Bldgs).
- F. Weed Control Contract
- G. Irrigation System Maintenance Contract
- H. Well #16 Water Tank Painting
- I. Water Main Replacement
- J. Vehicle Lifts - Joint Purchase
- K. Parking Garages - Structural Maintenance & Repairs
- L. Pavement Crack Sealing Program
- M. 2016 Cured-In-Place Sewer Lining Contract
- N. Concrete Repairs

CONSENT LEGAL

- A. An Ordinance Amending Chapter 30 of the Arlington Heights Municipal Code
(Sign Regulations)
- B. An Ordinance Amending Chapter 13 of the Arlington Heights Municipal Code
(Surrender of 2 Class "E" liquor licenses)
- C. An Ordinance Reserving Volume Cap in Connection With Private Activity Bond Issues and Related Matters
(2016 calendar year)
- D. A Resolution Accepting a Plat of Easement for Public Storm Sewer Purposes
(1338 N. Dunton Avenue)

CONSENT REPORT OF THE VILLAGE MANAGER

- A. Destruction of Recordings from the Closed Sessions of 4/7/14, 5/5/14, 7/22/14, 8/12/14, 8/13/14, 8/19/14, 8/20/14 as per State Statute.
- B. Settlement - Workers' Compensation - Brown
- C. Budget Amendments - General Liability and Workers' Comp Funds

CONSENT PETITIONS AND COMMUNICATIONS

- A. Request for Fee Waiver for Liquor Licenses - AH Park District
- B. Bond Waiver - St. Edna Bingo
- C. Bond Waiver - BraveHearts

XI. APPROVAL OF BIDS

XII. NEW BUSINESS

- A. Autumn Leaves - Request for Tax Increment Financing Funds
- B. 504 S. Mitchell Subdivision - PC#14-016
- C. Memory Care Facility - 511 W. Rand Rd. - PC#15-023
- D. Arlington Dog House - 213 S. Arlington Heights Rd. - PC#16-002

XIII. LEGAL

XIV. REPORT OF THE VILLAGE MANAGER

XV. APPOINTMENTS

XVI. PETITIONS AND COMMUNICATIONS

- A. Request for Closed Session per 5 ILCS 120/2(c)(21): Discussion of minutes lawfully closed, whether for purposes of approval of the minutes or the semi-annual review of the minutes

- and -

5 ILCS 120/2(c)(11): litigation, when an action against, affecting or on behalf of the Village has been filed and is pending before a court

or administrative tribunal, or when the Board finds that an action is probable or imminent

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.



Item: Presentation of the Colors

Department: Village Manager's Office

Presentation of the Colors by Cub Scout Pack #269 from Patton School

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:



Item: Committee of the Whole 2/15/16

Department: village clerk

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
Committee of the Whole 2/15/16	Minutes



MINUTES

President and Board of Trustees
Village of Arlington Heights
Committee-of-the-Whole
Community Room
Arlington Heights Village Hall
33 S. Arlington Heights Road
Arlington Heights, IL 60005
February 15, 2016
7:30 PM

I. CALL TO ORDER

Mayor Tom Hayes called the meeting to order at 7:30 PM.

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

BOARD MEMBERS PRESENT: Mayor Hayes; Trustees Farwell, Glasgow, LaBedz, Rosenberg, Scaletta, Sidor

BOARD MEMBERS ABSENT: Trustees Blackwood and Tinaglia

STAFF MEMBERS PRESENT: Village Manager Randy Recklaus; Assistant Village Manager Diana Mikula

OTHERS PRESENT: Raj Prajapati for Cardinal Wine & Spirits; Connie Karavitis, Teddy's Liquor & Wine; Steve Fromm for Special Events Commission

IV. NEW BUSINESS

- A. Consideration of recommending to the Liquor Commissioner the issuance of a Class "B" & Class "T" Liquor License to Shivani 7, Inc., dba Cardinal Wine & Spirits, located at 125 S. Arlington Heights Road

Mayor Hayes swore in Mr. Raj Prajapati.

Diana Mikula, Assistant Village Manager, reported to the Board that Mr. Prajapati is seeking a Class B & T liquor license which allows for full alcohol sales with tastings. He will be the 100% owner of the liquor establishment. There is another person buying the property and the business – Mr. Naresh

Patel. Mr. Patel is leasing the store business to Mr. Prajapati.

The Arlington Heights Police Department completed a background check on Mr. Raj Prajapati. No convictions were disclosed and no criminal derogatory information was found. In addition, no lawsuits, judgments, or liens were outstanding.

Ms. Mikula conducted a walk-thru today and everything was in line with what they submitted with their floor plan. If the Board approves the new liquor license this evening, it will not be given to Mr. Prajapati until the Village receives confirmation that the property has closed and transferred to the new owner.

Mayor Hayes asked if there would be any change to the current layout of the store. Ms. Mikula said the only change would be some coolers will be added where shelving currently exists and some readjustment of the shelving.

When asked if the applicant would be having wine tastings the applicant responded that he would not be having these right away. Mayor Hayes asked how many employees would be working with him. Mr. Prajapati responded that there will be two full-time and two part-time employees. Mayor Hayes asked if Mr. Prajapati would be giving up his manager position at the Marathon Station where he currently works and Mr. Prajapati reported that he pretty much would be giving that job up for this liquor store. Mr. Prajapati told Mayor Hayes that while he was Basset trained by taking the on-line class, he will be sending his staff to be classroom trained. He will also be monitoring the staff for liquor compliance.

Mayor Hayes questioned Mr. Prajapati about a liquor violation that occurred at the Marathon Station he is managing. Mr. Prajapati explained that another employee was cited for the violation that occurred three years ago. Mr. Prajapati was the manager of the station but he was not present when the violation occurred.

Trustee Glasgow asked about the additional employees that would be working at the store – what their schedules would be and when Mr. Prajapati would be at the store. Mr. Prajapati replied that each employee would be given one day off per week. Mr. Prajapati would be at the store for about 10 hours per day. He will appoint someone as manager when he's not there. This person would open and close the store. The person he has in mind has about 10 years of liquor experience.

Trustee Farwell asked if this new manager has ever had a liquor violation. Mr. Prajapati informed him that he did not have any liquor violations. Trustee Farwell also asked Mr. Prajapati to show him on the floor plan where the cashiers would be stationed. Trustee Farwell was concerned about where customers would enter and exit. Ms. Mikula explained the layout of the store and the railing barriers that would force customers to enter and exit at the proper doors. She further explained that the owners indicated that no alcohol

would be stored near the doors.

Trustee Scaletta asked if Mr. Prajapati planned on updating the store. Mr. Prajapati responded that he would be adding two coolers and moving the shelving around. Trustee Scaletta suggested that painting and new flooring would make the store more inviting. Trustee Scaletta strongly suggested to Mr. Prajapati that he read the Arlington Heights Liquor Code to become familiar with Village laws so he would not start out on the wrong foot.

TRUSTEE GLASGOW MOVED, SECONDED BY TRUSTEE FARWELL TO RECOMMEND THAT THE VILLAGE BOARD OF TRUSTEES RECOMMEND TO THE LIQUOR COMMISSIONER THE ISSUANCE OF A CLASS "B" & CLASS "T" LIQUOR LICENSE TO SHIVANI 7, INC., DBA CARDINAL WINE & SPIRITS, LOCATED AT 135 S. ARLINGTON HEIGHTS ROAD.

Motion passed unanimously.

- B. Interview of Joseph Skibbie for Appointment to the Special Events Commission - Term Ending: 4/30/17

Mayor Hayes introduced Mr. Skibbie to the Board.

Trustee Glasgow told Mr. Skibbie that he liked the fact that his background was varied with marketing, and asked how he would apply his background to the Special Events Commission. Mr. Skibbie reported that one of the reasons he was drawn to this particular commission is because he had heard it was a "roll up your sleeves and dig in" type of commission. Whether it be promoting events or planning events his background will be valuable. Making calls on behalf on the Commission, promoting the Commission, or seeking sponsorships, Mr. Skibbie said he would be comfortable in doing all of these things.

Trustee Glasgow asked what Mr. Skibbie's experience was in mass marketing. Mr. Skibbie reported they he has placed advertisements, worked on sponsorship solicitation, and now he's into more digital properties – websites, making content placement, etc.

Trustee Scaletta asked for clarification of where Mr. Skibbie's business was located. Mr. Skibbie replied that his was a home-based business – NW Arlington Heights. Trustee Scaletta was concerned that if his business was located in downtown Chicago, he would have difficulty making Special Events meetings.

Trustee LaBedz asked Mr. Skibbie what special events he and his family have attended since they have lived here. Mr. Skibbie responded that Mane Event and Taste of Arlington was one of the first they were drawn to and also the Christmas lights at North School Park. Mr. Skibbie looks forward to getting more involved in Hearts of Gold and other events.

TRUSTEE SCALETTA MOVED, SECONDED BY TRUSTEE FARWELL TO

**RECOMMEND THAT JOSEPH SKIBBIE BE APPOINTED TO THE SPECIAL
EVENTS COMMISSION – TERM ENDING 4/30/17.** Motion passed
unanimously.

V. OTHER BUSINESS

VI. ADJOURNMENT

Meeting Adjourned at 7:54 PM

Recorded By: Diane Staggs
Administrative Assistant II



Item: COW minutes 3 7 16

Department: village clerk

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
cow minutes 3 7 16	Minutes



MINUTES

President and Board of Trustees
Village of Arlington Heights
Committee-of-the-Whole
Community Room
Arlington Heights Village Hall
33 S. Arlington Heights Road
Arlington Heights, IL 60005
March 7, 2016
7:45 PM

I. CALL TO ORDER

Mayor Tom Hayes called the meeting to order at 7:45 PM.

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

BOARD MEMBERS PRESENT: Mayor Thomas Hayes; Trustees Blackwood, LaBedz, Rosenberg, Sidor, Tinaglia,

BOARD MEMBERS ABSENT: Trustees Glasgow, Farwell, Scaletta

STAFF MEMBERS PRESENT: Village Manager Randy Recklaus; Assistant Village Manager Diana Mikula

OTHERS PRESENT: David McCallum

IV. NEW BUSINESS

- A. Interview of David McCallum for Appointment to the Commission for Citizens with Disabilities - Term Ending: 4/30/19

The Board reviewed Mr. McCallum's resume and discussed his interest in serving on the Commission for Citizens with Disabilities. Mr. McCallum said he had discussed his interest in serving on the Commission with Chairman Seth Goldberg. Trustee Sidor asked Mr. McCallum what got him interested in the Commission. Mr. McCallum said he had heard Mr. Goldberg talk about the Commission at a Rotary Club meeting and was told about the opening on the Commission. Mr. McCallum said he was interested in the Commission because he was born with cerebral palsy and wants to represent people who have handicaps that are not visible in their outward appearance. He wants to see how he can help others because it has been a hard road for him. Mr.

McCallum said the opportunity to serve on the Commission sounded perfect to him for what he would like to do.

Following discussion, **TRUSTEE LABEDZ MOVED, TRUSTEE SIDOR SECONDED A MOTION RECOMMENDING THE APPOINTMENT OF DAVID MCCALLUM TO THE COMMISSION FOR CITIZENS WITH DISABILITIES.** The Motion: Passed

Ayes: Hayes, Blackwood, LaBedz, Rosenberg, Sidor, Tinaglia

V. OTHER BUSINESS

VI. ADJOURNMENT

The meeting adjourned at 7:52 PM.



Item: Village Board Minutes 3 7 16

Department: village clerk

Bid Section

Item:

Bid Opening Date:

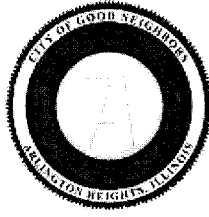
Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
Village Board Minutes 3 7 16	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
March 7, 2016
8:00 PM

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

- A. Presentation of the Colors by Cub Scout Pack
#130 from Westgate School

III. ROLL CALL OF MEMBERS

The Village Clerk called the roll with President Hayes and the following Trustees Responding: Rosenberg, Sidor, Blackwood, LaBedz and Tinaglia. Trustee Scaletta entered the meeting at 8:04.

Trustees Glasgow and Farwell were absent.

Also in attendance were: Randy Recklaus, Robin Ward, Diana Mikula, Charles Perkins, Mark Burkland, Cris Papierniak, Jim Massarelli and Becky Hume.

IV. APPROVAL OF MINUTES

- A. Joint Village Board/Library Board Minutes 2/13/16 Approved

Trustee Mike Sidor moved to approve. Trustee Robin LaBedz Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Sidor, Tinaglia

Absent: Farwell, Glasgow, Scaletta

- B. Committee of the Whole 2/8/2016

Approved

Trustee Carol Blackwood moved to approve. Trustee Bert Rosenberg
Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Sidor, Tinaglia

Absent: Farwell, Glasgow, Scaletta

C. Village Board Minutes 2/15/16 Approved

Trustee Mike Sidor moved to approve. Trustee Robin LaBedz Seconded the
Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor

Abstain: Tinaglia

Absent: Farwell, Glasgow

D. Joint Village Board/Park District Board Minutes 2/20/16 Approved

Trustee Scaletta amended the minutes to reflect his absence at the meeting,
although he was in attendance for the pre-meeting reception.

Trustee Carol Blackwood moved to approve. Trustee Bert Rosenberg
Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Tinaglia

Abstain: Scaletta, Sidor

Absent: Farwell, Glasgow

V. APPROVAL OF ACCOUNTS PAYABLE

A. Warrant Register of 2/28/2016 Approved

Trustee Bert Rosenberg moved to approve the Warrant Register of 2/28/16
in the amount of \$1,395,023.61. Trustee Mike Sidor Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

VI. RECOGNITIONS AND PRESENTATIONS

VII. PUBLIC HEARINGS

A. 2015 - 2019 Consolidated Plan Substantial Amendment Approved

Trustee LaBedz moved to open the Public Hearing. Trustee Sidor seconded the motion. The motion passed.

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

Mr. Recklaus said this is the first of two public hearings concerning a proposed Substantial Amendment to the Village's 2015-2019 Consolidated Plan. The impetus for the change is the Village's decision to join the Cook County HOME Consortium which allows access to federal funds. The Amendment also allows for a reallocation of funds.

Mr. Perkins said the next public hearing will occur on April 30, after the required public comment period. The Substantial Amendment includes a budget change recommended by the Village's Housing Commission to reallocate \$20,000 from the 2015/2016 Budget from the Single Family Rehab Program to the 2015-2016 budget for the Group Home and Transitional Housing Program which currently has four projects which will exceed the funds available. The annual budgeting process for CDBG funds will occur in May for funds available in October, and this amendment does not affect that process.

Trustee Robin LaBedz moved to close the Public Hearing. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

VIII. CITIZENS TO BE HEARD

Jim Ewart requested that the Village Board President declare May 28, 2016 Arlington Day in commemoration of the closing of Arlington High School 32 years ago. Arlington High School Alumni are hosting a picnic on that day at Recreation Park from 11-3 and will be honoring Lloyd Meyer, an Arlington High School Alum who served on the Park District Board and is the longtime coach of the Arlington Heights American Legion Baseball team.

President Hayes said he would discuss the suggestion with staff. He said he honored District 214 graduates and appreciated the idea.

IX. OLD BUSINESS

- A. Report of the Committee-of-the-Whole Meeting of Approved March 7, 2016

Interview of David McCallum for Appointment to the Commission for Citizens with Disabilities

President Hayes administered the Oath of Office to Mr. McCallum

Trustee Robin LaBedz moved to approve. Trustee Mike Sidor Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

X. CONSENT AGENDA

CONSENT OLD BUSINESS

CONSENT APPROVAL OF BIDS

A. Thermal Imaging Cameras Approved

Trustee Robin LaBedz moved to approve. Trustee Mike Sidor Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

B. Well # 11 Rehabilitation and Repair Approved

Trustee Robin LaBedz moved to approve. Trustee Mike Sidor Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

CONSENT REPORT OF THE VILLAGE MANAGER

A. Settlement - Workers' Compensation - Brandon Approved

Trustee Robin LaBedz moved to approve a settlement in the amount of \$91,921.25 for the workers' compensation claim of Carl Brandon. Trustee Mike Sidor Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

B. 2016 Material Testing Services Approved

Trustee Robin LaBedz moved to approve. Trustee Mike Sidor Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

XI. APPROVAL OF BIDS

XII. NEW BUSINESS

A. Sign Code Modifications - Intent & Purpose Approved

Mr. Perkins said that an Intent and Purpose section was created by the Design Commission setting general standards for this Code Section.

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

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

B. Sign Code Modifications - Drive-through Restaurant Signage Approved

Mr. Perkins said currently, digital menu boards are not allowed. There are no standards in the Code regarding signage in drive-through operations. The Planning Department surveyed existing drive through restaurants and other community's regulations. These proposed changes enhance drive-through safety and the customer's experience. They also develop some standards. The new standards allow all the existing signs to continue to exist within Code. Each drive through lane will be allowed one, two square foot digital order screen. Staff recommends that sound from speakers shall not be audible beyond the property line. Speakers must be equipped with volume control.

Trustee Scaletta asked why digital drive-through menu boards were not allowed and why there was a concern with digital signs. Mr. Perkins explained that digital light is much more vibrant and distracting than a back lit sign board, so there was concern regarding light pollution from a large menu sign. As they are very expensive, so are not common. Also, many drive-through restaurants are open after 11:00 p.m. when illuminated signs next to residential areas are required to be turned off.

Trustee Scaletta said he understood the issue of lighted signs next to residential areas, but perhaps the light at night could be adjusted. He wanted the Village to be business friendly, so asked why the Village would not allow digital signs. Mr. Perkins said this amendment was strictly

regarding drive-through order signs.

Mr. Perkins said the entire digital sign issue will be discussed in a larger forum. The Design Commission is discussing the issue in March and April and will then report to the Board. Mr. Perkins said that a drive-through two foot face to face sign made sense and seems to be the standard.

Trustee Scaletta said that as technology progresses, the Village needs to look at the ability to allow businesses to use digital signage. He reiterated the need to be business friendly. He said he didn't think a menu board created more light than parking lot lighting.

Mr. Perkins said an overall digital signage discussion will occur and include many facets. Moving the drive-through signage change forward alone made sense as the research had been done and there is a pending request. Mr. Recklaus said Trustees Scaletta's ideas would be forwarded to the Design Commission.

President Hayes said that, at his request, the electronic digital sign issue is being brought forward. The goal is to be more business friendly. The process will be interactive and the Board will be working with the Design Commission to address digital signage.

Trustee Tinaglia said that LED lighting is neater and clearer than ever before, but technology is changing, so it is very appropriate to discuss signage now.

Trustee Blackwood asked if the Code Amendment only pertained to restaurant drive through windows. Mr. Perkins said yes. Other businesses drive through signage will be discussed in a follow up phase.

Trustee Sidor said the Village is careful to put protection between residences and businesses like shrubs and fences. He said he didn't see how a drive through sign board would have that much light spill over. Mr. Perkins said the Village does get complaints from residents regarding speaker noise and refuse which is why caution is being used.

Trustee LaBedz said that she supported digital order screens as they are consumer friendly, people like to see the accuracy of an order. She said it was a move in the right direction.

Trustee John Scaletta moved to approve. Trustee Mike Sidor Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

C. Sign Code Modifications - Manual Change Bulletin Approved

Boards/Changeable Panel Signs

Mr. Perkins said the current Code does not allow changeable panels as part of a bulletin board sign. It would be a nice alternative as changeable panels help businesses to provide an alternative for signage for special sales or events.

Trustee Scaletta asked why the Village would limit the changeable part to 33%. Mr. Perkins said staff would not be able to review each change and more than 33% would substantially change the sign. It also protects the Village in the event that electronic signage is allowed in the future. Staff recommended 50%, but the Design Commission thought that was too much and recommended 33%. Trustee Scaletta said he was okay with 50%.

Trustee Sidor concurred and said 50% would be okay.

Mr. Perkins said the Design Commission thought that if a changeable sign becomes electronic, then 50% of the sign becomes lighted, versus a panel the amount of electronic lighting would be too large. Most business signs don't exceed 50% in the changeable space.

President Hayes said he liked 33% as it gives the Village more protection if something is not aesthetically pleasing.

Trustee Tinaglia said he appreciated the Design Commission's perspective, as they are charged to review the signs for architecture and how they present. As they are charged with approving signs, it makes sense that they would want to have approval over more than 50% of the sign.

Mr. Burkland said it is very hard to enforce or control content if 50% is outside the Village's control. He counseled caution. Content on movable panels are outside the Village's control and there could be dramatic advertising rather than hyping a typical sale. The panel can dominate the sign board itself.

Trustee John Scaletta moved to approve the recommendation of the Design Commission with a change to #1: 33% to 50% as recommended by staff.

Trustee Mike Sidor Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Rosenberg, Scaletta, Sidor

Nays: Hayes, LaBedz, Tinaglia

Absent: Farwell, Glasgow

D. Sign Code Modifications - Residential Ground Signs Approved

Trustee Jim Tinaglia moved to approve. Trustee John Scaletta Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

XIII.LEGAL

- A. An Ordinance Amending Chapters 2, 3, 8, 12, 13 Approved
and 19 of the Arlington Heights Municipal Code
(Miscellaneous Code Amendments)

Mr. Recklaus said this Ordinance covers many items with two significant changes. One of which adjusts purchasing rules to mirror what is allowed by State Statute. The other increases the fine for individuals who facilitate the use of alcohol by minors.

Ms. Ward said that in the Village's Social Hosting Ordinance, it is the responsibility of the adult owners of the home hosting a party. The proposed change is an increase in the range of fines to \$1,000-\$5,000 to be applied at the discretion of a judge.

Trustee Scaletta thought the social hosting fines seemed drastic.

Jorie Ouimet of the Linked Together Coalition said that social hosting is an issue in the area. Over 20% of underage drinkers get their alcohol from adults other than their parents. Social hosting is unacceptable, by increasing the fine, the Village sends a message. The community also needs to raise awareness through schools, the Park District and the police. 49% of Wheeling Township teens said they would never be caught by their parents. She encouraged parents to follow up with their teens.

Trustee Rosenberg asked where teens are getting alcohol. Ms. Ouimet said the #1 source is parties with an adult other than the child's parents providing the alcohol. Trustee Rosenberg said moving to \$1,000 is a large increase and there are many situations where parties go on unbeknownst to parents. Ms. Ouimet said the Coalition's position is that parents are ultimately responsible for their property. Trustee Rosenberg said that he's in favor of sending a message, but a \$5,000 fine seems excessive. Ms. Ouimet said one can't put a price tag on the safety of children.

Ms. Ward said the goal was to have the fine be a deterrent to encourage parents to pay more attention.

President Hayes said it is a strict liability ordinance, which eliminates excuses parents might give.

Trustee Sidor asked how many parties has Arlington Heights broken up in the past year that would qualify. The answer was none. Trustee Sidor said he was okay with fines as it gives judge plenty of latitude depending on attitude of parents and children.

Trustee Blackwood asked how the message would be promoted and parents educated. Ms. Ouimet said the Coalition has a partnership with D214. A parent brochure went out to all incoming freshmen this spring. Specifics can be put in that. The schools can send information directly from principals to parents as well.

Trustee Tinaglia said these numbers are serious. Parties do happen, and if parents knew this existed, they would be less inclined to host.

Trustee Labeledz said she is fine with these penalties. Anything that is a deterrent helps protect our children before something happens.

Trustee Sidor said this brings the Village more in line with the Village's other alcohol policies such as serving an under aged minor.

Trustee Rosenberg asked if the Finance Department will report to the Board purchases up to the new limit. Mr. Recklaus said yes, a mechanism is being developed.

Trustee Jim Tinaglia moved to approve 16-004. Trustee Robin LaBedz Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

Absent: Farwell, Glasgow

XIV. APPOINTMENTS

XV. PETITIONS AND COMMUNICATIONS

President Hayes announced that the Katie project will occur Saturday, April 2. If residents need their batteries checked in their smoke detectors, or would like to volunteer, contact Nancy Kluz at 847-368-5100.

Trustee Sidor said he attended the craft show at the Kirk School to support the Northwest Suburban Special Education Organization, a great organization.

XVI. REPORT OF THE VILLAGE MANAGER

- A. Heart's Place - 120-122 E. Boeger Dr. - Early Review

Mr. Recklaus said UP Development is seeking Early Review for a 16 unit development for people living with disabilities. The site is the previously considered for Boeger Place which was denied in 2010. Early Review does not commit the Village to approving or denying a development proposal; it is simply an opportunity for a developer to obtain a degree of preliminary feedback from the Board.

Trustee Tinaglia recused himself as the petitioner is a client of his on another project. He left the meeting at this time.

Mr. Perkins said the proposal comes with two variation requests, one to rezone the property to Institutional, the other to amend the Comprehensive Plan. Staff has identified two variations: 1) The minimum lot size. 2) Institutional Districts less than four acres must be located on a collector street and Boeger is a local street. Staff recommends a neighborhood meeting early in the process to inform neighbors of their proposal.

President Hayes asked for the rationale for the Code to require four acres for Institutional properties. Mr. Perkins said he did not know. Typically a minimum district size is to avoid spot zoning. It is a little unusual that the property has to be on a collector street. The four acre requirement is per Village Code.

Michael Ezgur, attorney for the project, said this is a less dense project than the one previously presented with 16 residential units and 33 parking spaces. It is designed to meet or exceed the Village's affordable housing guidelines. Heart's Place provides permanent supportive housing for people with a variety of disabilities. Wings, Kenneth Young Center and Alexian Brothers are partners for the Development. The developer acknowledges a zoning change is required and that during the plan development process, variations would need to be discussed. They agree with Staff's analysis to date.

President Hayes said that the proposal targets people living with disabilities. He asked what kind of disabilities will be the target market.

Mr. Ezgar said the target residents are victims of domestic violence, also people with mental disabilities that the Kenneth Young Center addresses.

Jessica Berzac of UP Development said there is a key difference than the previous proposal. The State's policy is different now and projects like these are required to be disability neutral. However, if there is an onsite provider, then those clients are given preference. By partnering with Wings, victims of domestic violence would be placed at the top of the eligibility pool. Other potential residents could include those with medical disabilities like heart failure or diabetes. President Hayes asked for clarification that people who are subject to domestic violence are considered disabled. Ms. Berzac said yes, they are. The selections are made via a process which includes input from County, State, Property Manager and Service Provider representatives. Wings and The Kenneth Young Center will be the onsite providers.

President Hayes said he is happy to see this project is much different in terms of density with fewer variations. He said it is something the Board can at least explore.

Trustee Rosenberg asked for clarification between on site and off site staffing. Ms. Berzac said there will be a property manager and social service providers on site with at least 2-3 people on site each day. As the residents must be able to live independently to qualify for this housing, the clients don't need 24 hour monitoring. Trustee Rosenberg asked if security is an issue for these clients. Ms. Berzac said the service provider would address security. All of the units have 2 bedrooms. The lease holder must be disabled to qualify. If there are two applicants who both qualify, then they could live together if they request it. Residents would not be placed together.

Trustee Rosenberg asked if there were water detention issues. Mr. Perkins said water detention would be evaluated in preliminary plans and on site detention would need to be accommodated. This proposal has more green space than what was presented before. Water will most likely be detained in the green areas. Staff will also evaluate land banked parking and is already suggesting the gazebo be moved in the event that the land bank parking becomes necessary.

Trustee Blackwood asked how residents will access transportation as there is no bus service on Arlington Heights Road. Ms. Berzac said Pace offers van pooling, dial-a-ride is used by many disabled people and case managers do a fair amount of driving. Residents will get around as they do where they currently live. Trustee Blackwood asked if there was a security risk because the residents are victims of domestic violence. Ms. Berzac said she didn't have those kinds of details now; the service provider would address this issue moving forward.

Trustee Sidor asked if the building would have security. Ms. Berzac said yes, there would be security cameras and key fobs. There would not necessarily be a security person on staff, but that is yet to be determined. Trustee Sidor said he was glad to see the project again and would like to see it go through the process.

Trustee Labedz said she is glad this is coming forward as she supported Boeger Place while on the Plan Commission. She said the need is great. She asked if this was a transitional program. Ms. Berzac said no. Trustee LaBedz asked if every apartment was fully handicapped accessible. Ms. Berzac said 20% are fully accessible, the others are fully adaptable. Trustee Labedz asked if this project was designed for families. Ms. Berzac said yes, that is the intent.

Trustee Scaletta said he was supportive overall but wanted to understand how the balance of people in the building will work out. Ms. Berzac said there are other properties which have a mix of different kinds of disabled residents. The populations of these developments have shared obstacles in society and often work together despite their differing disabilities. Case managers will be able to work with those with impairments as well as those with domestic violence histories.

Trustee Scaletta asked if a child has a disability, will the parent be able to live with them. Ms. Berzac said the lease holder has to have a disability, so an adult child with a disability cannot have parent live with them unless parent also qualifies. Two people per bedroom are the maximum allowed. There are also limits on number of people in a unit based on sex of children. Boy and girl children may not share a bedroom.

Trustee Scaletta asked how the building would be conducive to the current Code. Mr. Perkins said other than Institutional Zoning, staff would have to look at the land area in regards to density. The parking is okay. The building could be a typical apartment building.

Mr. Perkins said UP is requesting the following variations: 1) less than required minimum district size for an Institutional District 2 acres are required and they have .9 acres. 2) The location of Institutional District is on less than four acres and should be on a collector street, this is a local street. They also need two zoning changes: 1) From B-1/B-2 to Institutional. 2) Amend the Comprehensive Plan which calls for this property to be commercial. Mr. Perkins said the detailed plans might bring other variations.

Trustee Scaletta said this is significantly better than what was proposed before when the unit sizes were smaller than the Code required. The square footage for each unit is now between 800 square ft. to 1200 square ft. when previously the units were from 495 square ft. to 585 square ft.

Trustee Sidor asked if a child is the victim of domestic violence, can the mother and child live here. Ms. Berzac said she did not know and would investigate.

President Hayes said this is Early Review and no indicator of how the Board will vote if the project goes through the process. Ms. Berzac asked for feedback on how to make the process go more smoothly. President Hayes said this was a good start. He was pleased to hear the decrease in the amount of units, the increase in the size of the units and the decrease in the number of variations. He also appreciated the support services provided to the residents.

Trustee Rosenberg suggested that UP have a neighborhood meeting to make sure the neighbors understand the differences between this proposal and the previous one. He recommended they reach out to the different groups who were engaged before.

B. Update - Storm Water Discussion

Jim Massarelli summarized the Storm Water Discussions which occurred on January 20 and February 3. The next meeting, which will be scheduled in late spring, will summarize all the problem areas addressed in both reports along with the previously studied areas of Grove Street and Cypress Street.

In addition to total costs, Staff will be presenting some preliminary thoughts on how to evaluate the projects for cost-effectiveness and possible funding scenarios and their impacts on tax payers. The focus of the meeting will be to obtain further direction from the Village Board for the next phase.

- C. Request for Closed Session per 5 ILCS 120/2(c):
Discussion of minutes lawfully closed, whether for purposes of approval of the minutes or the semi-annual review of the minutes

- and -

5 ILCS 120/2(c)(5): Purchase or lease of real property for the use of the public body, including discussing whether a particular parcel should be acquired

XVII ADJOURNMENT

Trustee Robin LaBedz moved to adjourn to Closed Session at 9:54 p.m.

Trustee John Scaletta Seconded the Motion.

The Motion: Passed

Ayes: Blackwood, Hayes, LaBedz, Rosenberg, Scaletta, Sidor

Absent: Farwell, Glasgow, Tinaglia



Item: Committee of the Whole 3 16 16

Department: village clerk

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
Committee of the Whole 3 16 16	Minutes



MINUTES

President and Board of Trustees
Village of Arlington Heights
Committee-of-the-Whole
Board Room
Arlington Heights Village Hall
33 S. Arlington Heights Road
Arlington Heights, IL 60005
March 16, 2016
7:30 PM

I. CALL TO ORDER

President Hayes called the meeting to order at 7:30 PM

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

BOARD MEMBERS PRESENT:

Mayor Thomas Hayes, Trustees Blackwood, Glasgow, LaBedz, Rosenberg, Scaletta, Sidor, & Tinaglia

Trustee Farwell arrived at 7:37 P.M.

STAFF MEMBERS PRESENT:

R. Recklaus, J. Massarelli, J. McCalister, C. Papierniak, C. Craig, K. Hanson, M. Sterrenberg, N. Julius, B. Schwab, J. Musinski, S. Mullany, C. Gorecki, P. Wilkiel

IV. NEW BUSINESS

A. Departmental Status Reports - Engineering

Mr. Massarelli presented his power point presentation that gave an overview of the Engineering Department's roles and responsibilities, the quality and talent of his staff and their roles, and how the department works with various other Village departments in order to get things done more efficiently. He also talked about some of the department's key accomplishments, which included breakout sessions with the residents regarding the storm sewer project, the trial "basket weave" stop sign placement, and the trial of the "Stop for Pedestrians in Crosswalk" signage. Mr. Massarelli also talked about Engineering's current and anticipated challenges, and key and potential new initiatives. Some projects and associated costs discussed in the presentation

included flood control, road construction (street resurfacing and replacement), and with federally mandated ADA requirements, to name a few.

Mr. Massarelli stated that an ultimate goal of the department is with customer service which starts with keeping residents informed and aware of what is going on in their areas. He said that as an informational tool used by various departments, Engineering and GIS creates yearly construction maps that show various Village, IDOT, and County projects, saying that it is also posted on the Village's website. Trustee Rosenberg asked that a copy of the map be provided to the Board.

Professional Engineer and Project Manager Nanci Julius who handles the annual Street Resurfacing Program gave an overview of some of the various projects she has worked on over the years. She also gave a presentation regarding the street resurfacing program, explaining the mandated regulations regarding ADA ramps. Ms. Julius also explained the amount of work that is involved in making ramps ADA compliant and the issues that may arise in the field while doing so.

Mr. Massarelli said that a key accomplishment of the Engineering Department is the Nickol/Walnut federally funded project that Briget Schwab took on throughout Phase I, the necessary paperwork for approvals, Phase II, Design, & Phase III, construction.

Professional Engineer and Project Manager, Briget Schwab gave an overview of some of the projects that she has worked on, saying that her main task is the Street Reconstruction Program. She continued by giving a detailed overview of how projects work, and the length of time it takes when federal funds are used.

Trustee LaBedz felt that the Engineering Department's presentation was fascinating, saying that it helped her better understand what they do. She asked Ms. Julius if she found resistance from homeowners in regards to the amount of work that needs to be done because of ADA requirements of intersections being constructed. Ms. Julius stated that most residents are agreeable with what needs to be done, but that there are some that may need more explanation. She stated that there is no cost to the residents for this work, and added that she wants to make sure that residents will be ok with the finished product. Trustee Labedz also asked about the textured area of the ramps saying that she understands that for those who are visually impaired it would be critical to know what you're coming upon, but said that she has also heard complaints from people who may not understand the benefit for it or feel that it impedes them. Ms. Julius talked about the different types of panels, saying that the ones the Village is using are more slip resistant.

Trustee Sidor thanked the department for the work on the ADA ramps, saying that not only does it help the visually handicapped or people in wheel chairs,

but helps the elderly as our population ages.

Trustee Farwell asked if the ADA intersections were federally funded. Mr. Massarelli answered saying that federal funds are not specifically for ADA, but that ADA is part of the general road program that receives federal dollars. Trustee Farwell then asked that since the federally mandated ADA requirements increased the amount of work that has to be done compared to prior years and have higher costs, that during the budget hearings the costs be separated to help the public understand. Mr. Massarelli stated that 2014/2015 costs can be provided showing the percentage for ADA ramps, as well as estimated costs for the following year prior to construction. Trustee Farwell also asked Mr. Massarelli to highlight that increase in the program in his executive summary for next year's budget.

Trustee LaBedz said that some residents are concerned if replacement of old pipes creates lead to leak into the water system. Mr. Massarelli said that when a new sewer line was installed about 15 years ago there were a number of services that were disrupted, and said that special fittings were used to connect to existing service lines so that there was no negative impact.

Trustee Tinaglia asked Mr. Massarelli for his description of the differences between the Engineering and Public Works Departments and also asked why the two departments are not combined like in other communities. Mr. Massarelli explained that Engineering's main focus is design, and in terms of construction, contractors are hired for everything that is done. He said that Public Works does maintenance and some of their own work. He went on to say that communication has is good between the departments and that some work is combined or overlapping. Mr. Recklaus added that although they may have different views or perspectives on a given project it is important that both departments work together because it will work out in the end. Mr. Recklaus went on to say that other communities have their Engineering Departments combined with other departments, but thought that the design/maintenance dynamic that the Village has with having both an Engineering and Public Works Department works very well. Trustee Tinaglia thought it critical that both departments work well together, as should the Planning and Building Departments.

Trustee Sidor talked about the crosswalk signs and the super long streets where you cannot cross legally unless you walk a long way, such as on Campbell between Chestnut and Vail and on Evergreen. He asked if there was any solution for the illegal/unsafe crossing and how safety could be increased for pedestrians. Mr. Massarelli said that it was looked at internally a couple of years ago saying that it was nearly impossible to count the number people crossing. He went on to say that he believes that the Planning Department is looking at some of those areas and said that the issue with mid-block crossings is that they are limited where they can go because of driveways, trees, hydrants, etc. Trustee Sidor asked that when future TIF developments are designed, that this not be an issue.

Trustee Farwell said that the Library is having issues with safe pedestrian/vehicular traffic walkways in the parking area of a main entrance and asked if Engineering was contacted. Mr. Massarelli said that the Library has sent plans to the Planning Department which in turn sent them to Engineering for review. He said that the traffic engineer reviewed the plans and made comments regarding safety and how to make things a bit safer.

Trustee Blackwood stated that homeowners in the Recreation Park area were grateful for the "basket weave" initiative and how it was handled. She went on to say that one of the questions that came up from a few families in the Kensington area about the "Stop for Pedestrians" crosswalk signs was when the signs will go back in place. Mr. Massarelli stated that it will be evaluated at the end of the month by Public Works to see a long-range forecast for snow, saying that if it looks favorable the signs will go back in around early April.

Trustee Blackwood asked what percentage of Public Works' and Engineering's budgets gets allocated for cement resurfacing. Mr. Massarelli stated that cement work is not based on percentages but on need and what is necessary to get roads up to a certain level. Trustee Blackwood asked if the Surrey Ridge area is looked at yearly. Ms. Julius said that it is looked at yearly, but said that concrete streets do fall in a back log as do the rest of the streets. She went on to say that another neighborhood is earmarked to be done. She explained that preliminary lists and conditions of streets are discussed at Pavement Committee meetings and that after field measurements and estimates are done, she sees where things are in the budget before it is decided how much can be spent on concrete replacement. She also noted that Public Works can do some of the concrete work in house.

Trustee Rosenberg asked how much pozzolanic pavement is left in the Village. Mr. Massarelli said about 60-65 miles. He then asked if the Dundee/Kennicott project was a Village project. Mr. Massarelli stated that it was a State project that the Village is participating in order to get pedestrian bicycle crosswalks and a bicycle path installed along Dundee Rd.

Mr. Recklaus complimented the Engineering for the amount of federal funding that the Village has received, their quality of their work, and on how they interact with residents.

B. Departmental Status Reports - Building-Health

Mr. McCalister gave a presentation of Building, Health, and Senior Services, adding that later this year the department will be divided into the Building Services Department and the Health and Human Services Department. He stated that Building Services' workload has returned to post recession levels and said that construction inspections, residential permits, and plan reviews have all increased. He noted that fire inspections decreased this past year due to staffing levels, but expects an increase this year due to the hiring of a Fire Safety Supervisor.

Regarding Health Services, Mr. McCalister stated that the Environmental Health division met the requested inspection frequency for food establishments, said that Nursing Services home visits currently average 165 a month, that immunizations given have increased, and said that Human Services continues to partner with local agencies to fill any gaps in services. He went on to say that the Senior Center averaged 549 patrons per day in 2015.

Mr. McCalister continued by giving an overview of the department's key accomplishments. In Building Services some things included were staff's admirable response to increased construction during personnel transitions, new employees with a good knowledge base, better cross-training, streamlining of handouts, increased involvement with Chamber of Commerce Staff, and the permanent expansion of the same day permit program. For Health Services, the single family Solid Waste contract, SWANCC recycling initiatives, Village hosting of NWMC Health Director's meetings, increased community outreach, and expansion of immunization clinics, to name a few. Mr. McCalister went on to say that the Senior Center was recognized as the top host for the AARP activities in the State, and that is a certifying organization for the President's volunteer service award.

Mr. McCalister went on to talk about current and anticipated challenges, which includes increased levels of construction activity, the implementation of the single family solid waste program changes, increased demand on community partnership immunization clinic, parking and staffing challenges at the Senior Center, and the effect of the State's budget impasse on Services at the Senior Center. Trustee Farwell asked Mr. McCalister if he would follow-up with the Board in a future Board packet or monthly report on how the State's budget impasse effects on the Senior Center's programs or services. Mr. McCalister stated that the impasse is affecting Catholic Charities, an agency who works out of the Senior Center and said that the State currently owes Catholic Charities \$26 million which impacts Village programs.

Mr. McCalister concluded by talking about key initiatives which include a smooth transition for the new director of Building Services, opportunities for improved customer service while maintaining the integrity of Village codes and ordinances, and to assure that all public elevators meet the new State mandated requirements. Key initiatives for Health Services include preparation of adoption of the FDA 2013 Model Food Code and education of residents on the changes and new options available in Solid Waste Program. Some new initiatives include evaluation of handheld computer devices for field personnel, research of a professional database specializing in social services, evaluation of the permit and licensing fee structure, and expansion of the adjudication process to include code violations.

Mayor Hayes knows that there is a need in the community and questioned the high fund balance in the Emergency Assistance Fund asking if there were not as many requests being made. Mr. McCalister said that about \$4,000 per

month is being spent in serving the public explaining that community has provided more funding for that account (Arlington Cares events and the Holiday Assistance Program).

Mayor Hayes voiced his concern regarding the Village losing its Senior Center accreditation and the difficulty with developing new programs and opportunities because of it. Ms. Hanson stated that the loss of accreditation from the National Council on Aging/National Center on Senior Centers is directly related to the low staffing levels at the Senior Center and said that getting it back would help the Senior Center and the community. Mayor Hayes thought that there is a need to look at the importance of getting the accreditation back.

Trustee Tinaglia thought it is important that the Building and Health Departments are being separated because of the amount of work involved in running two departments, and because of improvements needed to be made to both departments. He went on to say that he would like to see some small commercial projects added to the Same Day Permit Program, knowing that some people don't like to go through the hassle and time involved in the permit process and do things on weekends to avoid it. Mr. Recklaus said that it can be on the list to explore once the new Director of Building starts, adding that it presents challenges but can also present some benefits as well. Trustee Tinaglia also questioned the current method used for calculating permit fees, which are based on the amount in contractor's statements and vary by contractor for the same work being done. He asked that permit fee calculations for average projects for homes and offices are looked at, and feels that a menu of flat fees be created. Mr. McCalister said that fee structures will be looked at and be compared to other communities.

Trustee LaBedz questioned the low number of residents that signed up for twice a week garbage pickup. Mr. McCalister said that the program just got rolled out this week and expects an increase in that number. He added that evaluation will take place in October 1st, noting that Groot may come back to discuss whether twice a week pickup is worth doing. Trustee LaBedz felt that not many would opt in for it and looks forward to seeing the evaluation in October.

Trustee Sidor complimented and thanked the nursing staff, saying how important and appreciated that their home visits are, and said that it has a tremendous impact on our seniors. Trustee Farwell asked the nursing staff to let people know about the upcoming Katie Project. Trustee LaBedz encouraged people to participate in the Arlington Cares fundraisers.

Mayor Hayes said that when some of the homes in the Village deteriorate, complaints from neighbors are received and asked if the Village has a right to ask to go in a house to see what the condition is. Mr. McCalister said that we can talk to people, but we cannot go into the house without their permission unless it is with the Police or Fire Department when they are on a call, adding that in those instances they can deem a house inhabitable. He

added that nurses or Senior Center staff has gone to homes to talk to residents, ask them if there are any services that they are in need of, and to evaluate the situation.

Mayor Hayes asked what Mr. McCalister and Mr. Craig felt about the Village's housing stock in regards to deterioration. Mr. Craig said that he believes it is very good and better than average for the Chicago area, but said that there is no systematic way of knowing, and said that the way it is approached is based on complaints or when something is noticed. Ms. Sterrenberg said that as a home care nurse it is dealt with a lot and is very difficult. She said that when she visits homes she wants to earn the resident's trust, and if able to get in she can get a social service to come out or request in-house counseling. Mr. Recklaus said that it is difficult but staff continues to work with homeowners and neighbors, and said that sometimes takes take Fire, Police, and Health Services to all get involved.

Mr. Recklaus said that Mr. McCalister has done a tremendous job, noting how caring the staff of both Building and Health services is, saying that they take themselves and their roles very seriously in making sure things are done well and to Village standards.

C. Departmental Status Reports - Public Works

Mr. Papierniak gave the Public Works presentation, saying that they are responsible for various infrastructure improvements including maintenance, roadways, sidewalks, traffic signals, trees, street lights, detention ponds, and all components of water and sewer systems.

He described and gave a brief overview of the divisions and the roles of various staff members of the department and listed some of the various maintenance and annual programs and legal and operational responsibilities. Mr. Papierniak said that the department continues to accomplish more each year and challenges staff on production with quality and customer service in mind. He said that it was important to mention that on key and large projects such as EAB, snow & ice control, leaf pickup, grinding, water main and sewer projects, the various divisions work together as a close knit family saying that some things cannot be done by just one unit.

Regarding cost measures, Mr. Papierniak said that a majority of work is recorded in an effort to closely watch expenses and productions while striving for prompt, courteous, and guaranteed service. He went on to say that some services are contracted out when they are more efficient or to help handle peak loads. He said that in addition to routine annual programs, emergency responses, and customer service inquiries, the department is proud of its many 2015 key accomplishments. He continued by giving an overview of each of them.

Mr. Papierniak talked about some of the many current and anticipated challenges of the department, including flood control, sidewalk snow removal, new tree maintenance, stringent IEPA and other agencies

requirements for water standards, and water main construction oversight, to name a few. He said that the difference between Arlington Heights Public Works from other towns is the proactive programs that they do, adding that mandates and additional work loads are always threatening that. Mr. Papierniak finished by saying that 2015 was a very productive year, and then talked about some of the key initiatives and projects occurring in 2016.

Mayor Hayes and the Board thanked all of Public Works for the great job they do out in the community on a daily basis, saying that they receive many compliments about the can do attitude of the department.

Trustee Tinaglia asked Mr. Papierniak what he thought the difference was between Public Works and Engineering. Mr. Papierniak thought that it was design and maintenance, saying that there are debates between both departments because they are passionate about their jobs and that it is for the benefit the community. He said Public Works always asks that design has maintenance in mind, adding that the more the communication improves between the two departments, the better the understanding of each other will be. He added that they have joint forces on the pavement committee and on infrastructure inspections prior to resurfacing and reconstruction in order to make sure those things don't have to be rebuilt.

Mr. Tinaglia complimented Mr. Papierniak on the excellent job that he is doing. Mr. Recklaus added that you hire people that complement each other, saying that Mr. Papierniak and Mr. Shirley work well together. Mr. Papierniak added that there are great people in every aspect of the department that help them.

Trustee Rosenberg asked about Scott Rowader's replacement when he retires at the end of the month. Mr. Papierniak said that discussion has not yet taken place and said that those are big shoes to fill after his 40 years of service.

Trustee Rosenberg asked if Public Works deals with Legal staff regarding any regulatory issues. Mr. Papierniak stated that there is always correspondence with Ms. Ward in the Legal department regarding different types of issues including trip & falls, regulations, backflow devices, building permit issues, etc.. He added that it is a challenge every year to keep up with knowing what the new laws and regulations are.

Trustee Sidor asked what the labor costs were for a replacement tree that failed under the EAB program. Mr. Papierniak stated that it costs approximately \$135.00 for removal and replacement.

Trustee Farwell thanked Public Works for doing an amazing job, saying that they have such an incredible reputation with its citizens because of the way they handle themselves in the field. The rest of the Board agreed and thanked Public Works for all they do. They thanked Mr. Papierniak for his good presentation.

Mr. Recklaus stated that Mr. Papierniak has a very busy job during normal conditions, adding that he has stepped up and has done a phenomenal job over the past few weeks. Mr. Recklaus said Public Works does things well and have pride in what they do.

V. OTHER BUSINESS

There was no other business.

VI. ADJOURNMENT

Trustee Glasgow moved, seconded by Trustee Tinaglia to adjourn the meeting at 9:56 P.M. The motion carried unanimously.



Item: Warrant Register of 3/15/2016

Department: village clerk

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
Warrant Register 3 15 16	Warrant Register



VILLAGE OF ARLINGTON HEIGHTS

WARRANT REGISTER FOR

CHECK DATE: 3 - 15 - 2016

Fund	Fund Description	Total Transaction Amount
101	General Fund	\$879,256.78
211	Motor Fuel Tax Fund	\$3,495.00
215	CDBG Fund	\$373.95
227	Foreign Fire Ins Tax Fund	\$23,177.53
231	Criminal Investigation Fd	\$19,560.00
235	Municipal Parkg Opr Fund	\$35,998.62
401	Capital Projects Fund	\$73,186.20
505	Water and Sewer Fund	\$84,326.79
511	Solid Waste Fund SWANCC	\$102,953.48
515	Arts,Entert & Events Fund	\$169,241.36
605	Health Insurance Fund	\$284,961.34
611	General Liability Ins Fnd	\$16,144.99
615	Workers Compensation Ins	\$52,144.65
621	Fleet Operations Fund	\$255,643.46
625	Technology Fund	\$20,435.84
705	Police Pension Fund	\$3.49
711	Fire Pension Fund	\$39.38
715	Guaranty Deposits Fund	\$2,550.00
TOTAL ALL FUNDS		\$2,023,492.86

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 0					
Division: 0					
198386	101-0000-421.99-00	ABCOR HOME HEALTH INC	REFUND BUSINESS LICENSE	\$19.00	\$19.00
198397	101-0000-421.99-00	ALLIED SKILLED CARE INC	REFUND BUSINESS LICENSE	\$6.50	\$6.50
198400	505-0000-140.10-00	AMERICAN PRINTING TECHNOLOGIES	POSTAGE 2-2016	\$2,129.89	\$2,129.89
198402	101-0000-421.99-00	AMS MECHANICAL SYSTEMS, INC	REFUND BUSINESS LICENSE	\$130.00	\$130.00
198417	715-0000-220.93-00	BGR CONSTRUCTION INC	REFUND BOND	\$100.00	\$100.00
198421	101-0000-421.99-00	BROCK SERVICES, LLC	REFUND BUSINESS LICENSE	\$26.00	\$26.00
198427	101-0000-140.51-00	CANON SOLUTIONS AMERICA	MAINTENANCE 3/15	\$25.37	\$260.64
			MAINTENANCE 4/15	\$23.03	
			MAINTENANCE 5/15	\$23.84	
			MAINTENANCE 6/15	\$23.07	
			MAINTENANCE 7/15	\$23.84	
			MAINTENANCE 8/15	\$23.84	
			MAINTENANCE 9/15	\$23.07	
			MAINTENANCE 10/15	\$23.84	
			MAINTENANCE 11/15	\$23.07	
			MAINTENANCE 12/15	\$23.84	
			MAINTENANCE 1/16	\$23.83	
198428	101-0000-421.99-00	CAPITAL HOMES	REFUND BUSINESS LICENSE	\$130.00	\$130.00
198456	715-0000-220.93-00	DANIEL BERASSI	REFUND BOND	\$200.00	\$200.00
198461	101-0000-421.05-00	DOROTHY DORAN	REFUND VEHICLE STICKER	\$12.00	\$12.00
198475	101-0000-433.14-00	FIRST AGENCY INC	REFUND AMBULANCE CLAIM	\$540.00	\$540.00
198489	715-0000-220.93-00	GRANT & POWER LANDSCAPING	REFUND BOND	\$200.00	\$200.00
198492	715-0000-220.93-00	GREENSCAPE HOMES LLC	REFUND BOND	\$700.00	\$700.00
198494	101-0000-421.99-00	H J HEINZ COMPANY LP	REFUND BUSINESS LICENSE	\$38.00	\$38.00
198521	101-0000-421.99-00	ILT VIGNOCCHI, INC	REFUND BUSINESS LICENSE	\$26.00	\$26.00
198528	715-0000-220.93-00	JM IRRIGATION LLC	REFUND BOND	\$200.00	\$200.00
198533	101-0000-433.14-00	KOUNANIS JAMES	REFUND AMBULANCE CLAIM	\$78.72	\$78.72
198535	101-0000-433.14-00	JANET KUENSTLER	REFUND AMBULANCE CLAIM	\$80.00	\$80.00
198536	715-0000-220.93-00	KURT MARUNDE	REFUND BOND	\$200.00	\$200.00
198551	715-0000-220.93-00	MARC GINSBERG	REFUND BOND	\$350.00	\$350.00

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198552	715-0000-220.93-00	MATTHEW FOWLER	REFUND BOND	\$200.00	\$200.00
198556	101-0000-421.99-00	MICHAELSON & MESSINGER INSURAN	REFUND BUSINESS LICENSE	\$60.00	\$60.00
198558	101-0000-421.99-00	MIDWEST UNDERGROUND TECHNOLOGY	REFUND BUSINESS LICENSE	\$130.00	\$130.00
198580	101-0000-421.99-00	OMNI MEDIA INC	REFUND BUSINESS LICENSE	\$100.00	\$100.00
198596	101-0000-421.05-00	SHAUN RAUGSTAD	REFUND VEHICLE STICKER	\$30.00	\$30.00
198601	715-0000-220.93-00	RICH BONDAROWICZ	REFUND BOND	\$200.00	\$200.00
198602	101-0000-421.99-00	RICH MECHANICAL INC	REFUND BUSINESS LICENSE	\$130.00	\$130.00
198610	101-0000-433.14-00	MARGARET SABIN	REFUND AMBULANCE CLAIM	\$350.84	\$350.84
198614	715-0000-220.93-00	SCOTT HARRIS	REFUND BOND	\$200.00	\$200.00
198616	101-0000-421.99-00	SHARP ELECTRONICS CORP	REFUND BUSINESS LICENSE	\$380.00	\$380.00
198634	101-0000-421.05-00	JENNIFER SWANSON	REFUND VEHICLE STICKER	\$12.00	\$12.00
198640	101-0000-421.20-00	TNL RESTAURANT INC	REFUND LIQUOR LICENSE	\$451.40	\$451.40
198666	101-0000-433.14-00	KELLY WILCOX	REFUND AMBULANCE CLAIM	\$80.00	\$80.00
901120	101-0000-210.91-00	EMPLOYEE BENEFITS CORP	FSA FUNDING 2-8-16	\$7,905.62	\$22,757.16
			FSA FUNDING 2-12-16	\$1,910.88	
			FSA FUNDING 2-22-16	\$7,463.04	
			FSA FUNDING 2-29-16	\$5,477.62	
901124	101-0000-210.91-00	EMPLOYEE BENEFITS CORP	FSA FUNDING 3-7-16	\$14,808.94	\$14,808.94
Total Division:				\$45,317.09	
Total Department:				\$45,317.09	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department:	1	Board of Trustees			
Division:	1				
901118	101-0101-501.22-05	CITIBANK	POSTAGE	\$1.94	\$1.94
Total Division:				\$1.94	
Total Department:				\$1.94	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 2 Village Manager					
Division: 1					
198517	101-0201-502.22-02	ICMA MEMBERSHIP RENEWALS	DUES FOR DIANA MIKULA	\$1,032.00	\$1,032.00
198586	101-0201-502.30-05	PETTY CASH	SUPPLIES	\$54.80	\$54.80
198609	101-0201-502.22-02	ROTARY CLUB OF ARLINGTON HTS	QUARTERLY DUES	\$275.00	\$275.00
198656	101-0201-502.21-65	VERIZON WIRELESS	INV 9761220019	\$133.85	\$133.85
901118	101-0201-502.22-05	CITIBANK	POSTAGE	\$8.92	\$8.92
Total Division:				\$1,504.57	
Total Department:				\$1,504.57	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 3 Human Resources					
Division: 1					
2033	615-0301-552.20-70	IL WORKERS COMPENSATION COMMISSION	IL RATE ADJ 7-15 TO 12-15	\$4,546.96	\$4,546.96
198478	615-0301-552.42-75	GALLAGHER BASSETT SERVICES INC	CLAIMS - MEDICAL LOSS	\$6,138.28	\$16,532.24
			CLAIMS - MEDICAL LOSS	\$10,393.96	
	615-0301-552.42-80		CLAIMS - W/C	\$15,841.28	\$31,065.45
			CLAIMS - W/C	\$15,224.17	
198479	605-0301-552.20-05	GOVHR USA LLC	PROFESSIONAL FEES	\$4,450.00	\$4,450.00
198579	605-0301-552.33-05	OFFICE DEPOT	SUPPLIES	\$451.56	\$451.56
901118	101-0301-503.22-05	CITIBANK	POSTAGE	\$27.20	\$27.20
901119	101-0301-503.21-65	EMPLOYEE BENEFITS CORP	FSA ADMIN FEB-2016	\$627.75	\$627.75
901121	605-0301-552.20-60	HMO ILLINOIS	INS PREMIUM - 3-2016	\$272,899.05	\$272,899.05
901122	605-0301-552.20-65	PRUDENTIAL INSURANCE CO OF AMERICA	LIFE INS PREM 3-2016	\$4,789.74	\$4,789.74
	605-0301-552.20-66		LIFE INS PREM OPT 3-2016	\$2,370.99	\$2,370.99
901125	101-0301-503.21-65	EMPLOYEE BENEFITS CORP	RUNOUT ADMIN FEE	\$357.00	\$357.00
Total Division:				\$338,117.94	
Total Department:				\$338,117.94	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 4 Legal Department					
Division: 1					
198427	101-0401-503.33-05	CANON SOLUTIONS AMERICA	PRINTER CARTRIDGE	\$202.50	\$202.50
198470	101-0401-503.20-20	ERNEST R BLOMQUIST PC	LEGAL SERVICES	\$5,767.00	\$5,767.00
198472	101-0401-503.22-05	FEDERAL EXPRESS	SHIPPING/DELIVERY SERVICE	\$29.39	\$29.39
198508	101-0401-503.20-10	HOLLAND & KNIGHT LLP	RETAINER	\$3,000.00	\$3,000.00
198653	101-0401-503.21-65	VERIZON WIRELESS	INV 9761102151	\$105.84	\$105.84
198658	101-0401-503.21-65	VERIZON WIRELESS	INV 9761037851	\$95.84	\$95.84
198669	101-0401-503.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$140.90	\$140.90
901118	101-0401-503.22-05	CITIBANK	POSTAGE	\$19.84	\$19.84
Total Division:				\$9,361.31	
Total Department:				\$9,361.31	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 5 Finance					
Division: 1					
198400	505-0501-503.21-65	AMERICAN PRINTING TECHNOLOGIES	SERVICE PRINTING	\$720.35	\$720.35
198472	101-0501-503.22-05	FEDERAL EXPRESS	SHIPPING/DELIVERY SERVICE	\$58.87	\$58.87
198478	611-0501-552.42-53	GALLAGHER BASSETT SERVICES INC	CLAIMS - VEHICLE LOSS	\$5,836.39	\$5,836.39
	611-0501-552.42-60		CLAIMS - LIABILITY LOSS	\$10,308.60	\$10,308.60
198499	101-0501-503.30-05	HARRIS TRUST & SAVINGS BANK	EASYKEYSCOM INC	\$13.90	\$13.90
198531	505-0501-503.40-87	WILLIAM KLAPROTH	SEWER REBATE PROGRAM	\$6,646.50	\$6,646.50
198579	101-0501-503.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$113.98	\$231.94
			OFFICE SUPPLIES	\$25.76	
			OFFICE SUPPLIES	\$8.99	
			OFFICE SUPPLIES	\$72.75	
			OFFICE SUPPLIES	\$10.46	
198582	101-0501-503.21-65	PADDOCK PUBLICATIONS	ON LINE HERALD ACCESS	\$247.00	\$247.00
198583	101-0501-503.22-01	PADDOCK PUBLICATIONS INC	ADVERTISING	\$76.95	\$411.75
			ADVERTISING	\$98.55	
			ADVERTISING	\$76.95	
			ADVERTISING	\$159.30	
198586	101-0501-503.22-03	PETTY CASH	TRAINING	\$15.00	\$15.00
198605	505-0501-503.40-87	ELIZABETH ROCH	SEWER REBATE PROGRAM	\$6,794.50	\$6,794.50
198669	101-0501-503.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$85.00	\$107.07
			OFFICE MACHINES & ACCESS	\$22.07	
901118	101-0501-503.22-05	CITIBANK	POSTAGE	\$797.96	\$797.96
	505-0501-503.22-05		POSTAGE	\$1,226.25	\$1,226.25
Total Division:				\$33,416.08	
Total Department:				\$33,416.08	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 6 Information Technology					
Division: 1					
198499	625-0601-572.50-10	HARRIS TRUST & SAVINGS BANK	AMAZON MKTPLACE PMTS	\$93.52	\$131.67
			AMAZON.COM	\$38.15	
198522	625-0601-553.21-02	IMAGE SYSTEMS & BUSINESS SOLUTIONS	PRINTER REPAIR	\$99.00	\$203.50
			PRINTER REPAIR	\$104.50	
198579	625-0601-553.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$509.98	\$793.96
			OFFICE SUPPLIES	\$254.99	
			OFFICE SUPPLIES	\$28.99	
198632	625-0601-553.20-39	SUNGARD PUBLIC SECTOR	COMPUTERS,DP & WORD PROC.	\$15,256.02	\$15,256.02
198651	625-0601-553.21-65	VERIZON WIRELESS	INV 9761037850	\$1,444.11	\$1,444.11
801530	625-0601-553.21-02	AT & T	831000260402	\$571.38	\$571.38
Total Division:				\$18,400.64	
Total Department:				\$18,400.64	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 7 GIS					
Division: 1					
198538	625-0701-553.22-03	KWIATKOWSKI, JANUSZ	CONFERENCE	\$2,035.20	\$2,035.20
Total Division:				\$2,035.20	
Total Department:				\$2,035.20	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 10 Boards & Commissions					
Division: 1					
198405	101-1001-502.40-05	ARLINGTON HTS COMM CONCERT BAND	REIMB - MUSIC EQUIPMENT	\$7,000.00	\$7,000.00
Total Division:				\$7,000.00	
Division: 8					
198629	101-1008-502.20-75	STEPHEN LASER & ASSOCIATES	INDIVIDUAL EXAMS (2)	\$1,100.00	\$1,100.00
901118	101-1008-502.22-05	CITIBANK	POSTAGE	\$15.52	\$15.52
Total Division:				\$1,115.52	
Division: 11					
901118	101-1011-502.22-05	CITIBANK	POSTAGE	\$0.98	\$0.98
Total Division:				\$0.98	
Division: 18					
198396	515-1018-525.40-55	ALLEGRA PRINT & IMAGING	HEARTS OF GOLD PROGRAM BO	\$570.00	\$570.00
198499	515-1018-525.40-55	HARRIS TRUST & SAVINGS BANK	IN BALLOONS BY TOMMY	\$982.00	\$982.00
198581	515-1018-525.40-55	MATT OTTAVIANO	REIMB - HEARTS OF GOLD	\$237.00	\$237.00
198608	515-1018-525.40-55	ROLLING GREEN COUNTRY CLUB	HEARTS OF GOLD	\$1,000.00	\$1,000.00
198627	515-1018-525.40-55	STARCK CLAUDIA	REIMB - HEARTS OF GOLD	\$59.38	\$59.38
901118	101-1018-502.22-05	CITIBANK	POSTAGE	\$35.92	\$35.92
Total Division:				\$2,884.30	
Division: 21					
198586	101-1021-502.40-40	PETTY CASH	ECONO ALLIANCE	\$28.98	\$28.98
Total Division:				\$28.98	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Total Department:				\$11,029.78	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 20 Special Events					
Division: 5					
2034	515-2005-525.40-81	METROPOLIS PERFORMING ARTS CENTRE	PAM OPERATING SUBSIDY	\$125,000.00	\$125,000.00
198414	515-2005-525.50-55	BARBIZON LIGHTING COMPANY	ELECTRICAL EQUIP & SUPPLY	\$3,782.00	\$8,322.28
			ELECTRICAL EQUIP & SUPPLY	\$4,342.00	
			SHIPPING/DELIVERY SERVICE	\$198.28	
198488	515-2005-525.50-55	GRAND STAGE LIGHTING	EQUIPMENT, NON OFFICE	\$19,890.00	\$33,070.70
			ELECTRICAL EQUIP & SUPPLY	\$4,515.70	
			ELECTRICAL EQUIP & SUPPLY	\$8,665.00	
Total Division:				\$166,392.98	
Total Department:				\$166,392.98	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 30 Police Department					
Division: 1					
198388	101-3001-511.21-65	ACCURATE DOCUMENT DESTRUCTION	SERVICE MISCELLANEOUS	\$153.80	\$153.80
198390	101-3001-511.21-65	AFTERMATH	BIO-HAZARD CLEANING	\$105.00	\$105.00
198401	101-3001-511.33-25	AMLINGS CYCLE	PARTS	\$74.98	\$74.98
198403	101-3001-511.22-03	VALERIE ANDREWS	TRAINING	\$45.00	\$45.00
198406	101-3001-511.33-30	ARLINGTON HTS CRIMESTOPPERS INC	REGISTRATION	\$120.00	\$120.00
198410	101-3001-511.21-65	ARMOR SYSTEMS	COLLECTION FEE	\$72.30	\$72.30
198423	101-3001-511.30-35	BUCZYNSKI CHARLES	CLOTHING	\$186.16	\$186.16
198426	101-3001-511.22-03	BUTLER MICHAEL	TUITION REIMBURSEMENT	\$1,500.00	\$1,500.00
198443	101-3001-511.21-65	CITY OF ST CHARLES	RANGE FEE	\$1,000.00	\$1,000.00
198453	101-3001-511.22-03	CRISIS INTERVENTION TEAM INTL INC	REGISTRATION	\$1,500.00	\$1,500.00
198457	101-3001-511.30-35	MARK DEL BOCCIO	CLOTHING	\$408.10	\$408.10
198471	101-3001-511.33-25	EVIDENT CRIME SCENE PRODUCTS	SUPPLIES	\$160.23	\$160.23
198477	101-3001-511.22-03	ANDREW FLENTGE	TRAINING	\$45.00	\$45.00
198496	101-3001-511.22-03	HAMRICK PETER	TRAINING	\$30.00	\$30.00
198499	101-3001-511.33-25	HARRIS TRUST & SAVINGS BANK	ROUTE 12 TOOLS	\$73.24	\$73.24
198503	101-3001-511.22-10	HEART PRINTING INC	SERVICE PRINTING	\$114.00	\$359.00
			SERVICE PRINTING	\$245.00	
198518	101-3001-511.22-02	IL CITIZENS POLICE ACADEMY ASSOC	DUES	\$50.00	\$50.00
198527	101-3001-511.30-35	JG UNIFORMS	UNIFORM CLOTHING	\$179.00	\$413.06
			UNIFORM CLOTHING	\$226.06	
			UNIFORM CLOTHING	\$8.00	
198529	101-3001-511.21-65	JP MORGAN CHASE	PROCESSING FEE	\$23.06	\$23.06
198532	101-3001-511.22-15	KONICA MINOLTA BUSINESS USA	OFFICE MACHINES & ACCESS	\$614.52	\$704.62
			OFFICE MACHINES & ACCESS	\$90.10	
198539	101-3001-511.30-35	DAVID LAVIN	CLOTHING	\$99.58	\$99.58
198540	101-3001-511.21-65	LAW OFFICE OF JOAN VASQUEZ	SERVICE PROFESSIONAL	\$1,312.50	\$1,312.50
198549	101-3001-511.22-03	MANDEL, RUSSELL	TRAINING	\$45.00	\$45.00
198569	101-3001-511.22-03	NE MULTI REGIONAL TRAINING INC	REGISTRATION	\$250.00	\$250.00
198572	101-3001-511.21-65	NORTHERN IL FUNERAL SERVICES INC	SERVICE MISCELLANEOUS	\$375.00	\$750.00
			SERVICE MISCELLANEOUS	\$375.00	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198574	101-3001-511.20-37	NORTHWEST CENTRAL DISPATCH SYS	MEMBER ASSESSMENT 4-2016	\$66,704.13	\$66,704.13
198577	101-3001-511.22-03	NORTHWESTERN UNIVERSITY	REGISTRATION	\$2,200.00	\$2,200.00
198579	101-3001-511.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$14.69	\$244.03
			OFFICE SUPPLIES	\$229.34	
198584	101-3001-511.21-02	PATRIOT RANGE TECHNOLOGIES LLC	EQUIPMENT MAINTENANCE	\$877.33	\$877.33
198587	101-3001-511.33-25	PETTY CASH/POLICE	SUPPLIES	\$15.38	\$75.38
			SUPPLIES	\$60.00	
	101-3001-511.33-30		SUPPLIES	\$50.00	\$50.00
198588	101-3001-511.22-03	JOSEPH PINNELLO	TRAINING	\$75.00	\$75.00
198591	101-3001-511.22-10	PRINTFIN PRINTING & GRAPHICS SRVS	SERVICE PRINTING	\$107.50	\$107.50
198597	101-3001-511.30-35	RAY O'HERRON	CLOTHING	\$140.00	\$5,403.69
			CLOTHING	\$143.95	
			CLOTHING	\$54.00	
			CLOTHING	\$895.03	
			CLOTHING	\$31.00	
			CLOTHING	\$128.00	
			CLOTHING	\$62.00	
			CLOTHING	\$49.95	
			CLOTHING	\$32.99	
			CLOTHING	\$103.95	
			CLOTHING	\$109.50	
			CLOTHING	\$1,519.30	
			CLOTHING	\$70.00	
			CLOTHING	\$129.95	
			CLOTHING	\$134.00	
			CLOTHING	\$295.96	
			CLOTHING	\$204.00	
			CLOTHING	\$49.00	
			CLOTHING	\$21.00	
			CLOTHING	\$49.00	
			CLOTHING	\$79.00	
			CLOTHING	\$99.99	
			CLOTHING	\$71.00	
			CLOTHING	\$64.95	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198597	101-3001-511.30-35	RAY O'HERRON	CLOTHING	\$249.40	\$5,403.69...
			CLOTHING	\$18.00	
			CLOTHING	\$11.00	
			CLOTHING	\$161.00	
			CLOTHING	\$23.00	
			CLOTHING	\$182.95	
			CLOTHING	\$49.95	
			CLOTHING	\$54.00	
			CLOTHING	\$116.87	
	401-3001-572.50-15		POLICE EQUIPMENT & SUPPLY	\$152.50	\$152.50
198611	101-3001-511.33-25	SAM'S CLUB/SYNCHRONY BANK	SUPPLIES	\$116.56	\$116.56
198613	101-3001-511.40-67	SCIENTIFIC ANIMAL FEEDS AND NEEDS	CANINE UNIT PROGRAM	\$63.99	\$123.99
			CANINE UNIT PROGRAM	\$60.00	
198620	101-3001-511.22-03	SJODIN ALF	TRAINING	\$45.00	\$45.00
198623	101-3001-511.22-03	SPERANDO, RICHARD	TRAINING	\$75.00	\$150.00
			TRAINING	\$75.00	
	101-3001-511.30-35		CLOTHING	\$80.00	\$80.00
198639	101-3001-511.21-65	THOMSON REUTERS	SERVICE MISCELLANEOUS	\$312.23	\$312.23
198644	401-3001-572.50-15	ULTRA STROBE COMMUNICATIONS INC	EQUIPMENT SQUAD 3102	\$4,781.50	\$4,781.50
198648	101-3001-511.30-01	US IDENTIFICATION MANUAL	PUBLICATION	\$82.50	\$82.50
198650	101-3001-511.22-03	VEENSTRA RICK	TRAINING	\$45.00	\$45.00
198657	101-3001-511.21-65	VERIZON WIRELESS	INV 9761039228	\$2,367.65	\$2,367.65
198659	101-3001-511.40-67	VETERINARY SPECIALTY CENTER	VETERINARY SERVICES	\$131.00	\$131.00
198660	101-3001-511.30-35	JONATHAN VINSON	CLOTHING	\$36.45	\$36.45
198664	101-3001-511.22-03	WHOWELL ANDREW	CONFERENCE	\$516.97	\$516.97
198667	101-3001-511.22-03	WINKELMAN SCOTT	TRAINING	\$75.00	\$75.00
901118	101-3001-511.22-05	CITIBANK	POSTAGE	\$637.49	\$637.49
Total Division:				\$94,871.53	
Division: 3					
198442	231-3003-511.40-11	CITIZEN OBSERVER LLC	SUBSCRIPTION RENEWAL	\$5,500.00	\$5,500.00
198504	231-3003-511.40-11	HENDERSON THOMAS	TRAINING	\$7,030.00	\$7,030.00
198588	231-3003-511.40-11	JOSEPH PINNELLO	TRAINING	\$7,030.00	\$7,030.00

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Total Division:				\$19,560.00	
Total Department:				\$114,431.53	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 35 Fire					
Division: 1					
198392	101-3501-512.21-02	AIR ONE EQUIPMENT	SERVICE EQUIPMENT	\$58.50	\$58.50
	101-3501-512.30-35		SHOES AND BOOTS	\$318.00	\$318.00
198409	101-3501-512.31-65	ARLINGTON POWER EQUIPMENT	HARDWRAE SUPPLIES	\$9.42	\$9.42
198411	101-3501-512.30-35	ATLAS OUTFITTERS	DIVER FINS	\$197.00	\$197.00
	101-3501-512.31-65		CARABINERS	\$273.85	\$273.85
198413	401-3501-572.50-15	AVI-SPL	VISUAL EQUIPMENT/SUPPLIES	\$27,111.94	\$27,733.34
			SHIPPING/DELIVERY SERVICE	\$621.40	
198435	101-3501-512.32-80	CHANNING BETE COMPANY INC	CPR BOOKS	\$549.28	\$549.28
198436	101-3501-512.31-85	CHICAGO COMMUNICATIONS LLC	RADIO & TELECOMMUNICATION	\$1,470.00	\$1,470.00
198440	101-3501-512.21-02	CHUCKS COMPRESSOR INC	COMPRESSOR REPAIR	\$1,583.50	\$1,583.50
198459	101-3501-512.33-05	DISPLAY SALES INC	SUPPLIES	\$107.60	\$107.60
198467	101-3501-512.22-03	LESLIE EAST	TUITION REIMBURSEMENT	\$315.00	\$315.00
198474	101-3501-512.30-01	FIRE ENGINEERING	SUBSCRIPTION RENEWAL-D. W	\$29.00	\$29.00
198487	101-3501-512.31-65	GRAINGER W W INC	EQUIPMENT, NON OFFICE	\$813.60	\$813.60
198499	101-3501-512.22-03	HARRIS TRUST & SAVINGS BANK	OLIVE GARDEN	\$151.86	\$151.86
	101-3501-512.31-65		ALL SPEC	\$15.48	\$15.48
198527	101-3501-512.30-35	JG UNIFORMS	SHOES AND BOOTS	\$60.00	\$252.00
			CLOTHING & APPAREL	\$192.00	
198534	101-3501-512.21-65	KRONOS INCORPORATED	MAINTENANCE AGREEMENT	\$6,625.73	\$6,625.73
198548	101-3501-512.22-02	MABAS DIVISION #1	2016 DUES	\$2,500.00	\$2,500.00
198567	101-3501-512.31-65	NATL BUSINESS FURNITURE	EQUIPMENT	\$957.20	\$957.20
198571	101-3501-512.22-02	NORTHEASTERN IL PUBLIC SAFETY	2016 DUES	\$17,928.00	\$17,928.00
198574	101-3501-512.20-37	NORTHWEST CENTRAL DISPATCH SYS	MEMBER ASSESSMENT 4-2016	\$22,234.70	\$22,234.70
198575	101-3501-512.22-03	NORTHWEST COMMUNITY HOSP	EMS OFFICE TRAINING	\$6,097.00	\$6,097.00
198579	101-3501-512.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$380.57	\$838.80
			OFFICE SUPPLIES	\$458.23	
198643	101-3501-512.31-65	ULINE INC	SUPPLIES	\$198.17	\$198.17
198646	101-3501-512.22-05	UPS STORE #1051	SHIPPING	\$23.33	\$23.33
198655	101-3501-512.21-65	VERIZON WIRELESS	INV 9761002636	\$786.02	\$786.02
198669	101-3501-512.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$85.00	\$173.28

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198669	101-3501-512.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$22.07	\$173.28...
			OFFICE MACHINES & ACCESS	\$22.07	
			OFFICE MACHINES & ACCESS	\$22.07	
			OFFICE MACHINES & ACCESS	\$22.07	
198671	101-3501-512.21-65	24-7 & ASHI EMS REMITTANCE	EMS SOFTWARE	\$2,808.00	\$2,808.00
901118	101-3501-512.22-05	CITIBANK	POSTAGE	\$81.79	\$81.79
Total Division:				\$95,129.45	
Total Department:				\$95,129.45	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 37 Foreign Fire Insurance					
Division: 1					
198391	227-3701-512.22-03	AHLMAN PETER	TRAVEL REIMBURSEMENT	\$507.07	\$507.07
198393	227-3701-512.22-03	MARK ALECKSON	TRAVEL REIMBURSEMENT	\$160.19	\$160.19
198422	227-3701-512.30-35	BSN SPORTS	WORKOUT CLOTHING	\$7,483.00	\$7,483.00
198476	227-3701-512.50-15	FITNESS FACTORY OUTLET	FURNITURE, NON OFFICE	\$5,675.00	\$5,675.00
198547	227-3701-512.22-03	LYONS, BERNIE	TRAVEL REIMBURSEMENT	\$495.28	\$495.28
198600	227-3701-512.50-15	RESCUE TECHNOLOGY	SAFETY & FIRST AID EQUIP.	\$6,598.54	\$8,586.25
			SHIPPING/DELIVERY SERVICE	\$456.21	
			SAFETY & FIRST AID EQUIP.	\$1,567.50	
			SAFETY & FIRST AID EQUIP.	(\$869.25)	
			SAFETY & FIRST AID EQUIP.	\$1,702.50	
			OTHER EQUIPMENT	(\$869.25)	
198670	227-3701-512.22-03	YOWELL, WILLIAM	PROMOTIONAL TEXT	\$270.74	\$270.74
Total Division:				\$23,177.53	
Total Department:				\$23,177.53	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 40 Planning					
Division: 1					
198439	101-4001-521.40-41	CHICAGO TRIBUNE	ADVERTISING	\$1,547.91	\$1,547.91
198480	101-4001-521.20-05	GOVTEMPSUSA LLC	PROFESSIONAL SERVICES	\$1,500.00	\$1,500.00
198481	101-4001-521.20-05	GOVTEMPSUSA LLC	PROFESSIONAL SERVICES	\$1,500.00	\$1,500.00
198482	101-4001-521.20-05	GOVTEMPSUSA LLC	PROFESSIONAL SERVICES	\$1,440.00	\$1,440.00
198483	101-4001-521.20-05	GOVTEMPSUSA LLC	SERVICE PROFESSIONAL	\$1,350.00	\$1,350.00
198484	101-4001-521.20-05	GOVTEMPSUSA LLC	SERVICE PROFESSIONAL	\$1,515.00	\$1,515.00
198485	101-4001-521.20-05	GOVTEMPSUSA LLC	SERVICE PROFESSIONAL	\$84.00	\$84.00
198486	101-4001-521.20-05	GOVTEMPSUSA LLC	SERVICE PROFESSIONAL	\$100.00	\$100.00
198541	101-4001-521.21-65	LEGRAND REPORTING & VIDEO SERVICES	TRANSCRIPT SERVICES	\$291.45	\$646.10
			TRANSCRIPT SERVICES	\$354.65	
198579	101-4001-521.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$50.16	\$231.59
			OFFICE SUPPLIES	\$124.99	
			OFFICE SUPPLIES	\$56.44	
198583	101-4001-521.22-01	PADDOCK PUBLICATIONS INC	ADVERTISING	\$86.40	\$251.10
			ADVERTISING	\$70.20	
			ADVERTISING	\$94.50	
198618	101-4001-521.30-01	SIDWELL CO	PUBLICATION	\$487.00	\$487.00
901118	101-4001-521.22-05	CITIBANK	POSTAGE	\$223.81	\$223.81
Total Division:				\$10,876.51	
Total Department:				\$10,876.51	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 41 Community Devl Block Grnt					
Division: 1					
198583	215-4101-522.41-02	PADDOCK PUBLICATIONS INC	ADVERTISING	\$68.85	\$373.95
			ADVERTISING	\$305.10	
Total Division:				\$373.95	
Total Department:				\$373.95	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 45 Building & Health Service					
Division: 1					
198570	101-4501-523.21-65	NEXTEL COMMUNICATIONS	ACCT 874139132	\$455.37	\$455.37
198573	101-4501-523.22-03	NORTHWEST BOCA	SEMINAR REG (2)	\$200.00	\$200.00
198638	101-4501-523.21-65	THOMPSON ELEVATOR INSPECTION	SERVICE BLDG MAINT	\$76.00	\$342.00
			SERVICE BLDG MAINT	\$38.00	
			SERVICE BLDG MAINT	\$114.00	
			OFFICE MACHINES & ACCESS	\$114.00	
198669	101-4501-523.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$85.00	\$107.07
			OFFICE MACHINES & ACCESS	\$22.07	
901118	101-4501-523.22-05	CITIBANK	POSTAGE	\$127.27	\$127.27
Total Division:				\$1,231.71	
Division: 2					
198408	101-4502-523.41-16	ARLINGTON HTS PARK DISTRICT	CAP CHILDREN AT PLAY	\$21.84	\$43.68
			CAP CHILDREN AT PLAY	\$21.84	
198452	101-4502-523.21-10	CORELOGIC SOLUTIONS LLC	PROPERTY SEARCH	\$220.00	\$220.00
198499	101-4502-523.33-10	HARRIS TRUST & SAVINGS BANK	PEAPOD GROCERIES	\$120.41	\$120.41
	101-4502-523.40-53		COMED PAYMENT	\$329.86	\$517.01
			WAYFAIR	\$67.99	
			1048 - MOTEL 6	\$48.83	
			COMED PAYMENT	\$70.33	
198542	101-4502-523.20-25	SHERRY LEMKE	COUNSELING	\$1,221.25	\$1,221.25
198579	101-4502-523.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$29.85	\$57.84
			SUPPLIES	\$27.99	
198586	101-4502-523.33-10	PETTY CASH	SUPPLIES	\$11.64	\$11.64
198612	101-4502-523.30-01	SCIENTIFIC AMERICAN	PUBLICATION	\$27.94	\$27.94
198654	101-4502-523.21-65	VERIZON WIRELESS	INV 9761220142	\$193.42	\$193.42
198669	101-4502-523.22-15	XEROX CORPORATION	OFFICE MACHINES & ACCESS	\$85.00	\$170.00
			OFFICE MACHINES & ACCESS	\$85.00	
901118	101-4502-523.22-05	CITIBANK	POSTAGE	\$35.47	\$35.47

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Total Division:				\$2,618.66	
Division: 3					
198398	101-4503-523.22-40	AMERICAN CHARGE SERVICE	TAXI SUBSIDY	\$3.00	\$3.00
198432	101-4503-523.31-65	CATHOLIC CHARITIES CATERING	PROGRAM SUPPLIES	\$9.00	\$9.00
198497	101-4503-523.30-05	HANSEN KAREN	REIMB - OFFICE SUPPLIES	\$166.99	\$166.99
198498	101-4503-523.21-65	HARPER COLLEGE	PROGRAMS	\$37.00	\$37.00
198499	101-4503-523.31-65	HARRIS TRUST & SAVINGS BANK	WAL-MART #2815	\$65.46	\$65.46
198649	101-4503-523.31-65	KARIE VAN GRINSVEN	PROGRAM SUPPLIES	\$86.21	\$86.21
901118	101-4503-523.22-05	CITIBANK	POSTAGE	\$136.66	\$136.66
Total Division:				\$504.32	
Total Department:				\$4,354.69	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 50 Engineering					
Division: 1					
198495	211-5001-571.20-05	HAMPTON LENZINI & RENWICK INC	SERVICE CONSULTING	\$3,495.00	\$3,495.00
198499	101-5001-524.22-03	HARRIS TRUST & SAVINGS BANK	AMERICAN WATER WORKS	\$225.00	\$225.00
	101-5001-524.30-35		HD SUPPLY WHITE CAP #6	\$147.42	\$147.42
198579	101-5001-524.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$33.75	\$194.14
			OFFICE SUPPLIES	\$160.39	
198669	101-5001-524.22-15	XEROX CORPORATION	RENTAL/LEASE EQUIPMENT	\$85.00	\$85.00
901118	101-5001-524.22-05	CITIBANK	POSTAGE	\$20.81	\$20.81
Total Division:				\$4,167.37	
Total Department:				\$4,167.37	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 71 Public Works					
Division: 1					
198387	401-7101-571.50-20	ABT ELECTRONICS	REFRIGERATOR	\$1,798.00	\$1,798.00
198389	101-7101-531.31-55	ADDISON BUILDING MATERIAL CO	SOCKET, VALVE	\$41.26	\$41.26
	101-7101-531.31-65		MATERIALS PAVEMENT MARKIN	\$88.22	\$88.22
198390	101-7101-531.21-11	AFTERMATH	BUILDING MAINTENANCE	\$105.00	\$105.00
198394	101-7101-531.31-65	ALL TRAFFIC SOLUTIONS	MOUNT KIT, PLUG ADAPTER	\$415.00	\$415.00
198399	101-7101-531.21-11	AMERICAN DOOR & DOCK	DOOR REPAIR	\$435.22	\$891.97
			INSTALLED NEW RELAY	\$456.75	
198404	101-7101-531.22-03	APWA CHICAGO METRO CHAPTER	FRONT END LOADER - APWA	\$120.00	\$120.00
198415	101-7101-531.31-65	BATTERIES PLUS	REPLACE LOST CHECK	\$299.25	\$299.25
198419	101-7101-531.31-85	BITTNER'S SPRAY EQUIPMENT	TOOL	\$35.45	\$35.45
198420	101-7101-531.31-55	BRIMAR LED LLC	BUILDING SUPPLIES	\$1,617.00	\$1,617.00
198425	101-7101-531.31-65	BUSHNELL INC	SUPPLIES	\$15.70	\$15.70
198431	235-7101-571.50-20	CARL WALKER INC	SERVICE PROFESSIONAL	\$14,097.40	\$14,097.40
198434	101-7101-531.31-65	CERTIFIED LABORATORIES	CHAINMASTER AEROSOL	\$636.71	\$636.71
198438	101-7101-531.31-75	CHICAGO SUBURBAN EXPRESS INC	STREET LIGHTING SUPPLIES	\$49.20	\$49.20
198441	101-7101-531.21-11	CINTAS CORP	MAT CLEANING	\$15.07	\$125.53
			MAT CLEANING	\$18.31	
			MAT CLEANING	\$73.01	
			MAT CLEANING	\$19.14	
	101-7101-531.30-35		WORK SHIRTS AND PANTS	\$39.53	\$75.48
			WORK SHIRTS AND PANTS	\$35.95	
198445	101-7101-531.21-50	COMMONWEALTH EDISON COMPANY	1851137062	\$80.64	\$80.64
198458	101-7101-531.30-35	DEPENDABLE FIRE EQUIPMENT	GLOVES	\$349.61	\$349.61
198463	101-7101-531.21-02	DYNAMIC HEATING & PIPING CO	SERVICE CALL RTU FIRE STA	\$796.25	\$4,675.50
			HEAT EXCHANGER FIRE STA 3	\$1,982.25	
			BOILER REPAIR MUSEUM	\$1,897.00	
198465	101-7101-531.21-50	DYNEGY ENERGY SERVICES	0627055057	\$828.81	\$828.81
198469	101-7101-531.31-90	EMERGENT SAFETY	STREET/SIDEWALK SUPPLIES	\$4,892.16	\$4,892.16
198487	101-7101-531.31-65	GRAINGER W W INC	PRESSURE SWITCH	\$307.80	\$307.80
	101-7101-531.31-85		DRAWER BIN CABINET	\$136.35	\$136.35

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198493	101-7101-531.21-11	GSF USA INC	SERVICE BLDG MAINT	\$10,177.66	\$20,355.32
			SERVICE BLDG MAINT	\$10,177.66	
198499	101-7101-531.31-85	HARRIS TRUST & SAVINGS BANK	AMAZON.COM	\$34.86	\$34.86
198500	101-7101-531.21-02	HAYES MECHANICAL	REPAIR SERVICE EQUIPMENT	\$2,097.84	\$11,133.82
			SERVICE CALL	\$827.99	
			REPLACED BLOWER AND MTR S	\$1,147.31	
			CLEAN OIL BURNING HEATER	\$1,477.35	
			REPLACE BURNER MTR #1	\$696.78	
			NEW MOTOR SR CTR	\$1,570.55	
			HVAC PREVENTIVE MAINTENAN	\$269.00	
			HVAC PREVENTIVE MAINTENAN	\$428.50	
			HVAC PREVENTIVE MAINTENAN	\$509.50	
			HVAC PREVENTIVE MAINTENAN	\$498.50	
			HVAC PREVENTIVE MAINTENAN	\$781.50	
			HVAC PREVENTIVE MAINTENAN	\$829.00	
198505	101-7101-531.21-55	HENDRICKSEN ROBERT W COMPANY	SERVICE TREES	\$8,198.00	\$17,701.00
			SERVICE TREES	\$369.00	
			SERVICE TREES	\$9,134.00	
198506	101-7101-531.31-55	HENNING BROTHERS INC	DOOR CLOSER	\$325.50	\$325.50
198510	101-7101-531.21-50	HOMEFIELD ENERGY	3291084013	\$13,106.42	\$13,106.42
198516	101-7101-531.31-45	HP PRODUCTS CORP	SMOKE DISP	\$342.25	\$342.25
198519	101-7101-531.22-15	IL PAPER COMPANY	COPY MAINTENANCE	\$1,362.42	\$1,362.42
198523	101-7101-531.22-02	IMSA	IMSA#73864 - BELLANGER	\$40.00	\$40.00
198525	101-7101-531.31-90	INDUSTRIAL SYSTEMS LTD	STREET/SIDEWALK SUPPLIES	\$3,324.06	\$12,903.30
			STREET/SIDEWALK SUPPLIES	\$3,161.93	
			STREET/SIDEWALK SUPPLIES	\$3,205.82	
			STREET/SIDEWALK SUPPLIES	\$3,211.49	
198544	101-7101-531.21-02	LORCHEM TECHNOLOGIES INC	PREVENTATIVE MAINTENANCE	\$682.06	\$682.06
198545	101-7101-531.31-45	LOWES COMMERCIAL SERVICES	JANITORIAL SUPPLIES	\$12.12	\$12.12
	101-7101-531.31-65		HARDWARE SUPPLIES	\$19.93	\$210.25
			HARDWARE SUPPLIES	\$44.59	
			BUILDER'S SUPPLIES	\$125.81	
			BUILDER'S SUPPLIES	\$17.09	
			PAINT & EQUIPMENT	\$2.83	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198545	101-7101-531.31-85	LOWES COMMERCIAL SERVICES	HAND TOOLS-POWER/NON POW	\$47.87	\$47.87
	101-7101-531.33-05		DECORATIONS	\$47.36	\$47.36
198550	101-7101-531.30-39	MANSFIELD OIL COMPANY	FUEL,OIL,GREASE, & LUBES	\$9,681.13	\$9,681.13
198554	401-7101-571.50-20	METAL CABINET STORE	EQUIPMENT, NON OFFICE	\$3,730.86	\$3,730.86
198555	101-7101-531.31-55	MICHAEL JOSEPH & ASSOCIATES	BUILDING SUPPLIES	\$1,050.00	\$1,050.00
198559	101-7101-531.31-45	MONKS CLEAN & SHINE	TRASH LINERS	\$1,039.68	\$1,039.68
198562	101-7101-531.31-90	MULTIPLE CONCRETE ACCESSORIES	PLANITOP, OIL PUMP	\$441.90	\$441.90
198571	101-7101-531.22-03	NORTHEASTERN IL PUBLIC SAFETY	MEMBERSHIP FEE	\$1,500.00	\$1,500.00
198576	101-7101-531.31-70	NORTHWEST ELECTRICAL SUPPLY CO	BUSHED CLOSE NIPPLES	\$9.29	\$9.29
198578	101-7101-531.31-65	O'LEARY'S CONTRACTOR EQUIPMENT	WHEEL KIT	\$525.00	\$525.00
198579	101-7101-531.30-05	OFFICE DEPOT	OFFICE SUPPLIES	(\$134.43)	\$-39.51
			OFFICE SUPPLIES	\$89.23	
			OFFICE SUPPLIES	\$5.69	
198586	101-7101-531.22-03	PETTY CASH	TRAINING	\$20.00	\$40.00
			TRAINING	\$20.00	
198589	101-7101-531.21-65	PRECISE MRM LLC	GPS FEE FOR EQUIPMENT	\$125.17	\$125.17
198592	101-7101-531.33-05	PRO SAFETY INC	SPRAY PAINT	\$120.00	\$120.00
198595	101-7101-531.21-11	RAINCOAT ROOFING SYSTEMS	SERVICE BLDG MAINT	\$2,520.00	\$2,520.00
198599	101-7101-531.30-35	RED WING SHOE STORE	CLOTHING & APPAREL	\$109.62	\$109.62
198604	101-7101-531.30-39	RKA PETROLEUM COMPANIES INC	FUEL,OIL,GREASE, & LUBES	\$10,206.47	\$20,311.07
			FUEL,OIL,GREASE, & LUBES	\$10,104.60	
198617	101-7101-531.31-45	SHERWIN ACE HARDWARE	JANITORIAL SUPPLIES	\$8.98	\$22.96
			JANITORIAL SUPPLIES	\$13.98	
	101-7101-531.31-55		PAINT & EQUIPMENT	\$13.97	\$147.36
			WATER SEWER SYSTEM SUPPLY	\$99.43	
			PAINT & EQUIPMENT	\$33.96	
	101-7101-531.31-65		HARDWARE SUPPLIES	\$26.99	\$26.99
	101-7101-531.31-85		HAND TOOLS-POWER/NON POW	\$14.98	\$14.98
198619	101-7101-531.21-02	SIMPLEX GRINNELL	REPLACED BATTERY FIRE PAN	\$808.31	\$1,131.81
			FIRE SYSTEM INSPECTION	\$323.50	
198628	101-7101-531.22-03	START GROUP	HAZARD COMM TRAINING	\$525.00	\$525.00
198633	101-7101-531.31-45	SUPERIOR	ADVC CENTERPULL TOWEL	\$1,200.00	\$1,200.00
198635	101-7101-531.31-80	TAPCO	SIGN SHOP SUPPLIES	\$444.49	\$444.49
198645	101-7101-531.21-36	UNITED RENTALS	RENTAL/LEASE EQUIPMENT	\$1,880.55	\$1,880.55

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198652	101-7101-531.21-65	VERIZON WIRELESS	INV 9761024460	\$1,763.55	\$1,763.55
198661	235-7101-571.50-25	WALKER PARKING CONSULTANTS	SERVICE CONSULTING	\$7,250.00	\$7,250.00
198665	101-7101-531.21-11	WIL-KIL PEST CONTROL	COMMERCIAL CONTRACT	\$80.00	\$460.00
			COMMERCIAL CONTRACT	\$225.00	
			COMMERCIAL CONTRACT	\$45.00	
			COMMERCIAL CONTRACT	\$110.00	
801530	101-7101-531.22-70	AT & T	847394206202	\$104.64	\$4,433.07
			847394436802	\$104.54	
			847255350502	\$2,739.01	
			847342153602	\$100.45	
			847R19028902	\$1,384.43	
801531	101-7101-531.21-50	NICOR	25422686599	\$3,093.00	\$7,270.37
			97034457784	\$1,390.96	
			38096400007	\$808.55	
			58401600000	\$694.98	
			40178600009	\$144.77	
			26178600004	\$425.93	
			38178600003	\$315.98	
			15839647334	\$396.20	
801532	101-7101-531.21-50	COMMONWEALTH EDISON COMPANY	4286290000	\$669.96	\$701.51
			0002031003	\$31.55	
901118	101-7101-531.22-05	CITIBANK	POSTAGE	\$57.53	\$57.53
Total Division:				\$178,480.97	
Total Department:				\$178,480.97	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 72 Water and Sewer					
Division: 1					
198389	505-7201-561.31-05	ADDISON BUILDING MATERIAL CO	SUPPLIES	\$5.48	\$5.48
198416	505-7201-561.31-55	BATTERIES PLUS LLC	BATTERIES	\$667.82	\$667.82
	505-7201-561.31-65		STINGER LED HLDRS	\$132.50	\$132.50
198430	505-7201-561.20-05	CARDNO INC	STORMWATER MANAGEMENT PLA	\$171.72	\$171.72
198446	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0528113037	\$2,656.77	\$2,656.77
198447	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0117046072	\$140.35	\$140.35
198448	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0831076049	\$162.39	\$162.39
198449	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	1257044037	\$1,027.19	\$1,027.19
198450	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0081080033	\$1,815.52	\$1,815.52
198451	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	1092085063	\$115.38	\$115.38
198458	505-7201-561.30-35	DEPENDABLE FIRE EQUIPMENT	GLOVES	\$1,048.85	\$1,048.85
198464	505-7201-561.21-50	DYNEGY ENERGY SERVICES	0297160055	\$534.41	\$534.41
198466	505-7201-561.31-01	EAST JORDAN USA INC	WATER DIST. SUPPLIES	\$812.99	\$883.24
			WATER DIST. SUPPLIES	\$70.25	
198469	505-7201-561.31-90	EMERGENT SAFETY	STREET/SIDEWALK SUPPLIES	\$4,515.84	\$4,515.84
198501	505-7201-561.21-35	HBK WATER METER SERVICE INC	SERVICE METER	\$1,083.31	\$1,433.33
			SERVICE METER	\$350.02	
198502	505-7201-561.31-02	HD SUPPLY WATERWORKS LTD	WATER SEWER SYSTEM SUPPLY	\$5,388.00	\$5,388.00
198511	505-7201-561.21-50	HOMEFIELD ENERGY	0441087047	\$535.16	\$535.16
198513	505-7201-561.21-50	HOMEFIELD ENERGY	0528113037	\$2,030.26	\$2,030.26
198514	505-7201-561.21-50	HOMEFIELD ENERGY	0081080033	\$768.06	\$768.06
198515	505-7201-561.21-50	HOMEFIELD ENERGY	0300013030	\$5,072.21	\$5,072.21
198524	505-7201-561.50-15	INDUSTRIAL NETWORK SYSTEMS	SCADA SOFTWARE & SUPPORT	\$1,755.00	\$1,755.00
198545	505-7201-561.31-55	LOWES COMMERCIAL SERVICES	BUILDER'S SUPPLIES	\$34.37	\$584.49
			BUILDER'S SUPPLIES	\$32.75	
			BUILDER'S SUPPLIES	\$222.30	
			BUILDER'S SUPPLIES	\$273.79	
			BUILDER'S SUPPLIES	\$21.28	
	505-7201-561.31-65		BUILDER'S SUPPLIES	\$154.49	\$862.69
			HARDWARE SUPPLIES	\$18.01	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198545	505-7201-561.31-65	LOWES COMMERCIAL SERVICES	BUILDERS SUPPLIES	\$25.57	\$862.69...
			BUILDER'S SUPPLIES	\$264.49	
			BUILDER'S SUPPLIES	\$81.98	
			BUILDER'S SUPPLIES	\$279.00	
			BUILDER'S SUPPLIES	\$39.15	
	505-7201-561.31-85		HAND TOOLS-POWER/NON POW	\$122.55	\$122.55
198563	505-7201-561.22-03	JEFF MUSINSKI	TRAINING	\$666.72	\$666.72
198571	505-7201-561.22-03	NORTHEASTERN IL PUBLIC SAFETY	MEMBERSHIP FEE	\$1,500.00	\$1,500.00
198576	505-7201-561.31-55	NORTHWEST ELECTRICAL SUPPLY CO	ELEC. ROOF VENT PARTS	\$144.28	\$144.28
198579	505-7201-561.30-05	OFFICE DEPOT	OFFICE SUPPLIES	(\$134.43)	\$-39.49
			OFFICE SUPPLIES	\$89.24	
			OFFICE SUPPLIES	\$5.70	
198586	505-7201-561.30-35	PETTY CASH	SUPPLIES	\$31.98	\$60.48
			SUPPLIES	\$28.50	
198592	505-7201-561.33-05	PRO SAFETY INC	SPRAY PAINT	\$120.00	\$120.00
198599	505-7201-561.30-35	RED WING SHOE STORE	CLOTHING & APPAREL	\$178.45	\$178.45
198603	505-7201-561.20-05	RJN GROUP INC	SERVICE CONSULTING	\$4,655.00	\$8,140.00
			MWRD CONTROL PROGRAM	\$3,485.00	
198617	505-7201-561.31-85	SHERWIN ACE HARDWARE	HAND TOOLS-POWER/NON POW	\$28.98	\$28.98
198621	505-7201-561.21-35	SKIRMONT MECHANICAL CONTRACTORS	SERVICE METER	\$11,489.28	\$11,489.28
198625	505-7201-561.31-65	STANDARD EQUIPMENT CO	GAUGE, PRESS	\$91.78	\$91.78
198626	505-7201-561.31-05	STANDARD PIPE & SUPPLY INC	PVC	\$41.85	\$41.85
	505-7201-561.31-65		PVC DRAIN	\$140.45	\$154.54
			PVC	\$14.09	
198628	505-7201-561.22-03	START GROUP	HAZARD COMM TRAINING	\$525.00	\$525.00
198637	505-7201-561.31-02	TEST GAUGE & BACKFLOW SUPPLY	REDUCE PRESSURE ASSEMBLY	\$1,117.26	\$2,504.24
			REDUCE PRESSURE ASSEMBLY	\$1,386.98	
198642	505-7201-561.50-15	TRAFFIC SAFETY WAREHOUSE	TRAFFIC CHANNELIZER	\$1,890.00	\$1,890.00
198645	505-7201-561.21-36	UNITED RENTALS	RENTAL/LEASE EQUIPMENT	\$1,880.56	\$1,880.56
198652	505-7201-561.22-70	VERIZON WIRELESS	INV 9761024460	\$563.92	\$563.92
801531	505-7201-561.21-50	NICOR	76830700001	\$93.56	\$179.98
			16797500000	\$86.42	
Total Division:				\$62,549.78	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Total Department:				\$62,549.78	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 73 Parking					
Division: 1					
198490	235-7301-532.31-65	GRAYBAR ELECTRIC COMPANY	EMERGENCY PHONE PARTS	\$364.77	\$364.77
198516	235-7301-532.33-05	HP PRODUCTS CORP	JANITORIAL SUPPLIES	\$912.00	\$912.00
801532	235-7301-532.21-50	COMMONWEALTH EDISON COMPANY	5231622008	\$87.99	\$108.02
			4673715006	\$20.03	
Total Division:				\$1,384.79	
Division: 2					
198516	235-7302-532.33-05	HP PRODUCTS CORP	JANITORIAL SUPPLIES	\$2,888.00	\$2,888.00
Total Division:				\$2,888.00	
Division: 3					
198491	235-7303-532.21-02	GREAT LAKES ELEVATOR SERVICE INC	REPAIR	\$260.00	\$260.00
198512	235-7303-532.21-50	HOMEFIELD ENERGY	4643395004	\$2,688.16	\$2,688.16
198516	235-7303-532.33-05	HP PRODUCTS CORP	JANITORIAL SUPPLIES	\$2,888.00	\$2,888.00
198557	235-7303-532.21-02	MID AMERICAN ELEVATOR CO INC	SERVICE BLDG MAINT	\$2,179.00	\$2,179.00
Total Division:				\$8,015.16	
Division: 4					
198509	235-7304-532.21-50	HOMEFIELD ENERGY	0983023007	\$1,371.71	\$1,371.71
198516	235-7304-532.33-05	HP PRODUCTS CORP	JANITORIAL SUPPLIES	\$912.00	\$912.00
801531	235-7304-532.21-50	NICOR	92296400002	\$79.56	\$79.56
Total Division:				\$2,363.27	
Total Department:				\$14,651.22	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 74 Solid Waste Dispsl SWANCC					
Division: 1					
901123	511-7401-562.21-54	SOLID WASTE AGENCY	TIPPING FEES 4-2016	\$102,953.48	\$102,953.48
Total Division:				\$102,953.48	
Total Department:				\$102,953.48	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 75 Municipal Fleet Services					
Division: 1					
198395	621-7501-551.21-02	ALLDATA	EQUIPMENT MAINTENANCE	\$1,500.00	\$1,500.00
198407	621-7501-551.31-51	ARLINGTON HTS FORD INC	WIRING ASY	\$50.87	\$50.87
198412	621-7501-551.31-51	AUTO ZONE	VEH MAINTENANCE SUPPLY	(\$26.82)	\$31.23
			VEH MAINTENANCE SUPPLY	\$26.82	
			VEH MAINTENANCE SUPPLY	\$24.57	
			VEH MAINTENANCE SUPPLY	\$6.66	
198416	621-7501-551.31-51	BATTERIES PLUS LLC	BATTERIES	\$322.60	\$1,570.06
			BATTERIES	\$701.30	
			BATTERIES	\$319.54	
			BATTERIES	\$226.62	
198429	621-7501-551.31-51	CAR QUEST	VEH MAINTENANCE SUPPLY	(\$17.19)	\$821.69
			VEH MAINTENANCE SUPPLY	\$84.80	
			VEH MAINTENANCE SUPPLY	\$183.56	
			VEH MAINTENANCE SUPPLY	\$207.75	
			VEH MAINTENANCE SUPPLY	\$2.79	
			VEH MAINTENANCE SUPPLY	\$19.46	
			VEH MAINTENANCE SUPPLY	\$42.69	
			VEH MAINTENANCE SUPPLY	\$84.80	
			VEH MAINTENANCE SUPPLY	\$213.03	
198433	621-7501-551.21-07	CERTIFIED FLEET SERVICES INC	OSHA MAN LIFT INSPECTION	\$400.00	\$400.00
198437	621-7501-551.31-51	CHICAGO PARTS AND SOUND	VEH MAINTENANCE SUPPLY	\$20.40	\$72.89
			VEH MAINTENANCE SUPPLY	\$52.49	
198441	621-7501-551.30-35	CINTAS CORP	WORK SHIRTS AND PANTS	\$39.52	\$75.47
			WORK SHIRTS AND PANTS	\$35.95	
198444	621-7501-551.21-36	CITY WELDING SALES & SERVICE	CYLINDER RENTAL	\$129.92	\$129.92
198454	621-7501-551.21-07	CUMBERLAND SERVICENTER INC	SAFETY LANE COUPONS	\$680.00	\$680.00
198462	621-7501-551.31-51	DOUGLAS TRUCK PARTS INC	SW RED ROCKER	\$40.60	\$40.60
	621-7501-551.31-85		IMPACT GUN PROMO	\$515.00	\$515.00
198468	621-7501-551.31-51	EJ EQUIPMENT INCORPORATED	ARM	\$383.12	\$505.81
			WIPER ARM	\$122.69	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198473	621-7501-551.31-51	FEDERAL SIGNAL CORP	VEH MAINTENANCE SUPPLY	\$208.05	\$208.05
198499	621-7501-551.31-51	HARRIS TRUST & SAVINGS BANK	VERITAS PRODUCTS	\$198.45	\$198.45
198520	621-7501-551.31-51	IL RECOVERY GROUP INC	WINDSHIELD WASHER SOLVENT	\$239.25	\$239.25
198526	621-7501-551.31-51	JEM TOP INC	BEDMAT	\$350.00	\$350.00
198530	621-7501-551.31-51	KEYSTONE	MIRROR	\$31.00	\$31.00
198537	621-7501-551.31-51	KUSSMAUL ELECTRONICS CO INC	BATTERY	\$210.60	\$210.60
198543	621-7501-551.31-51	LIEBOVICH STEEL & ALUMINUM CO	STEEL FOR RACKS	\$803.76	\$803.76
198553	621-7501-551.31-51	MC MASTER CARR SUPPLY CO	VEH MAINTENANCE SUPPLY	\$31.74	\$31.74
198560	621-7501-551.21-07	MONROE TRUCK EQUIPMENT	CHECK HYDRAULIC SYSTEM	\$200.00	\$200.00
	621-7501-551.31-51		VEH MAINTENANCE SUPPLY	(\$97.62)	\$287.64
			VEH MAINTENANCE SUPPLY	\$385.26	
198561	621-7501-551.31-51	MORTON GROVE AUTOMOTIVE WEST	VEH MAINTENANCE SUPPLY	\$295.00	\$520.00
			STARTER SET	\$225.00	
198564	621-7501-551.31-51	NAPA HEIGHTS AUTOMOTIVE	VEH MAINTENANCE SUPPLY	\$78.27	\$137.69
			VEH MAINTENANCE SUPPLY	\$28.49	
			WHEEL BEARING CUP	\$14.97	
			TURN SIGNAL LAMP	\$15.96	
198565	621-7501-551.21-07	NAPLETONS ARLINGTON HEIGHTS	VEH EQUIPMENT MAINTENANCE	\$194.00	\$194.00
198568	621-7501-551.31-51	NATL CAP & SET SCREW CO	VEH MAINTENANCE SUPPLY	\$790.46	\$790.46
198585	621-7501-551.31-51	PATTEN INDUSTRIES INC	VEH MAINTENANCE SUPPLY	(\$113.37)	\$608.15
			VEH MAINTENANCE SUPPLY	(\$13.14)	
			VEH MAINTENANCE SUPPLY	\$139.41	
			VEH MAINTENANCE SUPPLY	\$81.38	
			VEH MAINTENANCE SUPPLY	\$405.76	
			VEH MAINTENANCE SUPPLY	\$108.11	
198590	621-7501-551.31-51	PRECISION SERVICE PARTS	VEH MAINTENANCE SUPPLY	\$27.80	\$27.80
198593	621-7501-551.31-51	PRO VISION INC	VEH MAINTENANCE SUPPLY	\$1,760.95	\$1,760.95
198594	621-7501-551.31-51	RADCO COMMUNICATIONS	ROD AND RING, BRASS MOUNT	\$367.10	\$367.10
198598	621-7501-551.21-07	RAYMAR HYDRAULIC REPAIR SRVC	EQUIPMENT MAINTENANCE	\$183.97	\$183.97
198615	621-7501-551.31-65	SERVICE COMPONENTS	SUPPLIES	\$162.65	\$456.11
			SUPPLIES	\$293.46	
198617	621-7501-551.31-51	SHERWIN ACE HARDWARE	PAINT & EQUIPMENT	\$31.14	\$31.14
198622	621-7501-551.31-85	SNAP ON INDUSTRIAL TOOLS	TOOL	\$43.72	\$43.72
198624	621-7501-551.31-51	SPRING ALIGN	VEH MAINTENANCE SUPPLY	\$189.00	\$917.28

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
19862.	621-7501-551.31-51	SPRING ALIGN	CONTROL ST BLADE	\$540.60	\$917.28
			BOSS, CIRCUIT BOARD	\$187.68	
198630	401-7501-572.50-15	STERTIL KONI	VEH MAINTENANCE SUPPLY	\$34,990.00	\$34,990.00
198631	621-7501-551.21-07	SUBURBAN ACCENTS INC	GRAPHICS & LETTERING	\$450.00	\$450.00
198636	621-7501-551.31-51	TERMINAL SUPPLY CO	VEH MAINTENANCE SUPPLY	\$18.49	\$515.74
			VEH MAINTENANCE SUPPLY	\$114.89	
			VEH MAINTENANCE SUPPLY	\$180.15	
			STROBE	\$202.21	
198641	621-7501-551.31-65	TRAFFIC SAFETY STORE	SUPPLIES	\$322.67	\$322.67
198644	621-7501-551.21-07	ULTRA STROBE COMMUNICATIONS INC	LABOR/INSTALL- SQUAD 3102	\$1,800.00	\$1,800.00
198647	621-7501-551.31-65	US AUTO FORCE	PASS	\$8.56	\$17.12
			ADAPTOR	\$8.56	
198662	621-7501-551.21-07	WENTWORTH TIRE SERVICE	TIRES	\$170.99	\$170.99
198663	621-7501-551.31-51	WHOLESALE DIRECT INC	VEH MAINTENANCE SUPPLY	\$1,594.60	\$2,394.56
			VEH MAINTENANCE SUPPLY	\$799.96	
198668	621-7501-551.21-07	WISCONSIN LIFT TRUCK CORP	REGULATOR	\$1,197.08	\$1,197.08
Total Division:				\$56,850.56	
Total Department:				\$56,850.56	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 80 Pensions					
Division: 1					
901118	705-8001-631.22-05	CITIBANK	POSTAGE	\$3.49	\$3.49
	711-8001-631.22-05		POSTAGE	\$39.38	\$39.38
Total Division:				\$42.87	
Total Department:				\$42.87	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 90 Capital					
Division: 1					
198418	505-9001-571.50-25	BHFX LLC	FILE PROCESS, BOND COPIES	\$259.52	\$259.52
198460	505-9001-571.50-25	DIXON ENGINEERING INC	SERVICE CONSULTING	\$3,800.00	\$3,800.00
198507	505-9001-571.50-25	HOFFMAN ESTATES VILLAGE OF	NEPTUNE AMR SYSTEM	\$200.00	\$200.00
Total Division:				\$4,259.52	
Division: 3					
198424	621-9003-572.50-05	BURRIS EQUIPMENT CO	VEHICLE MAJOR TRANSPORT	\$46,777.66	\$140,304.90
			VEHICLE MAJOR TRANSPORT	\$46,763.62	
			VEHICLE MAJOR TRANSPORT	\$46,763.62	
198455	621-9003-572.50-05	CURRIE MOTORS	VEHICLE MAJOR TRANSPORT	\$93,478.00	\$93,478.00
Total Division:				\$233,782.90	
Total Department:				\$238,042.42	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 99 Non Operating					
Division: 1					
198546	101-9901-591.40-89	LOWES HOME CENTERS	SALES TAX ABATEMENT	\$187,637.00	\$187,637.00
198566	101-9901-591.40-89	NAPLETONS HEIGHTS MOTORS INC	SALES TAX ABATEMENT	\$151,280.00	\$151,280.00
198606	101-9901-591.40-89	BOB ROHRMAN	TAX ABATEMENT - NISSAN	\$116,473.00	\$116,473.00
198607	101-9901-591.40-89	BOB ROHRMAN	TAX ABATEMENT - LEXUS	\$36,443.00	\$36,443.00
Total Division:				\$491,833.00	
Total Department:				\$491,833.00	
TOTAL ALL FUNDS:				\$2,023,492.86	



Item: Warrant Register of 3/30/2016

Department: village clerk

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description

Warrant Register 3 30 16

Type

Warrant Register



VILLAGE OF ARLINGTON HEIGHTS

WARRANT REGISTER FOR

CHECK DATE: 3 - 30 - 2016

Fund	Fund Description	Total Transaction Amount
101	General Fund	\$257,742.44
211	Motor Fuel Tax Fund	\$11,204.97
227	Foreign Fire Ins Tax Fund	\$63.25
231	Criminal Investigation Fd	\$186.08
235	Municipal Parkg Opr Fund	\$24,704.32
251	TIF I South Fund	\$5,241.20
301	Debt Service Fund	\$428.00
401	Capital Projects Fund	\$18,450.22
505	Water and Sewer Fund	\$127,941.69
515	Arts,Entert & Events Fund	\$2,135.00
605	Health Insurance Fund	\$3,482.00
611	General Liability Ins Fnd	\$7,641.09
615	Workers Compensation Ins	\$131,624.41
621	Fleet Operations Fund	\$13,922.63
625	Technology Fund	\$22,952.46
715	Guaranty Deposits Fund	\$5,050.00
TOTAL ALL FUNDS		\$632,769.76

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 0					
Division: 0					
2035	101-0000-421.20-00	TEDDYS LIQUORS	REFUND LIQUOR LICENSE	\$1,226.94	\$1,226.94
198675	101-0000-422.05-00	GRIGORIY AKSELROD	REFUND PERMIT FEE	\$77.00	\$77.00
198679	505-0000-140.10-00	AMERICAN PRINTING TECHNOLOGIES	POSTAGE	\$2,230.54	\$2,230.54
198685	101-0000-433.14-00	DIANNE ANGELOS	REFUND AMBULANCE CLAIM	\$80.00	\$80.00
198686	715-0000-220.93-00	ANNA KELLER	REFUND BOND	\$200.00	\$200.00
198694	715-0000-220.93-00	AWAD LANDSCAPES & DESIGN LLC	REFUND BOND	\$200.00	\$200.00
198698	505-0000-452.42-00	BECHERER, BART	REFUND FINAL WATERBILL	\$60.72	\$60.72
198701	505-0000-120.80-00	BERCYN, LINDSEY	REFUND WATER FINAL	\$495.10	\$495.10
198705	101-0000-421.10-00	BIRCHWOOD SERVICES	REFUND BUSINESS LICENSE	\$130.00	\$130.00
198707	101-0000-433.14-00	BLUE CROSS BLUE SHIELD	REFUND AMBULANCE CLAIM	\$320.00	\$320.00
198713	101-0000-402.25-00	BUCHANAN ENERGY	REPLACE LOST CK 196071	\$239.42	\$239.42
198715	101-0000-433.14-00	MELISSA BURKE	REFUND AMBULANCE CLAIM	\$628.28	\$628.28
198719	101-0000-421.05-00	MILTON BUZIL	REFUND VEHICLE STICKER	\$40.00	\$40.00
198720	101-0000-140.51-00	CANON SOLUTIONS AMERICA	EQUIPMENT MAINTENANCE	\$17.39	\$17.39
198734	715-0000-220.93-00	CHRIS KALWETT	REFUND BOND	\$200.00	\$200.00
198742	715-0000-220.93-00	COMMERCIAL ASPHALT MAINTENANCE	REFUND BOND	\$200.00	\$200.00
198763	715-0000-220.93-00	DANIEL RYAN	REFUND BOND	\$200.00	\$200.00
198770	715-0000-220.93-00	DUBOIS PAVING CO	REFUND BOND	\$200.00	\$200.00
198771	715-0000-220.93-00	DUBOIS PAVING CO	REFUND BOND	\$200.00	\$200.00
198772	715-0000-220.93-00	DUBOIS PAVING CO	REFUND BOND	\$200.00	\$200.00
198780	715-0000-220.93-00	ENVY HOME SERVICES	REFUND BOND	\$200.00	\$200.00
198785	715-0000-220.93-00	FOUR SEASONS	REFUND BOND	\$200.00	\$200.00
198792	101-0000-433.14-00	ELLIE GILL	REFUND AMBULANCE CLAIM	\$100.00	\$100.00
198805	101-0000-433.14-00	HARMONY HEALTH PLAN	REFUND AMBULANCE CLAIM	\$179.57	\$179.57
198809	505-0000-120.80-00	HEINTZ, THOMAS	REFUND WATER FINAL	\$49.63	\$49.63
198818	505-0000-452.42-00	MARK HOGAN	REFUND FINAL WATERBILL	\$57.36	\$57.36
198846	715-0000-220.93-00	JEFF CERMAK	REFUND BOND	\$200.00	\$200.00
198849	715-0000-220.93-00	JOHLER DEMOLITION INC	REFUND BOND	\$200.00	\$200.00
198851	505-0000-120.80-00	JORDAN, TIM	REFUND WATER FINAL	\$28.94	\$28.94
198855	101-0000-421.20-00	J3 EVENTS INC	REIMB SPECIAL EVENT LIC	\$325.00	\$325.00

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198867	715-0000-220.93-00	LAURENTIU MARDAN	REFUND BOND	\$200.00	\$200.00
198879	715-0000-220.93-00	MANGO CONSTRUCTION	REFUND BOND	\$200.00	\$200.00
198913	715-0000-220.93-00	PETER MCGOVERN	REFUND BOND	\$200.00	\$200.00
198918	101-0000-120.80-00	PRAIRIELAND DISPOSAL SVCS INC	DISPOSAL SVCS	\$30.71	\$30.71
198930	715-0000-220.93-00	RIZE PROPERTIES LLC	REFUND BOND	\$600.00	\$600.00
198931	715-0000-220.93-00	RIZE PROPERTIES LLC	REFUND BOND	\$200.00	\$200.00
198937	715-0000-220.93-00	SAINT VIATOR HIGH SCHOOL	REFUND BOND	\$200.00	\$200.00
198938	715-0000-220.93-00	SALSA 17	REFUND BOND	\$200.00	\$200.00
198940	715-0000-220.93-00	SCARAVALLE CO INC	REFUND BOND	\$200.00	\$200.00
198941	715-0000-220.93-00	SCARAVALLE COMPANY INC	REFUND BOND	\$150.00	\$150.00
198942	715-0000-220.93-00	SCOTT DEVORE	REFUND BOND	\$200.00	\$200.00
198947	101-0000-433.14-00	JOHN SEROLA	REFUND AMBULANCE CLAIM	\$97.33	\$97.33
198960	715-0000-220.93-00	STEVEN PERRY	REFUND BOND	\$50.00	\$50.00
198965	101-0000-421.05-00	JENNIFER SWANSON	REPLACE LOST CK 1978634	\$18.00	\$18.00
198990	101-0000-433.14-00	MARK WOLFE	REFUND AMBULANCE CLAIM	\$50.00	\$50.00
198991	715-0000-220.93-00	YELLOW SQUARE CO	REFUND BOND	\$200.00	\$200.00
198992	715-0000-220.93-00	YELLOW SQUARE CO	REFUND BOND	\$50.00	\$50.00
801534	101-0000-210.95-00	RTA/CTA BENEFIT PROGRAM	TRANSIST BENEFIT PROGRAM	\$695.00	\$695.00
901127	101-0000-210.91-00	EMPLOYEE BENEFITS CORP	FSA 3-14-16 FUNDING	\$12,757.07	\$12,757.07
901130	101-0000-210.91-00	EMPLOYEE BENEFITS CORP	FSA 3-21-16 FUNDING	\$7,947.84	\$7,947.84
Total Division:				\$32,931.84	
Total Department:				\$32,931.84	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 1 Board of Trustees					
Division: 1					
198721	101-0101-501.21-65	CAPTION FIRST INC	CAPTIONING FOR FEB BOARD	\$300.00	\$300.00
198872	101-0101-501.21-65	LORELLE COMMUNICATIONS INC	SERVICE MISCELLANEOUS	\$2,250.00	\$2,250.00
198921	101-0101-501.21-65	IPROMOTEU	LAPEL PINS	\$775.60	\$775.60
Total Division:				\$3,325.60	
Total Department:				\$3,325.60	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department:	2	Village Manager			
Division:	1				
198981	101-0201-502.21-65	VERIZON WIRELESS	INV 3379466820	\$200.00	\$200.00
Total Division:				\$200.00	
Total Department:				\$200.00	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 3 Human Resources					
Division: 1					
198789	615-0301-552.42-75	GALLAGHER BASSETT SERVICES INC	CLAIMS - MEDICAL LOSS	\$6,633.80	\$35,437.54
			CLAIMS - MEDICAL LOSS	\$11,204.37	
			CLAIMS - W/C	\$17,599.37	
	615-0301-552.42-80		CLAIMS - W/C	\$96,186.87	\$96,186.87
198806	101-0301-503.22-02	HARRIS TRUST & SAVINGS BANK	STRATEGIC GOVERN	\$299.00	\$299.00
	101-0301-503.30-01		INTERNATIONAL PUBLIC	\$30.00	\$30.00
	101-0301-503.40-70		PANERA BREAD	\$170.65	\$170.65
198902	605-0301-552.20-50	NORTHWEST COMMUNITY HOSPITAL	SERVICE HEALTH TESTING	\$2,406.00	\$3,482.00
			SERVICE HEALTH TESTING	\$108.00	
			SERVICE HEALTH TESTING	\$968.00	
198936	101-0301-503.22-10	RYDIN SIGN & DECAL	PRINTING SERVICE	\$270.00	\$270.00
901128	101-0301-503.21-65	EMPLOYEE BENEFITS CORP	FSA ADMIN FEES - MARCH	\$597.75	\$597.75
Total Division:				\$136,473.81	
Total Department:				\$136,473.81	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 4 Legal Department					
Division: 1					
198737	101-0401-503.20-20	CLARK BAIRD SMITH LLP	SERVICE PROFESSIONAL	\$9,062.50	\$9,062.50
198806	101-0401-503.30-05	HARRIS TRUST & SAVINGS BANK	AIA PRODUCTS/DUES	\$79.99	\$265.43
			AIA PRODUCTS/DUES	\$79.99	
			CONTAINERSTORE.COM	\$105.45	
198906	101-0401-503.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$141.06	\$164.72
			OFFICE SUPPLIES	\$7.19	
			OFFICE SUPPLIES	\$16.47	
198934	101-0401-503.21-65	ROSE MARY JURINEK	COURT REPORTER	\$910.00	\$1,505.00
			COURT REPORTER	\$595.00	
198970	101-0401-503.33-05	THOMSON REUTERS-WEST	INFORMATION CHARGES	\$292.22	\$292.22
Total Division:				\$11,289.87	
Total Department:				\$11,289.87	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 5 Finance					
Division: 1					
198679	101-0501-503.22-05	AMERICAN PRINTING TECHNOLOGIES	POSTAGE	\$1,900.00	\$1,900.00
198683	101-0501-503.21-65	ANDRES MEDICAL BILLING LTD	SERVICE FINANCIAL	\$6,353.54	\$6,353.54
198723	505-0501-503.40-87	PAMELA CARNEY	SEWER REBATE PROGRAM	\$7,500.00	\$7,500.00
198789	611-0501-552.42-60	GALLAGHER BASSETT SERVICES INC	CLAIMS - LIABILITY LOSS	\$7,630.09	\$7,641.09
			CLAIMS - LIABILITY LOSS	\$11.00	
198806	101-0501-503.22-02	HARRIS TRUST & SAVINGS BANK	ILLINOIS GOVERNMENT	\$100.00	\$100.00
	101-0501-503.22-03		ILLINOIS GOVERNMENT	\$185.00	\$370.00
			ILLINOIS GOVERNMENT	\$185.00	
198906	101-0501-503.30-05	OFFICE DEPOT	OFFICE SUPPLIES	(\$414.79)	\$204.55
			OFFICE SUPPLIES	\$33.42	
			OFFICE SUPPLIES	\$127.38	
			OFFICE SUPPLIES	\$246.12	
			OFFICE SUPPLIES	\$10.00	
			OFFICE SUPPLIES	\$172.74	
			OFFICE SUPPLIES	\$3.19	
			OFFICE SUPPLIES	\$26.49	
198908	101-0501-503.22-01	PADDOCK PUBLICATIONS INC	ADVERTISING	\$78.30	\$128.25
			ADVERTISING	\$49.95	
198915	101-0501-503.30-05	PETTIBONE AND COMPANY P F	OFFICE SUPPLIES	\$180.95	\$180.95
198919	101-0501-503.22-10	PRINTFIN PRINTING & GRAPHICS SRVS	SERVICE PRINTING	\$45.00	\$45.00
198975	101-0501-503.21-65	TRACKER	SERVICE DATA PROC, SFTWR	\$4,420.00	\$4,420.00
Total Division:				\$28,843.38	
Total Department:				\$28,843.38	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 6 Information Technology					
Division: 1					
198681	625-0601-553.20-39	AMERICANEAGLE INC	MONTHLY FEES	\$180.00	\$180.00
198687	625-0601-553.21-02	ARC DOCUMENT SOLUTIONS LLC	EQUIPMENT MAINTENANCE	\$390.60	\$390.60
198726	625-0601-572.50-10	CDS OFFICE TECHNOLOGIES	COMPUTERS,DP & WORD PROC.	\$10,536.00	\$10,536.00
198741	625-0601-553.21-65	COMCAST PROCESSING CENTER	INTERNET SERVICE	\$5,249.43	\$5,249.43
198806	625-0601-553.30-05	HARRIS TRUST & SAVINGS BANK	AMAZON MKTPLACE PMTS	\$8.99	\$299.93
			AMAZON MKTPLACE PMTS	\$7.98	
			AMAZON MKTPLACE PMTS	\$14.99	
			AMAZON MKTPLACE PMTS	\$7.99	
			DRI PDFILL PDF EDITON	\$44.60	
			FOXIT CORPORATION	\$129.00	
			DRI ACD SYSTEMS	\$94.56	
			DRI PDFILL PDF EDITON	(\$2.62)	
			DRI ACD SYSTEMS	(\$5.56)	
	625-0601-553.33-05		IDUINSIGHT PUBLIC SEC	\$4,118.08	\$4,738.08
			SOLARWINDS	\$620.00	
	625-0601-572.50-10		AMAZON MKTPLACE PMTS	\$95.97	\$1,058.62
			AMAZON MKTPLACE PMTS	\$60.17	
			AMAZON.COM	\$39.95	
			AMAZON.COM	\$170.56	
			AMAZON MKTPLACE PMTS	\$229.98	
			AMAZON.COM	\$461.99	
198982	625-0601-553.21-65	VERIZON WIRELESS	INV 9762338288	\$407.25	\$407.25
198984	625-0601-553.21-65	VERIZON WIRELESS	9761990604	\$92.55	\$92.55
Total Division:				\$22,952.46	
Total Department:				\$22,952.46	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 10 Boards & Commissions					
Division: 17					
198786	101-1017-502.40-58	FRONTIER DAYS INC	SPONSORSHIP	\$1,000.00	\$1,000.00
Total Division:				\$1,000.00	
Total Department:				\$1,000.00	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 20 Special Events					
Division: 5					
198799	515-2005-525.50-55	GRAND STAGE LIGHTING	EQUIPMENT, NON OFFICE	\$2,135.00	\$2,135.00
Total Division:				\$2,135.00	
Total Department:				\$2,135.00	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 30 Police Department					
Division: 1					
198674	101-3001-511.30-35	JEFFREY C AIELLO	CLOTHING	\$32.13	\$32.13
198676	101-3001-511.22-03	ALPHA GROUP	REGISTRATION	\$595.00	\$595.00
198684	101-3001-511.22-03	VALERIE ANDREWS	REPLACE LOST CK 196057	\$60.00	\$60.00
198706	101-3001-511.22-03	BLAND WESLEY	TRAINING	\$30.00	\$30.00
198717	401-3001-572.50-10	BUSINESS OFFICE SYSTEMS	FURNITURE, OFFICE	\$174.28	\$192.60
			SHIPPING/DELIVERY SERVICE	\$18.32	
198733	101-3001-511.22-03	PATRICK CHOJNOWSKI	TRAINING	\$30.00	\$45.00
			TRAINING	\$15.00	
198738	101-3001-511.22-03	BRIAN CLARKE	TRAINING	\$45.00	\$60.00
			TRAINING	\$15.00	
198774	101-3001-511.30-35	COREY DUGAN	CLOTHING	\$92.95	\$92.95
198787	101-3001-511.22-03	PIOTR GACEK	TRAINING	\$15.00	\$15.00
198798	101-3001-511.33-05	GRAND FRAME INC	SUPPLIES	\$575.09	\$575.09
198806	101-3001-511.22-03	HARRIS TRUST & SAVINGS BANK	TRAVELOCITY.COM	\$23.73	\$1,036.93
			UNITED	\$1,013.20	
	101-3001-511.33-05		BEST BUY	\$64.99	\$2,564.94
			EUROPEAN CRYSTAL REST	\$475.00	
			TLF AMLINGS FLOWERLAND	\$24.95	
			EUROPEAN CRYSTAL REST	\$2,000.00	
	101-3001-511.33-25		AMAZON MKTPLACE PMTS	\$23.80	\$296.99
			ROUTE 12 TOOLS	\$73.24	
			THE RACK WAREHOUSE	\$199.95	
198829	101-3001-511.22-03	HUDGENS STEVEN	TRAINING	\$230.00	\$230.00
198848	101-3001-511.30-35	JG UNIFORMS	CLOTHING	\$2,568.00	\$2,751.04
			CLOTHING	\$183.04	
198863	101-3001-511.30-35	KROESEN CHRISTOPHER	CLOTHING	\$212.00	\$212.00
198875	101-3001-511.22-03	MACK STEPHANIE	TRAINING	\$15.00	\$15.00
198876	101-3001-511.33-05	MAJOR CASE ASSISTANCE TEAM	REGISTRATION	\$154.00	\$154.00
198878	101-3001-511.22-03	MANDEL, RUSSELL	TRAINING	\$205.88	\$205.88
198885	101-3001-511.22-03	MC GRATH JAMES	TRAINING	\$230.00	\$230.00

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198896	101-3001-511.30-35	MURPHY JOSEPH	CLOTHING	\$84.94	\$84.94
198899	101-3001-511.33-05	NORTH SUBURBAN ASSOC CHF POLICE	EMPLOYEE RECOGNITION	\$200.00	\$200.00
198900	101-3001-511.21-65	NORTHERN IL FUNERAL SERVICES INC	SERVICE MISCELLANEOUS	\$375.00	\$750.00
			SERVICE MISCELLANEOUS	\$375.00	
198904	101-3001-511.22-03	NORTHWEST POLICE ACADEMY	REGISTRATION	\$50.00	\$50.00
198906	101-3001-511.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$52.77	\$1,748.43
			OFFICE SUPPLIES	\$208.28	
			OFFICE SUPPLIES	\$217.95	
			OFFICE SUPPLIES	\$464.97	
			OFFICE SUPPLIES	\$804.46	
198916	101-3001-511.22-03	PETTY CASH/POLICE	TRAINING	\$59.98	\$59.98
	101-3001-511.33-25		SUPPLIES	\$40.00	\$57.98
			SUPPLIES	\$17.98	
198925	101-3001-511.22-03	RADEK TODD	TRAINING	\$154.50	\$169.50
			TRAINING	\$15.00	
198926	101-3001-511.30-35	RAY O'HERRON	CLOTHING	(\$258.00)	\$1,139.29
			CLOTHING	(\$198.00)	
			CLOTHING	(\$30.50)	
			CLOTHING	(\$59.95)	
			CLOTHING	\$43.90	
			CLOTHING	\$39.99	
			CLOTHING	\$61.00	
			CLOTHING	\$128.00	
			CLOTHING	\$398.99	
			CLOTHING	\$140.00	
			CLOTHING	\$111.99	
			CLOTHING	\$305.95	
			CLOTHING	\$11.00	
			CLOTHING	\$187.95	
			CLOTHING	\$147.00	
			CLOTHING	\$9.00	
			CLOTHING	\$100.97	
	101-3001-511.33-25		SUPPLIES	\$299.50	\$299.50
	235-3001-532.30-35		CLOTHING	\$188.85	\$376.80

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198926	235-3001-532.30-35	RAY O'HERRON	CLOTHING	\$187.95	\$376.80.
198944	101-3001-511.21-02	SECOND CHANCE CARDIAC SOLUTIONS	EQUIPMENT MAINTENANCE	\$99.90	\$99.90
	101-3001-511.33-25		SUPPLIES	\$1,438.20	\$1,438.20
198962	401-3001-572.50-15	STRIKE TACTICAL SOLUTIONS	POLICE EQUIPMENT & SUPPLY	\$3,774.70	\$3,774.70
198978	101-3001-511.21-02	ULTRA STROBE COMMUNICATIONS INC	EQUIPMENT MAINTENANCE	\$55.00	\$55.00
Total Division:				\$19,698.77	
Division:	3				
198757	231-3003-511.40-11	COMMUNICATION REVOLVING FUND	SERVICE PROFESSIONAL	\$186.08	\$186.08
Total Division:				\$186.08	
Total Department:				\$19,884.85	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 35 Fire					
Division: 1					
198806	101-3501-512.22-03	HARRIS TRUST & SAVINGS BANK	PEN FDIC/FIRE ENGINEER	\$1,140.00	\$1,760.00
			PEN FDIC/FIRE ENGINEER	\$620.00	
198848	101-3501-512.30-35	JG UNIFORMS	CLOTHING & APPAREL	\$804.00	\$871.00
			CLOTHING & APPAREL	\$67.00	
Total Division:				\$2,631.00	
Total Department:				\$2,631.00	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 37 Foreign Fire Insurance					
Division: 1					
198898	227-3701-512.22-03	PETER NEWMAN	TRAVEL REIMBURSEMENT	\$63.25	\$63.25
Total Division:				\$63.25	
Total Department:				\$63.25	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 40 Planning					
Division: 1					
198689	101-4001-521.40-40	ARLINGTON HTS CHAMBER OF COM	DUES, MEMBERSHIP	\$12,500.00	\$12,500.00
198760	101-4001-521.40-40	COSTAR REALTY INFORMATION INC	SERVICE PROFESSIONAL	\$755.76	\$755.76
198773	101-4001-521.40-40	DUE NORTH CONSULTING INC	ADVERTISING	\$1,300.00	\$1,300.00
198796	101-4001-521.20-05	GOVHR USA LLC	SERVICE PROFESSIONAL	\$1,320.00	\$2,850.00
			SERVICE PROFESSIONAL	\$1,530.00	
198806	101-4001-521.21-65	HARRIS TRUST & SAVINGS BANK	APL ITUNES.COM/BILL	\$0.99	\$1.98
			APL ITUNES.COM/BILL	\$0.99	
	101-4001-521.40-40		ARLINGTON HCC	\$40.00	\$800.00
			ICSC	\$570.00	
			ICSC	\$190.00	
198819	251-4001-571.20-05	HOLLAND & KNIGHT LLP	SERVICE PROFESSIONAL	\$5,241.20	\$5,241.20
198834	401-4001-571.50-30	IL DEPT OF TRANSPORTATION	SERVICE CONSTRUCTION	\$7,512.14	\$7,512.14
198870	101-4001-521.21-65	LEGRAND REPORTING & VIDEO SERVICES	TRANSCRIPTS	\$228.25	\$228.25
198880	101-4001-521.40-40	MANUFACTURERS NEWS INC	ADVERTISING	\$434.00	\$434.00
198888	101-4001-521.40-41	MEET CHICAGO NORTHWEST	ADVERTISING	\$1,995.00	\$1,995.00
198906	101-4001-521.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$13.67	\$13.67
198908	101-4001-521.22-01	PADDOCK PUBLICATIONS INC	ADVERTISING	\$70.20	\$70.20
198912	101-4001-521.22-03	PERKINS CHARLES WITHERINGTON	TRAINING	\$614.20	\$614.20
198919	101-4001-521.22-10	PRINTFIN PRINTING & GRAPHICS SRVS	SERVICE PRINTING	\$45.00	\$45.00
Total Division:				\$34,361.40	
Total Department:				\$34,361.40	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 45 Building & Health Service					
Division: 1					
198672	101-4501-523.30-05	A & E RUBBER STAMP CORP	OFFICE SUPPLIES	\$36.00	\$36.00
198806	101-4501-523.22-02	HARRIS TRUST & SAVINGS BANK	INT'L CODE COUNCIL INC	\$225.00	\$553.53
			4TE IDPH ASBESTOS CONT	\$3.53	
			4TE IDPH PLUMBING PROG	\$150.00	
			NFPA NATL FIRE PROTECTION	\$175.00	
	101-4501-523.30-01		NFPA NATL FIRE PROTECTION	\$191.30	\$191.30
198836	101-4501-523.22-02	IL FIRE INSPECTORS ASSOC	DON LAY YEARLY MEMBERSHIP	\$95.00	\$95.00
198840	101-4501-523.22-03	INTL CODE COUNCIL INC	TRAINING-P.DUMAIS	\$250.00	\$250.00
198890	101-4501-523.21-65	MICROSYSTEMS	SERVICE MISCELLANEOUS	\$6,480.66	\$6,480.66
198906	101-4501-523.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$107.53	\$618.94
			OFFICE SUPPLIES	\$511.41	
198927	101-4501-523.33-05	RED WING SHOE STORE	SHOES AND BOOTS	\$130.49	\$530.48
			SHOES AND BOOTS	\$199.99	
			SHOES AND BOOTS	\$200.00	
198969	101-4501-523.21-65	THOMPSON ELEVATOR INSPECTION	SERVICE BLDG MAINT	\$38.00	\$4,496.00
			SERVICE BLDG MAINT	\$38.00	
			SERVICE BLDG MAINT	\$342.00	
			SERVICE BLDG MAINT	\$3,584.00	
			SERVICE BLDG MAINT	\$76.00	
			SERVICE BLDG MAINT	\$114.00	
			SERVICE BLDG MAINT	\$114.00	
			SERVICE BLDG MAINT	\$38.00	
			SERVICE BLDG MAINT	\$152.00	
Total Division:				\$13,251.91	
Division: 2					
198691	101-4502-523.41-16	ARLINGTON HTS PARK DISTRICT	CDBG PROGRAM	\$2,376.69	\$2,376.69
198806	101-4502-523.22-02	HARRIS TRUST & SAVINGS BANK	IL PROF LICENSE & FEE	\$152.50	\$457.50
			IL PROF LICENSE & FEE	\$152.50	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198806	101-4502-523.22-02	HARRIS TRUST & SAVINGS BANK	IL PROF LICENSE & FEE	\$152.50	\$457.50
	101-4502-523.33-10		PEAPOD GROCERIES	\$129.21	\$129.21
	101-4502-523.40-53		COACHUSA/MEGABUS	\$43.75	\$80.25
			EGS NICOR GAS	\$36.50	
198835	101-4502-523.22-03	IL ENVIRONMENTAL HEALTH ASSOC	TRAINING - BRISKNER	\$100.00	\$270.00
			TRAINING - S FRERES	\$100.00	
			TRAINING - J MC CALISTER	\$70.00	
198853	101-4502-523.20-25	JOURNEYS COUNSELING CENTER LLC	COUNSELING	\$279.00	\$279.00
198858	101-4502-523.20-25	KATOR LCSW, ANNE	COUNSELING	\$260.00	\$390.00
			COUNSELING	\$130.00	
198886	101-4502-523.33-10	MC KESSON GENERAL MEDICAL	CLINIC SUPPLIES	\$10.46	\$1,269.85
			CLINIC SUPPLIES	\$1,259.39	
198889	101-4502-523.21-65	METROPOLIS PERFORMING ARTS CENTRE	PROGRAMS	\$525.00	\$525.00
198906	101-4502-523.30-05	OFFICE DEPOT	SUPPLIES	\$79.59	\$79.59
198939	101-4502-523.33-10	SANOFI PASTEUR INC	CLINIC SUPPLIES	\$184.53	\$184.53
198966	101-4502-523.33-10	TEMPURE SCIENTIFIC	APPLIANCES	\$4,885.00	\$4,885.00
Total Division:				\$10,926.62	
Division: 3					
198767	101-4503-523.21-65	PAULA DRUES	SENIOR PROGRAM	\$150.00	\$150.00
198806	101-4503-523.21-65	HARRIS TRUST & SAVINGS BANK	VOLGISTICS INC	\$61.00	\$61.00
	101-4503-523.31-65		HOTREF INC	\$157.38	\$654.68
			KOYAL WHOLESALE	\$34.48	
			QUICKDECOR.COM	\$136.93	
			KOYAL WHOLESALE	\$47.62	
			SAMSCLUB #8198	\$63.40	
			GFS STORE #1913	\$53.94	
			QUICKDECOR COM	\$136.93	
			PAYPALYADEFRENCHC	\$24.00	
198835	101-4503-523.22-03	IL ENVIRONMENTAL HEALTH ASSOC	TRAINING - J BOHNER	\$70.00	\$70.00
198881	101-4503-523.31-65	MAROUS & COMPANY	APPRAISAL SERVICES	\$750.00	\$750.00
198971	101-4503-523.22-40	THREE O THREE TAXI FLASH CAB	TAXI SUBSIDY	\$90.00	\$90.00

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Total Division:				\$1,775.68	
Total Department:				\$25,954.21	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 50 Engineering					
Division: 1					
198804	211-5001-571.20-05	HAMPTON LENZINI & RENWICK INC	SERVICE CONSULTING	\$11,204.97	\$11,204.97
198906	101-5001-524.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$17.51	\$56.20
			OFFICE SUPPLIES	\$38.69	
Total Division:				\$11,261.17	
Total Department:				\$11,261.17	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 71 Public Works					
Division: 1					
80153	101-7101-531.21-50	NICOR	58401600000	\$554.66	\$3,650.71
			53278600001	\$2,454.03	
			94830700004	\$561.58	
			19426400008	\$80.44	
198673	101-7101-531.31-55	ACTIVE ELECTRICAL SUPPLY CO	LIGHTING	\$513.40	\$513.40
198678	101-7101-531.21-02	AMERICAN DOOR & DOCK	SERVICE TO OVERHEAD DOOR	\$1,039.66	\$1,672.54
			SERVICE TO OVERHEAD DOOR	\$632.88	
198693	101-7101-531.22-70	AT & T LONG DISTANCE	857099062	\$403.28	\$403.28
198700	101-7101-531.30-35	BENSON CHARLES	CLOTHING	\$135.15	\$135.15
198702	101-7101-531.31-55	BERKHEIMER CO INC	BUILDING SUPPLIES	\$183.37	\$183.37
198710	101-7101-531.33-05	BRONNER'S COMMERCIAL DISPLAY	DECORATIONS	\$29,970.00	\$29,970.00
198727	101-7101-531.21-11	CENTURY TILE CO	VINYL FLOORING REPAIR	\$1,760.00	\$1,760.00
198730	101-7101-531.31-80	CHICAGO JACK SERVICE INC	SIGNS, SIGN MATERIAL	\$2,903.20	\$2,903.20
198736	101-7101-531.21-11	CINTAS CORP	MAT CLEANING	\$16.85	\$16.85
	101-7101-531.30-35		CLOTHING	\$35.95	\$71.90
			WORK SHIRTS AND PANTS	\$35.95	
198740	101-7101-531.22-70	COMCAST CABLE	INTERNET SCADA	\$2.11	\$2.11
198743	101-7101-531.21-50	COMMONWEALTH EDISON COMPANY	4103039009	\$371.16	\$371.16
198754	101-7101-531.21-50	COMMONWEALTH EDISON COMPANY	2985063029	\$89.36	\$89.36
198758	101-7101-531.21-11	COMPLETE CLEANING CO INC	CONTRACT CLEANING	\$2,630.00	\$2,630.00
198762	101-7101-531.21-11	DAHME MECHANICAL INDUSTRIES	JET RODDING	\$98.00	\$6,662.00
			JET RODDING	\$2,265.00	
			JET RODDING	\$1,786.00	
			JET RODDING	\$2,513.00	
198776	101-7101-531.21-02	DYNAMIC DOOR SERVICE	EQUIPMENT MAINTENANCE	\$11.00	\$1,505.00
			EQUIPMENT MAINTENANCE	\$1,494.00	
198777	101-7101-531.21-02	DYNAMIC HEATING & PIPING CO	EQUIPMENT MAINTENANCE	\$32.05	\$32.05
198797	101-7101-531.31-55	GRAINGER W W INC	SUPPLIES	\$441.97	\$4,018.07
			HOSE REEL	\$1,927.15	
			FILTER/REGULATOR	\$173.35	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198797	101-7101-531.31-55	GRAINGER W W INC	DOWNBLAST VENT	\$1,475.60	\$4,018.07.
	101-7101-531.31-65		SUPPLIES	\$15.32	\$15.32
	101-7101-531.31-85		TOOLS	\$42.02	\$42.02
198800	235-7101-571.50-25	GREAT LAKES ELEVATOR SERVICE INC	SERVICE BLDG MAINT	\$3,912.70	\$3,912.70
198802	101-7101-531.21-62	GROOT INDUSTRIES	MONTHLY CHARGE	\$297.00	\$537.03
			MONTHLY CHARGE	\$240.03	
198803	401-7101-571.50-30	HAEGER ENGINEERING LLC	SERVICE CONSULTING	\$4,600.00	\$4,600.00
198806	101-7101-531.21-65	HARRIS TRUST & SAVINGS BANK	PRZCHARGE.PREZI.COM	\$59.00	\$59.00
	101-7101-531.22-03		EB BRINGING THE URBAN	\$250.00	\$1,750.00
			APWA	\$1,500.00	
	101-7101-531.31-55		PAYPAL ELSIE MFG	\$258.46	\$258.46
	101-7101-531.31-65		MEIJER #228	\$52.70	\$273.39
			PAPA SAVERIOS	\$68.77	
			DD/BR #341408	\$151.92	
	101-7101-531.31-90		THE HOME DEPOT	\$139.72	\$139.72
198808	101-7101-531.21-02	HAYES MECHANICAL	EQUIPMENT MAINTENANCE	\$3,291.38	\$10,682.99
			EQUIPMENT MAINTENANCE	\$157.57	
			EQUIPMENT MAINTENANCE	\$260.14	
			EQUIPMENT MAINTENANCE	\$157.57	
			EQUIPMENT MAINTENANCE	\$772.99	
			EQUIPMENT MAINTENANCE	\$743.11	
			EQUIPMENT MAINTENANCE	\$1,751.12	
			EQUIPMENT MAINTENANCE	\$1,588.20	
			EQUIPMENT MAINTENANCE	\$1,588.20	
			EQUIPMENT MAINTENANCE	\$372.71	
198812	101-7101-531.31-55	HENNING BROTHERS INC	BUILDING SUPPLIES	\$83.50	\$83.50
198828	101-7101-531.31-45	HP PRODUCTS CORP	KLEENEX	\$98.94	\$816.40
			PINE SOL, KLEENEX	\$717.46	
198833	101-7101-531.22-02	IL DEPARTMENT OF AGRICULTURE	APPLICATOR LICENSE	\$20.00	\$20.00
198838	101-7101-531.31-90	INDUSTRIAL SYSTEMS LTD	STREET/SIDEWALK SUPPLIES	\$3,206.53	\$19,148.57
			STREET/SIDEWALK SUPPLIES	\$3,177.50	
			STREET/SIDEWALK SUPPLIES	\$3,204.41	
			STREET/SIDEWALK SUPPLIES	\$3,187.42	
			STREET/SIDEWALK SUPPLIES	\$3,174.67	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198838	101-7101-531.31-90	INDUSTRIAL SYSTEMS LTD	STREET/SIDEWALK SUPPLIES	\$3,198.04	\$19,148.57
198841	101-7101-531.21-11	INTL EXTERMINATORS INC	MONTHLY SERVICE	\$147.00	\$353.00
			MONTHLY SERVICE	\$147.00	
			BUILDING MAINTENANCE	\$59.00	
198845	101-7101-531.31-40	JCK CONTRACTORS	TOPSOIL	\$1,320.00	\$1,320.00
198869	101-7101-531.20-05	LEGAT ARCHITECTS	CNG ANALYSIS	\$8.87	\$8.87
198873	101-7101-531.31-40	LOWES COMMERCIAL SERVICES	AGRICULTURAL SUPPLIES	\$35.08	\$215.50
			AGRICULTURAL SUPPLIES	\$157.08	
			HOSES, ALL KINDS	\$23.34	
	101-7101-531.31-55		HARDWARE SUPPLIES	\$62.46	\$103.67
			HARDWARE SUPPLIES	\$30.77	
			PAINT & EQUIPMENT	\$10.44	
			BUILDER'S SUPPLIES	(\$68.36)	
			BUILDER'S SUPPLIES	\$68.36	
	101-7101-531.31-65		HARDWARE SUPPLIES	(\$27.94)	\$77.55
			HARDWARE SUPPLIES	(\$12.14)	
			HARDWARE SUPPLIES	\$117.63	
	101-7101-531.31-85		HAND TOOLS-POWER/NON POW	\$129.72	\$138.33
			HAND TOOLS-POWER/NON POW	\$8.61	
198887	101-7101-531.31-55	MC MASTER CARR SUPPLY CO	VEH MAINTENANCE SUPPLY	\$51.86	\$51.86
198891	101-7101-531.21-02	MID AMERICAN ELEVATOR CO INC	EQUIPMENT MAINTENANCE	\$344.00	\$1,066.25
			EQUIPMENT MAINTENANCE	\$722.25	
198903	101-7101-531.31-55	NORTHWEST ELECTRICAL SUPPLY CO	LIGHTING	\$542.03	\$556.53
			LIGHTING	\$14.50	
198906	101-7101-531.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$25.37	\$25.37
198907	101-7101-531.22-03	ON TARGET SOLUTIONS GROUP INC	TRAINING REGISTRATION	\$175.00	\$175.00
198923	101-7101-531.21-11	PROGRESSIVE DYNAMICS	REPAIR GUTTER SEAMS	\$1,625.00	\$1,625.00
198932	101-7101-531.30-39	RKA PETROLEUM COMPANIES INC	FUEL,OIL,GREASE, & LUBES	\$13,004.08	\$13,004.08
198948	101-7101-531.31-55	SHERWIN ACE HARDWARE	ELECTRICAL EQUIP & SUPPLY	\$6.98	\$67.38
			HARDWARE SUPPLIES	\$23.98	
			HARDWARE SUPPLIES	\$13.97	
			PAINT & EQUIPMENT	\$22.45	
198949	101-7101-531.31-80	SIGN OUTLET	SIGN SHOP SUPPLIES	\$1,188.78	\$1,188.78
198950	101-7101-531.21-02	SIMPLEX GRINNELL	EQUIPMENT MAINTENANCE	\$1,487.50	\$7,619.59

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198950	101-7101-531.21-02	SIMPLEX GRINNELL	EQUIPMENT MAINTENANCE	\$894.66	\$7,619.59.
			ANNUAL FIRE ALARM TESTING	\$808.23	
			ANNUAL FIRE ALARM TESTING	\$1,145.00	
			REPLACE PANEL BATTERIES	\$920.00	
			ANNUAL FIRE ALARM TESTING	\$417.58	
			ANNUAL FIRE ALARM TESTING	\$521.98	
			ANNUAL FIRE ALARM TESTING	\$1,144.00	
			FIRE ALARM INSPECTION	\$280.64	
198956	101-7101-531.22-70	SPRINT	840280811	\$205.63	\$205.63
198957	101-7101-531.22-70	SPRINT	352372920	\$21.24	\$21.24
198959	101-7101-531.31-55	STANDARD PIPE & SUPPLY INC	BUILDING SUPPLIES	\$50.53	\$142.06
			MANSFIELD SILLCCCK	\$62.04	
			BUILDING SUPPLIES	\$29.49	
198974	101-7101-531.22-10	TOTAL PRINT SOLUTIONS	LEAVE REQUEST FORMS	\$271.70	\$271.70
198977	101-7101-531.21-65	TYCO INTEGRATED SECURITY	QUARTERLY BILLING	\$90.00	\$810.00
			QUARTERLY BILLING	\$90.00	
			QUARTERLY BILLING	\$90.00	
			QUARTERLY BILLING	\$90.00	
			QUARTERLY BILLING	\$90.00	
			QUARTERLY BILLING	\$90.00	
			QUARTERLY BILLING	\$90.00	
			QUARTERLY BILLING	\$90.00	
198983	101-7101-531.22-70	VERIZON WIRELESS	9761053734	\$345.76	\$345.76
198985	101-7101-531.22-70	VERIZON WIRELESS	INV 9761264805	\$401.62	\$401.62
198989	101-7101-531.21-11	WIL-KIL PEST CONTROL	COMMERCIAL CONTRACT	\$225.00	\$225.00
801533	101-7101-531.21-50	NICOR	72489260108	\$147.72	\$147.72
801535	101-7101-531.21-50	COMMONWEALTH EDISON COMPANY	3973144001	\$180.22	\$2,264.55
			8572043011	\$34.90	
			5492508009	\$69.02	
			4321662000	\$1,980.41	
801536	101-7101-531.22-70	AT & T	847259612402	\$104.54	\$13,445.00
			847439786802	\$209.05	
			847R16051902	\$3,479.18	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
801536	101-7101-531.22-70	AT & T	847Z97278402	\$646.85	\$13,445.00.
			847253312002	\$7,935.46	
			847398933602	\$610.21	
			847253343802	\$216.23	
			847392086602	\$138.94	
			847797132102	\$104.54	
Total Division:				\$144,806.29	
Total Department:				\$144,806.29	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 72 Water and Sewer					
Division: 1					
80153	505-7201-561.21-50	NICOR	19278600002	\$168.93	\$596.80
			76830700001	\$88.87	
			42567835683	\$26.79	
			05850400002	\$65.57	
			58544400003	\$70.99	
			90920700003	\$78.56	
			04055600003	\$97.09	
198677	505-7201-561.31-55	AMAZON.COM	SUPPLIES	\$861.14	\$861.14
	505-7201-561.31-65		SUPPLIES	\$119.00	\$119.00
198680	505-7201-561.22-03	AMERICAN WATER WORKS ASSN	TRAINING	\$150.00	\$150.00
198688	505-7201-561.50-10	ARC IMAGING RESOURCES	OFFICE SUPPLIES, GENERAL	\$4,060.00	\$4,155.30
			PRINTER SUPPLIES	\$95.30	
198696	505-7201-561.22-30	GEORGE BALIS	OLD TOWN SANITARY REFUND	\$317.17	\$317.17
198697	505-7201-561.31-65	BATTERIES PLUS LLC	BATTERIES	\$23.04	\$23.04
198699	505-7201-561.22-30	CHARLES BELTRAMI	OLD TOWN SANITARY REFUND	\$943.29	\$943.29
198703	505-7201-561.22-30	BERNANRD BERRY	OLD TOWN SANITARY REFUND	\$202.88	\$202.88
198708	505-7201-561.22-30	MIKE BRAWLEY	OLD TOWN SANITARY REFUND	\$829.21	\$829.21
198709	505-7201-561.22-30	BRENTWOOD DEVELOPMENT INC	OLD TOWN SANITARY REFUND	\$25.64	\$25.64
198711	505-7201-561.22-30	ALBERT BRUDER	OLD TOWN SANITARY REFUND	\$230.34	\$230.34
198712	505-7201-561.22-30	VITO BRUNETTI	OLD TOWN SANITARY REFUND	\$799.74	\$799.74
198714	505-7201-561.22-30	EDWARD BURCZY	OLD TOWN SANITARY REFUND	\$818.30	\$818.30
198716	505-7201-561.22-30	RICHARD BURMAN	OLD TOWN SANITARY REFUND	\$28.80	\$28.80
198718	505-7201-561.22-30	R BUTTERLY J	OLD TOWN SANITARY REFUND	\$571.62	\$571.62
198725	505-7201-561.22-30	DANIELLE CAYTON	OLD TOWN SANITARY REFUND	\$449.74	\$449.74
198728	505-7201-561.22-30	JAMES CHARBONNEAU	OLD TOWN SANITARY REFUND	\$325.95	\$325.95
198729	505-7201-561.21-02	CHARLES EQUIPMENT CO	SERVICE EQUIPMENT	\$5,385.00	\$5,385.00
198732	505-7201-561.22-30	MICHAEL CHIONG	OLD TOWN SANITARY REFUND	\$26.40	\$26.40
198735	505-7201-561.20-05	CHRISTOPHER B BURKE LTD	CYPRESS STORMWATER STUDY	\$764.00	\$764.00
198744	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0684023014	\$140.39	\$140.39
198745	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0705092066	\$143.22	\$143.22

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198747	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0789016039	\$373.33	\$373.33
198748	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0522082015	\$1,146.13	\$1,146.13
198751	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0159027139	\$2,419.84	\$2,419.84
198752	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0405097038	\$3,184.48	\$3,184.48
198753	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0111076085	\$94.70	\$94.70
198755	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0300013030	\$5,440.96	\$5,440.96
198756	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0789016039	\$373.33	\$373.33
198759	505-7201-561.22-30	JEFF COREY	OLD TOWN SANITARY REFUND	\$89.35	\$89.35
198761	505-7201-561.22-30	MICHAEL CRILLY	OLD TOWN SANITARY REFUND	\$1,042.99	\$1,042.99
198764	505-7201-561.22-30	MIKESH DARJI	OLD TOWN SANITARY REFUND	\$1,227.87	\$1,227.87
198765	505-7201-561.22-30	VITO DE JOY	OLD TOWN SANITARY REFUND	\$1,155.43	\$1,155.43
198766	505-7201-561.22-30	LAURENCE DIETRICK	OLD TOWN SANITARY REFUND	\$1,059.11	\$1,059.11
198768	505-7201-561.22-30	DU FLOTH JEFFREY	OLD TOWN SANITARY REFUND	\$233.32	\$233.32
198769	505-7201-561.22-30	ROBERT DUBINSKI	OLD TOWN SANITARY REFUND	\$471.52	\$471.52
198775	505-7201-561.22-30	RICHARD DUSZA	OLD TOWN SANITARY REFUND	\$257.19	\$257.19
198778	505-7201-561.22-30	TOM EBELING	OLD TOWN SANITARY REFUND	\$1,891.70	\$1,891.70
198781	505-7201-561.22-30	MARK ERTLEMEIER	OLD TOWN SANITARY REFUND	\$267.84	\$267.84
198782	505-7201-561.22-30	ALEXANDER ESCHBACH	OLD TOWN SANITARY REFUND	\$1,360.79	\$1,360.79
198784	505-7201-561.31-01	FOREMAN JOSEPH D AND CO	COPPER TUBING	\$1,100.00	\$1,100.00
198788	505-7201-561.22-30	MICHAEL GAGGIANO	OLD TOWN SANITARY REFUND	\$1,044.62	\$1,044.62
198790	505-7201-561.22-30	GARY GEHM	OLD TOWN SANITARY REFUND	\$704.61	\$704.61
198791	505-7201-561.22-30	DAVID GETTY	OLD TOWN SANITARY REFUND	\$826.83	\$826.83
198793	505-7201-561.22-30	RICHARD GIOVANNINI	OLD TOWN SANITARY REFUND	\$2,567.48	\$2,567.48
198794	505-7201-561.22-30	LARRY GLASSMAN	OLD TOWN SANITARY REFUND	\$1,264.64	\$1,264.64
198801	505-7201-561.31-02	GREAT LAKES FIRE AND SAFETY	BACKFLOW DEVICES	\$270.65	\$270.65
198806	505-7201-561.22-03	HARRIS TRUST & SAVINGS BANK	AMERICAN WATER WORKS	\$275.00	\$275.00
	505-7201-561.30-35		AMAZON.COM	\$36.33	\$36.33
	505-7201-561.31-65		AMERICAN VAN	\$383.59	\$551.44
			AMAZON MKTPLACE PMTS	\$36.67	
			MEIJER #228	\$31.01	
			TORTORICE'S PIZZERIA	\$100.17	
	505-7201-561.50-10		DMI DELL K-12/GOVT	\$6,180.25	\$6,180.25
198807	505-7201-561.22-30	ROLLAND HAYENGA	OLD TOWN SANITARY REFUND	\$630.32	\$630.32
198810	505-7201-561.22-30	JUSTIN HELLER	OLD TOWN SANITARY REFUND	\$103.10	\$103.10

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198811	505-7201-561.22-30	DANIEL HEMINGER	OLD TOWN SANITARY REFUND	\$505.14	\$505.14
198813	505-7201-561.31-65	HENRICKSEN & COMPANY INC	EQUIPMENT SUPPLIES	\$202.90	\$202.90
198814	505-7201-561.22-30	MARTHA HESSE	OLD TOWN SANITARY REFUND	\$672.25	\$672.25
198815	505-7201-561.22-30	RUSSELL HILL	OLD TOWN SANITARY REFUND	\$619.66	\$619.66
198816	505-7201-561.22-30	MICHAEL HINELINE	OLD TOWN SANITARY REFUND	\$236.46	\$236.46
198817	505-7201-561.22-30	DAVID HOGABOOM	OLD TOWN SANITARY REFUND	\$1,457.87	\$1,457.87
198820	505-7201-561.21-50	HOMEFIELD ENERGY	04050978038	\$2,934.88	\$2,934.88
198821	505-7201-561.21-50	HOMEFIELD ENERGY	0159027139	\$972.65	\$972.65
198823	505-7201-561.21-50	HOMEFIELD ENERGY	0300013030	\$5,051.34	\$5,051.34
198824	505-7201-561.21-50	HOMEFIELD ENERGY	0522082015	\$619.04	\$619.04
198826	505-7201-561.21-50	HOMEFIELD ENERGY	0789016039	\$628.61	\$628.61
198827	505-7201-561.22-30	BRIAN HOWKSTRA	OLD TOWN SANITARY REFUND	\$64.32	\$64.32
198830	505-7201-561.22-30	EDWARD HUGHES	OLD TOWN SANITARY REFUND	\$1,346.95	\$1,346.95
198831	505-7201-561.22-30	HUGHES, RON	OLD TOWN SANITARY REFUND	\$100.94	\$100.94
198832	505-7201-561.50-15	HYDRO FLOW PRODUCTS INC	HOSE	\$969.15	\$969.15
198842	505-7201-561.22-30	GRACIA INVENTOR	OLD TOWN SANITARY REFUND	\$411.52	\$411.52
198843	505-7201-561.22-30	AURELIAN IVAN	OLD TOWN SANITARY REFUND	\$164.16	\$164.16
198844	505-7201-561.22-30	MICHELLE JANSSEN-BROST	OLD TOWN SANITARY REFUND	\$668.40	\$668.40
198847	505-7201-561.22-30	PATRICK JENKINSON	OLD TOWN SANITARY REFUND	\$348.85	\$348.85
198850	505-7201-561.22-30	LISA JOHNSON	OLD TOWN SANITARY REFUND	\$403.84	\$403.84
198852	505-7201-561.22-30	THOMAS JOSEPH	OLD TOWN SANITARY REFUND	\$367.79	\$367.79
198854	505-7201-561.22-30	ROBERT JOYCE	OLD TOWN SANITARY REFUND	\$203.96	\$203.96
198856	505-7201-561.22-30	FRANK KALBLE	OLD TOWN SANITARY REFUND	\$875.22	\$875.22
198857	505-7201-561.22-30	PAUL KANGAS	OLD TOWN SANITARY REFUND	\$1,110.46	\$1,110.46
198859	505-7201-561.22-30	NICK KAUTZ	OLD TOWN SANITARY REFUND	\$522.74	\$522.74
198860	505-7201-561.22-30	GREG KAY	OLD TOWN SANITARY REFUND	\$3,292.62	\$3,292.62
198861	505-7201-561.22-30	JIM KILBURG	OLD TOWN SANITARY REFUND	\$132.80	\$132.80
198862	505-7201-561.22-30	MAXWELL KOZIOL	OLD TOWN SANITARY REFUND	\$84.24	\$84.24
198864	505-7201-561.22-30	STEVEN KRUPA	OLD TOWN SANITARY REFUND	\$2,021.97	\$2,021.97
198865	505-7201-561.22-30	TOM KUBALA	OLD TOWN SANITARY REFUND	\$986.73	\$986.73
198866	505-7201-561.22-30	JENNIFER LAUDERDALE	OLD TOWN SANITARY REFUND	\$483.59	\$483.59
198868	505-7201-561.22-30	MIKE LAWRENCE	OLD TOWN SANITARY REFUND	\$61.64	\$61.64
198871	505-7201-561.22-30	JOSEPH LEVON	OLD TOWN SANITARY REFUND	\$1,499.10	\$1,499.10
198873	505-7201-561.31-55	LOWES COMMERCIAL SERVICES	BUILDER'S SUPPLIES	\$2.36	\$2.36

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198873	505-7201-561.31-65	LOWES COMMERCIAL SERVICES	HARDWARE SUPPLIES	(\$42.72)	\$9.33
			HARDWARE SUPPLIES	\$52.05	
	505-7201-561.31-85		HAND TOOLS-POWER/NON POW	\$51.27	\$116.56
			HAND TOOLS-POWER/NON POW	\$65.29	
198874	505-7201-561.22-30	FRED LUSSOW	OLD TOWN SANITARY REFUND	\$1,527.82	\$1,527.82
198877	505-7201-561.22-30	JAMES MALIK	OLD TOWN SANITARY REFUND	\$1,933.06	\$1,933.06
198882	505-7201-561.22-30	ELLEN MASSA	OLD TOWN SANITARY REFUND	\$631.60	\$631.60
198884	505-7201-561.22-30	OWEN MC GOVERN	OLD TOWN SANITARY REFUND	\$1,230.93	\$1,230.93
198892	505-7201-561.22-30	BRIAN MILLIGAN	OLD TOWN SANITARY REFUND	\$1,007.70	\$1,007.70
198893	505-7201-561.22-30	SANDRA MORREALE	OLD TOWN SANITARY REFUND	\$642.45	\$642.45
198895	505-7201-561.22-02	MULLANY STEVE	CDL REIMBURSEMENT	\$50.00	\$50.00
198905	505-7201-561.22-30	TINA O'KEEFE	OLD TOWN SANITARY REFUND	\$1,168.05	\$1,168.05
198906	505-7201-561.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$25.37	\$25.37
198909	505-7201-561.22-30	VIJAY PATEL	OLD TOWN SANITARY REFUND	\$516.03	\$516.03
198910	505-7201-561.31-05	PATTEN INDUSTRIES INC	SUPPLIES	\$259.49	\$3,800.71
			SUPPLIES	\$861.12	
			SUPPLIES	\$1,234.74	
			SUPPLIES	\$1,445.36	
	505-7201-561.31-55		BUILDING SUPPLIES	\$103.90	\$103.90
198911	505-7201-561.22-30	FRANK PATZKE	OLD TOWN SANITARY REFUND	\$1,473.69	\$1,473.69
198914	505-7201-561.22-30	CHRIS PETERSON	OLD TOWN SANITARY REFUND	\$408.63	\$408.63
198917	505-7201-561.22-30	JAMES PIETRINI	OLD TOWN SANITARY REFUND	\$1,062.27	\$1,062.27
198920	505-7201-561.30-35	PRO SAFETY INC	CLOTHING	\$14.75	\$14.75
198922	505-7201-561.22-30	RUDY PROCHASKA	OLD TOWN SANITARY REFUND	\$276.31	\$276.31
198924	505-7201-561.22-30	SAM RADAIOS	OLD TOWN SANITARY REFUND	\$199.48	\$199.48
198927	505-7201-561.30-35	RED WING SHOE STORE	CLOTHING & APPAREL	\$109.62	\$109.62
198929	505-7201-561.22-30	JAMES REILLY	OLD TOWN SANITARY REFUND	\$262.44	\$262.44
198933	505-7201-561.22-30	KAREN ROMERO	OLD TOWN SANITARY REFUND	\$80.96	\$80.96
198935	505-7201-561.22-30	RONALD RUSS	OLD TOWN SANITARY REFUND	\$253.76	\$253.76
198946	505-7201-561.22-30	THOMAS SEIFERT	OLD TOWN SANITARY REFUND	\$1,336.26	\$1,336.26
198948	505-7201-561.31-05	SHERWIN ACE HARDWARE	HARDWARE SUPPLIES	\$3.98	\$3.98
	505-7201-561.31-55		PAINT & EQUIPMENT	\$10.97	\$10.97
	505-7201-561.31-65		HARDWARE SUPPLIES	\$18.47	\$29.95
			HARDWARE SUPPLIES	\$11.48	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198951	505-7201-561.22-30	DANIEL SINGLETON	OLD TOWN SANITARY REFUND	\$481.68	\$481.68
198952	505-7201-561.22-30	K SKURNAK	OLD TOWN SANITARY REFUND	\$37.12	\$37.12
198953	505-7201-561.22-30	MELVIN SODERLIND	OLD TOWN SANITARY REFUND	\$761.98	\$761.98
198954	505-7201-561.22-30	MARC SONNABEND	OLD TOWN SANITARY REFUND	\$402.51	\$402.51
198959	505-7201-561.31-02	STANDARD PIPE & SUPPLY INC	SUPPLIES	\$6.57	\$6.57
	505-7201-561.31-05		SUPPLIES	\$54.70	\$54.70
	505-7201-561.31-55		COPPER TUBE	\$359.91	\$365.32
			FITTING BRUSH	\$5.41	
198961	505-7201-561.22-30	NATALIE STEVENS	OLD TOWN SANITARY REFUND	\$159.91	\$159.91
198964	505-7201-561.22-30	RONALD SUPERGAN	OLD TOWN SANITARY REFUND	\$1,125.71	\$1,125.71
198967	505-7201-561.31-02	TEST GAUGE & BACKFLOW SUPPLY	BACKFLOW DEVICES	\$1,119.89	\$2,132.73
			BACKFLOW DEVICES	\$1,012.84	
198968	505-7201-561.22-30	BRIAN THOMASON	OLD TOWN SANITARY REFUND	\$579.00	\$579.00
198972	505-7201-561.22-30	JEFF TOBIAS	OLD TOWN SANITARY REFUND	\$628.93	\$628.93
198973	505-7201-561.21-65	TOPCON SOLUTIONS STORE	TOPNET LIVE GIS SERVICE	\$1,650.00	\$1,650.00
198974	505-7201-561.22-10	TOTAL PRINT SOLUTIONS	DOOR HANGERS	\$525.80	\$525.80
198976	505-7201-561.22-30	MATTHEW TURK	OLD TOWN SANITARY REFUND	\$896.57	\$896.57
198979	505-7201-561.22-30	ALGIRDAS UNDERYS	OLD TOWN SANITARY REFUND	\$1,244.34	\$1,244.34
198983	505-7201-561.22-70	VERIZON WIRELESS	9761053734	\$345.75	\$345.75
198986	505-7201-561.22-30	JIM WALKER	OLD TOWN SANITARY REFUND	\$530.00	\$530.00
198987	505-7201-561.22-30	PENGLIU WANG	OLD TOWN SANITARY REFUND	\$244.73	\$244.73
198988	505-7201-561.22-30	ANTHONY WAYTULA	OLD TOWN SANITARY REFUND	\$895.74	\$895.74
198993	505-7201-561.31-01	ZIEBELL WATER SERVICE PRODUCTS	BORING BAR	\$476.33	\$476.33
801536	505-7201-561.22-70	AT & T	847253017402	\$111.13	\$111.13
Total Division:				\$117,519.40	
Total Department:				\$117,519.40	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 73 Parking					
Division: 1					
198779	235-7301-532.21-11	ECO CLEAN MAINTENANCE INC	SERVICE BLDG MAINT	\$410.62	\$410.62
Total Division:				\$410.62	
Division: 2					
198749	235-7302-532.21-50	COMMONWEALTH EDISON COMPANY	4874331007	\$1,262.87	\$1,262.87
198779	235-7302-532.21-11	ECO CLEAN MAINTENANCE INC	SERVICE BLDG MAINT	\$1,300.28	\$1,300.28
198825	235-7302-532.21-50	HOMEFIELD ENERGY	4874331007	\$4,120.24	\$4,120.24
198891	235-7302-532.21-02	MID AMERICAN ELEVATOR CO INC	EQUIPMENT MAINTENANCE	\$258.00	\$774.00
			EQUIPMENT MAINTENANCE	\$516.00	
Total Division:				\$7,457.39	
Division: 3					
198746	235-7303-532.21-50	COMMONWEALTH EDISON COMPANY	4643395004	\$847.09	\$847.09
198779	235-7303-532.21-11	ECO CLEAN MAINTENANCE INC	SERVICE BLDG MAINT	\$1,300.28	\$1,300.28
198891	235-7303-532.21-02	MID AMERICAN ELEVATOR CO INC	EQUIPMENT MAINTENANCE	\$430.00	\$1,720.00
			EQUIPMENT MAINTENANCE	\$860.00	
			EQUIPMENT MAINTENANCE	\$430.00	
801536	235-7303-532.21-50	AT & T	847632002802	\$3,036.09	\$3,234.21
			847253097802	\$198.12	
Total Division:				\$7,101.58	
Division: 4					
198750	235-7304-532.21-50	COMMONWEALTH EDISON COMPANY	0983023007	\$1,410.29	\$1,410.29
198779	235-7304-532.21-11	ECO CLEAN MAINTENANCE INC	SERVICE BLDG MAINT	\$410.62	\$410.62
198822	235-7304-532.21-50	HOMEFIELD ENERGY	0983023007	\$3,624.32	\$3,624.32

Check Date: 2016 - 3 - 30

WARRANT REGISTER - GM0002

Date: Wednesday, March 30, 2016
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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Total Division:				\$5,445.23	
Total Department:				\$20,414.82	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 75 Municipal Fleet Services					
Division: 1					
198682	621-7501-551.21-36	AMERIGAS-PALATINE	CYLINDER RENTAL	\$31.60	\$31.60
198690	621-7501-551.31-51	ARLINGTON HTS FORD INC	VEH MAINTENANCE SUPPLY	(\$330.00)	\$399.17
			VEH MAINTENANCE SUPPLY	\$673.35	
			VEH MAINTENANCE SUPPLY	\$55.82	
198692	621-7501-551.21-07	ARLINGTON SIGNS & BANNERS	NEW VAH LOGOS	\$1,332.00	\$1,332.00
198695	621-7501-551.21-02	B & K EQUIPMENT	FUEL PUMP REPAIR	\$227.87	\$227.87
198697	621-7501-551.31-51	BATTERIES PLUS LLC	BATTERIES	\$162.72	\$162.72
198704	621-7501-551.22-03	BIEBER JOHN	TRAINING	\$37.00	\$74.00
			TRAINING	\$37.00	
198722	621-7501-551.31-51	CAR QUEST	VEH MAINTENANCE SUPPLY	\$17.50	\$17.50
198724	621-7501-551.31-51	CASSIDY TIRE & SERVICE	VEH MAINTENANCE SUPPLY	\$472.00	\$472.00
198731	621-7501-551.31-51	CHICAGO PARTS AND SOUND	VEH MAINTENANCE SUPPLY	\$256.49	\$456.41
			VEH MAINTENANCE SUPPLY	\$199.92	
198736	621-7501-551.30-35	CINTAS CORP	CLOTHING	\$35.95	\$71.90
			WORK SHIRTS AND PANTS	\$35.95	
198739	621-7501-551.31-65	CLASS C SOLUTIONS GROUP	SUPPLIES	\$108.73	\$108.73
198783	621-7501-551.31-51	FLEETPRIDE	VEH MAINTENANCE SUPPLY	\$34.08	\$34.08
198795	621-7501-551.31-51	GLOBAL EMERGENCY PRODUCTS	VEH MAINTENANCE SUPPLY	\$386.17	\$592.88
			VEH MAINTENANCE SUPPLY	\$104.57	
			VEH MAINTENANCE SUPPLY	\$102.14	
198806	621-7501-551.21-65	HARRIS TRUST & SAVINGS BANK	IPASS AUTOREPLENISH #5	\$40.00	\$40.00
	621-7501-551.31-51		TIRESEASY. LLC	\$106.92	\$190.20
			RUDER FLEET PRODUCTS	\$83.28	
	621-7501-551.31-65		AMAZON MKTPLACE PMTS	\$510.18	\$510.18
198837	621-7501-551.21-62	IL RECOVERY GROUP INC	WASTE OIL PICKUP	\$30.00	\$30.00
198839	621-7501-551.31-51	INTERSTATE POWER SYSTEMS INC	VEH MAINTENANCE SUPPLY	\$944.05	\$1,030.59
			VEH MAINTENANCE SUPPLY	\$86.54	
198883	621-7501-551.21-07	MASTER HYDRAULICS & MACHINE CO	VEH EQUIPMENT MAINTENANCE	\$1,028.00	\$1,028.00
198894	621-7501-551.21-07	MPC COMMUNICATIONS & LIGHTING INC	VEH EQUIPMENT MAINTENANCE	\$150.00	\$150.00
198897	621-7501-551.31-51	NATL CAP & SET SCREW CO	VEH MAINTENANCE SUPPLY	\$665.20	\$665.20

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
198901	621-7501-551.21-07	NORTHWEST AUTO WASH	CAR WASHES	\$767.75	\$767.75
198928	621-7501-551.21-07	REGIONAL TRUCK EQUIPMENT CO	LIFTGATE	\$3,279.00	\$3,279.00
198943	621-7501-551.31-51	SCRUBBER CITY INC	VEH MAINTENANCE SUPPLY	\$1,338.56	\$1,441.04
			VEH MAINTENANCE SUPPLY	\$102.48	
198945	621-7501-551.21-07	SECRETARY OF STATE	VEH TITLE	\$95.00	\$285.00
			VEH TITLE	\$95.00	
			VEH TITLE	\$95.00	
198948	621-7501-551.31-51	SHERWIN ACE HARDWARE	VEH MAINTENANCE SUPPLY	\$2.92	\$52.90
			VEH MAINTENANCE SUPPLY	\$49.98	
	621-7501-551.31-65		VEH MAINTENANCE SUPPLY	\$8.38	\$15.87
			HARDWARE SUPPLIES	\$17.99	
			HARDWARE SUPPLIES	(\$10.50)	
198955	621-7501-551.31-51	SPRING ALIGN	VEH MAINTENANCE SUPPLY	(\$57.62)	\$188.06
			VEH MAINTENANCE SUPPLY	\$240.48	
			VEH MAINTENANCE SUPPLY	\$5.20	
198958	401-7501-572.50-15	STANDARD EQUIPMENT CO	HYDRO DRIVE TEST KIT	\$2,370.78	\$2,370.78
198963	621-7501-551.21-07	SUBURBAN ACCENTS INC	VEH EQUIPMENT MAINTENANCE	\$25.00	\$160.00
			VEH EQUIPMENT MAINTENANCE	\$135.00	
198980	621-7501-551.31-65	US AUTO FORCE	SUPPLIES	\$99.42	\$107.98
			SUPPLIES	\$8.56	
Total Division:				\$16,293.41	
Total Department:				\$16,293.41	

Check Date: 2016 - 3 - 30

WARRANT REGISTER - GM0002

Date: Wednesday, March 30, 2016
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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 95 Debt Service					
Division: 52					
901126	301-9552-582.60-20	BANK OF NEW YORK MELLON	ADMIN FEE-BOND SERIES 2012	\$428.00	\$428.00
Total Division:				\$428.00	
Total Department:				\$428.00	
TOTAL ALL FUNDS:				\$632,769.76	



Item: Presentation of Award from the Salvation Army

Department: Village Manager's Office

Presentation of Award to the Village of Arlington Heights from the Salvation Army

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:



Item: Mayor & County Recognition Day

Department: Village Manager's Office

Mayor and County Recognition Day for National Service

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description

Mayor & County Recognition Day
Proclamation

Type

Presentation

**Village of Arlington Heights Proclamation
Recognizing
Mayor and County Recognition Day for National Service**

April 5, 2016

WHEREAS, service to others is a hallmark of the American Character, and central to how we meet our challenges; and

WHEREAS, the nation's mayors are increasingly turning to national service and volunteerism as a cost-effective strategy to meet their needs; and

WHEREAS, AmeriCorps and Senior Corps address the most pressing challenges facing our communities, from educating students for the jobs of the 21st century and supporting veterans and military families to providing health services and helping communities recover from natural disasters; and

WHEREAS, national service expands economic opportunity by creating more sustainable, resilient communities and providing education, career skills, and leadership abilities for those who serve; and

WHEREAS, AmeriCorps and Senior Corps participants serve in more than 50,000 locations across the county, bolstering the civic, neighborhood, and faith-based organizations that are so vital to our economic and social well-being; and

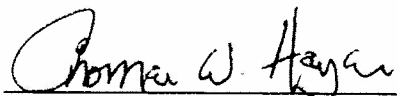
WHEREAS, national service participants increase the impact of the organizations they serve, both through their direct service and by managing millions of additional volunteers; and

WHEREAS, national service represents a unique public-private partnership that invests in community solutions and leverages non-federal resources to strengthen community impact and increase the return on taxpayer dollars; and

WHEREAS, national service participants demonstrate commitment, dedication, and patriotism by making an intensive commitment to service, a commitment that remains with them in their future endeavors; and

WHEREAS, the Corporation for National and Community Service shares a priority with county officials and mayors nationwide to engage citizens, improve lives, and strengthen communities; and is joining with the National League of Cities, National Association of Counties, Cities of Service, and mayors and county officials across the country for the Mayor and County Recognition Day for National Service on April 5, 2016.

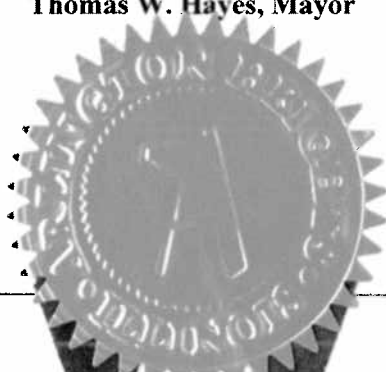
NOW, THEREFORE, I, Thomas W. Hayes, Mayor of Arlington Heights, along with the Arlington Heights Village Board of Trustees, do hereby proclaim April 5, 2016, as **National Service Recognition Day**, and encourage residents to recognize the positive impact of national service in our city, to thank those who serve, and to find ways to give back to their communities.



Thomas W. Hayes, Mayor

Trustee Carol Blackwood
Trustee Joseph Farwell
Trustee Thomas Glasgow
Trustee Robin LaBedz

Trustee Bert Rosenberg
Trustee John Scaletta
Trustee Michael J. Sidor
Trustee Jim Tinaglia



Presented April 4, 2016



Item: Report of the Committee-of-the-Whole Meeting of April 4, 2016

Department: Village Manager's Office

Report of the Committee-of-the-Whole Meeting of April 4, 2016

Vacation Request - Orchard at Chestnut

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:



Item: Pet Shop Operators - puppy mills

Department: Legal

At the July 5, 2015 Village Board meeting, the Board adopted an ordinance opting out of Cook County's "puppy mill" ordinance. At that time, the Board decided to hold off adopting a specific ordinance regulating the sales of dogs and cats until pending litigation involving the validity of Cook County's ordinance was resolved. The federal district court upheld the ordinance but the plaintiffs have appealed. It does not appear that the case will be resolved any time soon.

Attached is an ordinance amending the Municipal Code creating new requirements for Pet Shop Operators. This ordinance requires Pet Shop Operators to have readily available in the store a significant amount of information about all of the dogs and cats they sell, including detailed information about the breeder. As with all business licensees in the Village, non-compliance with the Code provisions can lead to a citation and/or suspension or revocation of the business license.

Recommendation

It is recommended that the Village Board adopt the attached Ordinance Amending Chapter 12 of the Arlington Heights Municipal Code.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
Pet Shop Operators	Ordinance

AN ORDINANCE AMENDING CHAPTER 12
OF THE ARLINGTON HEIGHTS MUNICIPAL CODE

WHEREAS, the Village President and Board of Trustees of the Village of Arlington Heights have the authority to adopt ordinances and to promulgate orders and regulations that pertain to its government and affairs and protect the public health, safety, and welfare of its residents;

WHEREAS, current laws do not properly regulate the sale of commercially bred dogs and cats in the Village;

WHEREAS, the Village Board wishes to encourage the purchase of pets sourced only from responsible breeders that provide the highest level of care, including quality food, clean water, proper shelter, exercise and socialization, and professional veterinary care, and that comply with all applicable laws regulating responsible breeders in the jurisdiction in which they operate;

WHEREAS, on July 1, 2014, Cook County Board of Commissioners passed an amendment to Cook County's Companion Animal and Consumer Protection Ordinance, which applied to all areas within the Village unless the Village governs the sale of dogs and cats by its own ordinance:

WHEREAS, Article XV of Chapter 12 of the Village Code entitled Dealers in Small Animals, contains provisions related to the sale of dogs and cats so, on July 20, 2015, the Village Board adopted Ordinance 15-021, by which the Village, pursuant to Section 10-13(e) of the County Ordinance, opted out of the County Ordinance;

WHEREAS, in order to ensure that the sale of dogs and cats at pet shops is done in such a manner as to make sure the purchaser is aware of the type of breeding facility from which the dog or cat came, the Village Board now wishes to adopt new regulations governing pet shops,

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF ARLINGTON HEIGHTS:

SECTION ONE: That Article XV of Chapter 12, Dealers in Small Animals, of the Arlington Heights Municipal Code, is hereby deleted in its entirety and replaced with the following new Article XV, Pet Shop Operators:

Article XV Pet Shop Operators

Section 12-1501 License Required. No person shall engage in the business of a Pet Shop Operator without first having obtained a business license. An application for a Pet Shop Operator's license shall be made in conformity with this Article and the applicable general requirements of this Code relating to applications for business licenses.

Section 12-1502 Definition. Pet Shop Operator, when used in this Article, shall mean any person who sells, offers to sell, exchange, or offers for adoption with or without charge or donation dogs, cats, birds, fish, reptiles, or other animals customarily obtained as pets in the Village. This does not include those individuals who sell only those animals that they have produced and raised nor veterinary hospitals or clinics operated by veterinarians licensed by the State of Illinois.

Section 12-1503 Application. An application for a Pet Shop Operator's license shall be made in conformity with the general requirements of this Code relating to applications for licenses. As

part of the application, the applicant shall provide a copy of their current Pet Shop Operator's license issued by the Illinois Department of Agriculture.

Section 12-1504 Fee. The annual fee for Pet Shop Operator's license shall be as set forth in the applicable provision of this Code setting forth business license fees.

Section 12-1505 Operation. Every Pet Shop Operator shall operate the business in full compliance with this Article, as well as all State and Federal laws relating to animal health, sanitation, disease prevention, as now or hereafter amended. All licensed premises shall be kept free and clear of decaying food and filth of any kind and shall be maintained in a sanitary condition at all times.

No person may sell, offer for sale, barter or give away as a pet or a novelty, any rabbit or fowl which has been dyed, colored or otherwise treated to impart an artificial color thereto. Baby chicks or ducklings shall not be sold, offered for sale, bartered or given away as pets or novelties.

Section 12-1506 Disclosures Required. Every Pet Shop Operator is required to post the information set forth below on a Disclosure Statement for each dog and cat for sale in a location where they are easily accessible, without request, by the public. If it will not be detrimental to the dog or cat, the Disclosure Statement shall be placed on the animal's cage. If it is not in the best interests of the animal to place the Disclosure Statement on an animal's cage, there shall be a notice on the cage telling the customer where in the Pet Shop the Disclosure Statements can be found.

At the time of sale, the Disclosure Statement shall be provided by the Pet Shop Operator to the customer in writing, with a statement that the information in the Disclosure Statement has been determined by the Pet Shop Operator, in good faith, to be accurate. Both the Pet Shop Operator and the customer shall sign the Disclosure Statement at the time of sale.

The Disclosure Statement shall include contact information for the Village's Building Department for Code Enforcement purposes. The Pet Shop Operator shall retain the original signed Disclosure Statement for a period of not less than two years from the date of sale. The signed Disclosure Statements shall be made available for inspection by any Village employee authorized to make such inspections.

The Disclosure Statement shall include, at a minimum, all of the following information:

- a. The breed, approximate age, sex and color of the animal;
- b. The date and description of any inoculation or medical treatment the animal has received while in the care of the Pet Shop Operator;
- c. The breeder's business name(s), mailing address, breeding location address if different from the mailing address, as well as any other name and business address used by the breeder for breeding purposes;
- d. If the breeder is licensed by the United States Department of Agriculture, the current license number, as well as any other license numbers held within the last five years;

- e. A link to the USDA website so consumers can conduct their own due diligence on breeders;
- f. Whether the breeder is a “hobby breeder”, meaning the breeder has less than five female dogs or cats, as applicable;
- g. The average animal population for the prior six months by the breeder. This disclosure shall be updated every six months and may be disclosed by category ranges for each type of animal, dog or cat, as applicable: 0-25, 26-50, 51-75, and over 75;
- h. The average number of female dogs or cats, as applicable, capable of reproduction for the prior calendar six months by the breeder. This disclosure may be disclosed by category ranges for each type of animal, dog or cat, as applicable: 1-5, 6-25, 26-50, 51-75, and over 75;
- i. The lineage (sire and dam) of the dog or cat;
- j. The address of the location where the dog or cat was born, as well as the location(s) where the dog or cat was housed after birth if different from the breeder’s address as listed in d. above; and
- k. Any transfers of ownership of the dog or cat prior to its sale by a Village Pet Shop Operator and, if the dog or cat was returned to the Pet Shop Operator by a customer, the date the dog or cat was returned and the reason for the return.

SECTION TWO: The provisions of this Ordinance are severable, and the invalidity of any phrase, clause or part of this Ordinance shall not affect the validity or effectiveness of the remainder of this Ordinance.

SECTION THREE: All ordinances or parts of ordinances in conflict with the provisions of this Ordinance are hereby repealed.

SECTION FOUR: This Ordinance shall be in full force and effect from and after its passage and approval and publication in pamphlet form, in the manner provided by law.

AYES:

NAYS:

PASSED AND APPROVED this ____ day of _____ 2016.

Village President

ATTEST:

Village Clerk



Item: Hydraulic Ambulance Cot

Department: Fire

BACKGROUND

The Fire Department typically responds to nearly 7000 emergency medical incidents each year. The majority of calls expose personnel to some form of spinal and joint stress ("loading") due to activities such as lifting, lowering, carrying, and loading a patient and cot into an ambulance. Often these activities necessarily involve awkward lifting postures and hazardous conditions. While safer lifting policies have been introduced, emergency medical service (EMS) personnel still lift weights which other healthcare workers can avoid. Operating in this demanding environment over an extended period of time can lead to cumulative trauma injuries to personnel. The Village has experienced an increase in these types of injuries and, after careful analysis, has determined that a major component of an overall solution is the adoption of powered cots and lifting systems in Fire Department EMS operations. The Fire Department has budgeted for a powered ambulance cot and loading system, and identified a system that meets its operational requirements.

The proposed system is manufactured by Stryker EMS, an established global provider of patient transport products, and is comprised of two components. The first, which is quickly becoming a standard for many departments, is a power lift cot (stretcher). The proposed model, the Stryker Power-PRO XT, uses a hydraulic system to lift the cot through its full range of heights, from its lowest position, typically used for transferring patients to the gurney, to a raised position that is used to move and load the patient into the ambulance. Many surrounding communities, as well as private providers, have used this model for years and found it to be reliable and beneficial.

The second component, a power loading cot fastening system known as Power-LOAD, lifts and supports the occupied cot throughout the process of loading and unloading the ambulance. The reduction in spinal load helps prevent cumulative trauma injuries to personnel. This system is capable of handling a patient weighing up to 700 pounds with only minimal effort by a crew member. Additionally, the system features an easy-to-use manual back-up system, allowing complete operation in the event of power loss, and meets dynamic crash standards that are likely to be adopted in Illinois.

Power lift cots are available from two manufacturers – Ferno-Washington Inc.

and Stryker EMS. The manufacturers compete directly; their products are high quality and priced on par with one another's. Stryker EMS is the sole manufacturer of a power loading cot fastener system. The system is exclusively compatible with Stryker EMS patient cots. This fundamental design constraint formed the basis for issuing a request for bids for the combined Stryker EMS system.

Bids for a Stryker Power-PRO XT and Power-LOAD were duly advertised and publicly opened on the date indicated.

<u>BIDDER</u>	<u>TOTAL PRICE</u>
Moore Medical	\$22,701.04
Stryker EMS	\$47,838.22
Foster Coach, Inc.	\$50,535.00

The bid from Moore Medical was incomplete. Moore did not bid on all the components of the hydraulic cot. Stryker EMS submitted the lowest bid, but they substantively modified several of the required documents in an unacceptable manner. Foster Coach's bid met all of the specifications, has been a responsible vendor in the past, and has provided excellent products and services.

RECOMMENDATION

It is recommended that the Village Board reject the bids from Moore Medical and Stryker EMS as being incomplete, not responsive, and not being in the best interest of the Village and authorize the purchase of a Stryker Power-PRO XT Hydraulic Ambulance Cot and Power-LOAD cot fastener system to Foster Coach, Inc. of Sterling, Illinois for \$50,535. The vendor has been determined to be responsible and meets specifications.

Bid Section

Item:	Stryker Power-PRO XT Hydraulic Ambulance Cot and Power-LOAD system
Bid Opening Date:	February 25, 2016
Account Numbers:	401-3501-572.50-15 EQ-95-02
Total Budget for Specific Item:	\$55,500
Bid Amount:	\$50,535



Item: Computer Replacement Program

Department: Village Manager/IT

The current 2016 budget for the I.T. Equipment Replacement Program provides for the annual replacement of Village computer equipment. The I.T. Division has selected Dell Computers for standardizing desktop PC's, which makes the installation process uniform and cuts repair costs and replacement parts. Bids were duly advertised and publicly opened on the February 23, 2016.

The bids came in a little higher than Staff had hoped. Accordingly, Staff is in favor of rejecting all three bids since we believe we can get better pricing on the computers.

RECOMMENDATION

It is recommended that the Village Board reject all bids for the purchase of 63 Dell Computers.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:



Item: Municipal Buildings Floor Maintenance Contract

Department: Public Works

BACKGROUND

Currently, the Village utilizes two contracts to handle the custodial needs of the municipal buildings. In an effort to improve the overall quality of the service and appearance of the buildings, staff has removed monthly and annual floor care from the usual Scope of Services and proposed two separate Request for Proposals for the custodial services of the municipal buildings. The Village will now manage three contracts to cover all of the municipal buildings custodial services. Floor maintenance covers the monthly buffing and annual waxing of vinyl floors and annual carpet cleaning at all municipal buildings.

In February 2016, bid specifications were prepared and publicly advertised. Ten contractors attended a mandatory pre-bid meeting and the following three contractors submitted bids at the February 24th bid opening:

FLOOR MAINTENANCE BID

<u>Contractor</u>	<u>Monthly</u>	<u>Bi-Annual</u>	<u>Total</u>
Best Quality Franklin Park, IL	\$1,000	\$18,675	\$30,675
Alpha Building Maintenance Homer Glen, IL	\$2,675	\$15,750	\$47,850
Eco Clean Elmhurst, IL	\$2,748	\$23,990	\$56,966

The apparent lowest bidder, Best Quality was determined to not be responsible. Staff contacted their references and they were not favorable. In addition, Staff has had poor past experiences with the company.

Alpha Maintenance was determined to be the lowest responsible bidder. Staff reviewed their bid and determined it met all requirements. Staff checked references and were found to be acceptable.

RECOMMENDATION

It is recommended that the Village Board reject the low bid of Best Quality for the reasons set forth above and award a three-year contract to Alpha Building Maintenance for Municipal Buildings Floor Maintenance in an annual amount not-to-exceed \$47,850 and authorize Staff to execute the necessary documents.

Bid Section

Item:	Municipal Buildings Floor Maintenance Contract
Bid Opening Date:	February 24, 2016
Account Numbers:	101-7101-531.21-11
Total Budget for Specific Item:	\$237,000
Bid Amount:	\$47,850 annual amount



Item: Municipal Buildings Custodial Services - Group A

Department: Public Works

BACKGROUND

Currently, the Village utilizes two contracts to handle the custodial needs of the municipal buildings. In an effort to improve the overall quality of the service and the appearance in the buildings, staff has removed monthly and annual floor care from the usual custodial services and proposed two separate Request for Proposals for the custodial services of the municipal buildings. The Village will now utilize three contracts for municipal buildings custodial services. "Group A" covers the cleaning needs of Village Hall, Police Department, and the Senior Center.

In March 2016, bid specifications were prepared and sent to several qualified area contractors. Four contractors attended the mandatory pre-bid meeting and two contractors responded with the following proposals:

GROUP A BID

			Special Annual
<u>Total</u>		<u>Monthly</u>	
<u>Contractor</u>			
<u>Cost</u>	<u>Cleaning Cost</u>	<u>Annual Cost</u>	
Crystal Maintenance Services		\$ 9,745	\$ 3,250
\$120,190			
Mt. Prospect, IL			
Complete Cleaning		\$ 12,565	\$ 6,160
\$156,940			
Wood Dale, IL			

The cleaning contract covers services after hours at Village Hall and the Senior Center five days a week, and seven days a week for the Police Center.

Staff has reviewed the submittal proposals, and has checked the submitted municipal references for Crystal Maintenance Services. All references were favorable and the proposal fully meets the required specifications.

RECOMMENDATION

It is recommended that the Village Board award a three year contract to Crystal Maintenance Services, Inc. of Mount Prospect, Illinois, for the lowest responsible proposal for Municipal Buildings Custodial Services - Group A, in an annual amount not-to-exceed \$120,190 and authorize Staff to execute the necessary documents.

Bid Section

Item:	Municipal Building Custodial Services - Group A
Bid Opening Date:	March 3, 2016
Account Numbers:	101-7101-531.21-11
Total Budget for Specific Item:	\$237,000 (for all buildings)
Bid Amount:	\$120,190 annual amount



Item: Municipal Buildings Custodial Services - Group B

Department: Public Works

BACKGROUND

Currently, the Village utilizes two contracts to handle the custodian needs of the municipal buildings. In an effort to improve the overall quality of the service and appearance of the buildings, Staff has removed monthly and annual floor care from the usual Scope of Services and proposed two separate Requests for Proposals for the custodial services of the municipal buildings. The Village will now manage three contracts to cover all of the municipal buildings custodial services. "Group B" covers the cleaning needs of the Public Works Administration Building, Fire Department Headquarters, two Train Stations, and the Historical Offices.

In March 2016, bid specifications were prepared and sent to several qualified are contractors. Five contractors attended the mandatory pre-bid meeting and two contractors responded with the following proposals:

GROUP B BID

<u>Contractor Cost</u>	<u>Monthly Cost</u>	<u>Special Annual Cleaning Cost</u>	<u>Total Annual</u>
Complete Cleaning Wood Dale, IL	\$ 4,438	\$ 3,060	\$56,316
Crystal Maintenance Service Mt. Prospect, IL	\$ 4,655	\$1,250	\$57,110

The cleaning contract covers services after hours for Public Works Administration Building and the Fire Department Headquarters five days a week, and three days a week for the Historical offices. Due to the high use of the train stations, twice-a-day services for five days a week is needed.

Staff has reviewed the proposal from Complete Cleaning and has checked the submitted municipal references. All references were favorable and the proposal fully meets the required specifications.

RECOMMENDATION

It is recommended that the Village Board award a three-year contract for Municipal Custodial Services - Group B to Complete Cleaning of Wood Dale, Illinois, in an amount not-to-exceed \$56,316 and authorize Staff to execute the necessary documents.

Bid Section

Item:	Municipal Buildings Custodial Services - Group B
Bid Opening Date:	March 3, 2016
Account Numbers:	101-7101-531.21-11
Total Budget for Specific Item:	\$237,000
Bid Amount:	\$56,316



Item: Weed Control Contract

Department: Public Works

BACKGROUND

The FY16 Operating Budget includes \$28,000 for contractual weed control. On March 9, 2016, a public bid was held, and one bid was opened and read aloud. The following bid was received:

<u>BIDDER</u>	<u>YEARS 1-3</u>	<u>%</u>
<u>INCREASE</u>		
Sandy's Lawn, Palatine, IL	\$20,266	0

The bid is for three annual Broadleaf applications and two annual Round-Up applications over the Village's 102 acres of maintained turf. The bid also offers a unit price for additional applications of :

\$.0266 / LF	Round Up for hardscape surfaces
\$.02 /SF	Broadleaf

The Village intends on using the additional funds available in the account for additional applications as needed.

Sandy's Lawn has successfully provided the Village with weed control for the past three years, and Staff has been satisfied with their performance. The bidder has been determined responsible and the bid meets specifications.

RECOMMENDATION

It is recommended that the Village Board award the Weed Control Contract to the lowest bidder, Sandy's Lawn of Palatine, Illinois in an amount not-to-exceed \$28,000 and authorize Staff to execute the necessary documents for a three year contract.

Bid Section

Item:	Weed Control Contract
Bid Opening Date:	March 9, 2016

Account Numbers:	101-7101-531.21-15
Total Budget for Specific Item:	\$28,000
Bid Amount:	\$20,266



Item: Irrigation System Maintenance Contract

Department: Public Works

BACKGROUND

The FY16 Public Works Operating Budget allocates \$28,300 for the repair and preventative maintenance of the landscape irrigation systems and fountains for various Village buildings and landscaping beds.

A public bid was held on March 9, 2016, and three bids were opened and read aloud. The following bids were received for preventative maintenance of the sprinkler systems:

<u>BIDDER</u>		<u>YEAR 1</u>	<u>YEAR 2</u>
<u>YEAR 3</u>			
TGF Enterprises, Inc.	Libertyville, IL		
\$8,621.00	\$8,621.00	\$8,621.00	
Naturescape Design Cary, IL	\$15,755.00	\$16,070.10	
\$16,391.50			
Autumn Landscaping Schaumburg, IL	\$47,857.00	\$47,875.00	
\$47,875.00			

The contract is for three years. The lowest responsible bidder is TGF Enterprises, Inc. of Libertyville, IL in an annual amount not-to-exceed \$8,621 and a \$95/hour expense for repairs. Forestry Unit staff have checked TGF Enterprises references and received favorable responses. The bidder has been determined to be responsible and the bid meets specifications. Staff plans on utilizing the remaining budget for repairs to the sprinkler systems.

RECOMMENDATION

It is recommended that the Village Board award a three-year Irrigation System Maintenance Service Contract to TGF Enterprises, Inc. of Libertyville, Illinois in an annual amount not-to-exceed budget of \$28,300, and to authorize the execution of the necessary documents.

Item:	Irrigation System Maintenance Contract
Bid Opening Date:	March 9, 2016
Account Numbers:	101-7101-531.21-02
Total Budget for Specific Item:	\$28,300
Bid Amount:	\$8,621 annual cost



Item: Well #16 Water Tank Painting

Department: Public Works

BACKGROUND

The approved FY16 budget includes \$868,200 for painting the west 6,000,000 gallon water tank at Well #16 which is located at the Wilke-Kirchhoff Detention Basin. The painting project includes the abrasive blast to metal of the interior as well as the fabrication of a platform on the roof. The interior of this water tank was last painted in 1992. New coatings can be expected to last up to 25 years and help extend the life of the tank.

Specifications and plans were prepared, advertised and distributed to national industrial painting firms. On March 21st, the following eight bids were opened and publicly read aloud:

<u>Company</u>	<u>Bid</u>
Tecorp Inc., Joliet, IL	
\$812,400	
Jetco Ltd, Lake Zurich, IL	
\$838,315	
AM Coat Painting, Homer Glen, IL	\$876,250
Seven Brothers, Shelby Township, MI	\$879,500
Horizon Bros. Painting, Howell, MI	\$886,180
Maxcor Inc., New Lenox, IL	
\$941,700	
LC United Painting, Sterling Heights, MI	\$961,000
GC Zarnas, Bethlehem, PA	\$1,230,623

The lowest responsive bidder, Tecorp of Joliet, Illinois, has satisfactorily performed work for the Village in the past. Dixon Engineering (Tank Painting Consultant) has reviewed all documents and recommends awarding the bid to Tecorp. Tecorp's bid is \$55,800 under budget. The bidder has been determined to be responsible and the bid meets specifications.

RECOMMENDATION

It is recommended, that the Village Board award the bid for Well #16 West Water Tank Interior Painting to Tecorp, of Joliet, IL, for their not-to-exceed price of \$812,400.

Bid Section

Item: Well #16 Water Tank Painting

Bid Opening Date:	March 21, 2016
Account Numbers:	505-9001-571-50.25 (WA-11-01)
Total Budget for Specific Item:	\$868,200
Bid Amount:	\$812,400



Item: Water Main Replacement

Department: Public Works

BACKGROUND

The approved FY16 – FY20 Capital Improvement Program (CIP) includes \$1,000,000 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. This year's project includes the replacement of water main on Pine Tree from Palatine to Valley Lane, as well as Valley Lane west of Pine Tree to Arlington Heights Road and Circle Hill.

The 2016 Water System Improvements specified Pine Tree and Valley Lane as the base bid with Circle Hill and Knob Hill broken into two parts. The Village often creates bidding documents with base and alternate options to leverage all possible funds for watermain replacement. In this case, funds were not available to perform replacement of Knob Hill.

Bids were duly advertised and publicly opened on March 23, 2016. Performance Construction submitted the lowest bid. The Village's design engineer, McClure Engineering, recommends that Performance Construction be awarded the contract for the 2016 Water System Improvements. Staff checked references for Performance Construction and found them to be favorable. Therefore, Staff concurs with McClure's recommendation and recommends the bid be awarded to Performance Construction. Their bid is \$131,120 under the budgeted amount. The bidder has been determined to be responsible and the bid meets specifications.

Bidder	Total
Performance Construction, Yorkville, IL	\$868,880.00
Gerardi Sewer, Norridge, IL	\$899,977.50
Lampignano & Sons, Arlington Heights, IL	\$971,560.00
John Neri Construction, Addison, IL	\$972,882.50
Patnick Construction, Franklin Park, IL	\$995,505.00
Copenhaver Construction, Gilberts, IL	\$1,007,070.00
City Construction, Chicago, IL	\$1,012,420.65
Vian Construction, Elk Grove, IL	\$1,144,281.00
R.A. Mancini Inc., Lakmoor, IL	\$1,183,175.00
J. Congdon Sewer Service, Carol Stream, IL	\$1,185,305.00

RECOMMENDATION

It is recommended that the Village Board award a contract for the 2016 Water

System Improvements to the low responsible bidder, Performance Construction of Yorkville, Illinois, in the amount of \$868,880 and authorize execution of the necessary documents.

Bid Section

Item:	2016 Water System Improvements
Bid Opening Date:	March 23, 2016
Account Numbers:	505-9001-571-50.25 (WA 90-01)
Total Budget for Specific Item:	\$1,000,000
Bid Amount:	\$868,880



Item: Vehicle Lifts - Joint Purchase

Department: Public Works

BACKGROUND

The FY16 Capital Budget includes \$35,000 for the purchase of four portable vehicle lifts used by the Fleet Services Unit of Public Works. These lifts are used to elevate trucks and equipment off the ground in order to allow for maintenance and repair services. Two lifts per axle are required and a minimum of four per truck, depending on the weight. The current lifts are 20 years old and will be rotated into a backup role for working on large Fire Equipment.

National Joint Powers Alliance (NJPA) is a joint purchasing cooperative that is similar to the Northwest Municipal Conference, and offers a bidding service to local agencies. Stertil-Koni won the public bid for mobile lifts. The total price for the four mobile lifts with accessories is \$37,826. Although, this price exceeds the budget line item of \$35,000, the Capital Expense Budget for Fleet can accommodate the overage. Staff currently has Stertil-Koni Lifts and is satisfied with their performance.

RECOMMENDATION

It is recommended that the Village Board award the bid to Stertil-Koni of Stevensville, Maryland in the amount of \$37,286 for the purchase of four vehicle lifts with accessories, and authorize Staff to execute the necessary contracts.

Bid Section

Item:	Vehicle Lifts - Joint Purchase
Bid Opening Date:	National Joint Powers Alliance - Joint Purchase
Account Numbers:	401-7501-572.50-15 (EQ-97-01)
Total Budget for Specific Item:	\$35,000
Bid Amount:	\$37,826



Item: Parking Garages - Structural Maintenance & Repairs

Department: Public Works

BACKGROUND

The FY16 Capital Budget includes \$530,000 for the Parking Structure Maintenance & Repair Program. The Village has four parking structures to serve the needs of the community. In 2013, the Village inspected all of the parking structures and developed a multi-year program to perform necessary repairs to extend the life of the structures. The Village is currently in the second year of a four-year program which includes repairing the identified deficiencies to the North Garage located at Eastman and Evergreen. The repairs included general structural concrete repair, restriping, and sealant replacement.

On March 29th, a public bid opening was held and five bids were opened and read aloud. The following bids were received:

<u>BIDDER</u>	<u>TOTAL BID</u>
J. Gill & Company South Holland, IL	\$345,337
JLJ Contracting, Inc. Broadview, IL	\$401,080
Bulley & Andrews Concrete Restoration Chicago, IL	\$402,493
Western Specialty Contractors Chicago, IL	\$432,909
National Restoration Systems Rolling Meadows, IL	\$527,400

J. Gill & Company of South Holland, IL was the lowest responsible bidder. Their bid was 16% lower than the second lowest bidder and 52.7% lower than the highest bidder. The engineer's estimate was \$487,400.

The Village's consultant, Walker Restoration has checked the bids and have stated that J. Gill & Company complies with the bidding requirements and recommend award. The Village has had past experience with J. Gill & Company, and recommend bid approval and award.

The staging of the rehabilitation project is designed to minimize the disruption to our parking customers. Unfortunately, there are limitations to our ability, as the work on every floor eliminates parking immediately beneath the construction area as well. The contract documents have specific requirements to phasing, and do not allow construction during Frontier Days, as the garage is heavily used

during the 4th of July Holiday.

Staff is working with the Village's Parking Committee on how to best disseminate the information to our parking customers. Construction is expected to start at the end of April.

RECOMMENDATION

It is recommended that the Village Board award a contract to the lowest responsible bidder, J. Gill & Company of Holland, Illinois in the amount not-to-exceed \$345,337.

Bid Section

Item:	Parking Garages - Structural Maintenance & Repair
Bid Opening Date:	March 29, 2016
Account Numbers:	235-7101-571.50-25 (BL 0006)
Total Budget for Specific Item:	\$530,000
Bid Amount:	\$345,337



Item: Pavement Crack Sealing Program

Department: Public Works

BACKGROUND

Crack Sealing is one of the most cost effective roadway maintenance activities. The purpose of crack sealing is to prevent water from penetrating through existing cracks into the base of the roadway. The Public Works Department annually budgets for this contractual work in order to extend the useful life of the Village's asphalt streets.

This year, the Village of Arlington Heights led the crack sealing bid for the Municipal Partnering Initiative (MPI). MPI is a collaboration of more than 18 local municipalities that jointly bid out maintenance contracts to benefit from economies of scale. In addition to Arlington Heights, Evanston, Glenview, Mount Prospect, Niles, Northfield, Rolling Meadows, Skokie, and Wilmette all contributed budgeted projects for crack sealing for a total contract value of \$498,114. Bids were advertised and publicly opened by the Village on behalf of the MPI on March 16, 2016.

BIDDER

Patriot Pavement	\$1.17/lb
Denler Inc.	\$1.25/lb
Behm Pavement	\$1.27/lb
SKC Construction	\$1.31/lb

Patriot Pavement's pricing is a 6.4% decrease from the previous year's contractual unit pricing and will remain fixed for the first two years at \$1.17/lb and will increase to \$1.19/lb for the third and final year of the contract. Public Works Staff has checked Patriot Pavement's references and found them acceptable. Patriot Pavement has successfully completed numerous crack sealing contracts with other area Municipalities.

RECOMMENDATION

It is recommended that the Village Board award the bid for crack sealing to the lowest responsible bidder, Patriot Pavement of Des Plaines, Illinois and approve a three year contract for crack sealing that is not to exceed an annual amount of \$125,000.

Bid Section

Item: Capital Projects | Pavement Crack Sealing Program
Bid Opening Date: March 16, 2016

Account Numbers: 401-7101-571.50-40 (ST9201)

Total Budget for Specific
Item: \$125,000

Bid Amount: \$1.17/lb for the first and second year; \$1.19/lb for the
third year



Item: Cured-In-Place Sewer Lining Contract

Department: Public Works

The Municipal Partnering Initiative (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 March 15, 2016.

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. The Village has been rehabilitating sanitary sewers through CIPP lining for four years. 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, Mount Prospect and Arlington Heights. The total bid price for all municipalities is listed below for the 2016 MPI Lining contract:

BIDDER

TOTAL

Hoerr Construction, Peoria, IL

\$1,234,203.80

Visu-Sewer, Bridgeview, IL.

\$1,285,740.10

Sak Construction, O'Fallon, Mo.

\$1,288,901.75

Insituform Technologies, Chesterfield, Mo.

\$1,320,464.40

Michels Corporation, Brownsville, WI.

\$1,422,605.00

The Village successfully worked with the low bidder, Hoerr Construction, for the 2015 CIP Sewer Lining Program. The bidder has been determined to be responsible and the bid meets specifications.

RECOMMENDATION

It is recommended that the Village Board accept the bid received by the Municipal Partnering Initiative from the low responsible bidder, Hoerr Construction of Peoria, Illinois, for the CIPP Sewer Lining Program for the not-to-exceed amount of \$325,000 for our portion and further authorize execution of a contract regarding this engagement.

Bid Section

Item:	2016 Cured-In-Place Sewer Lining Contract
Bid Opening Date:	March 15, 2016
Account Numbers:	505-9001-571.50-25 (SW-90-01)
Total Budget for Specific Item:	\$325,000.00
Bid Amount:	\$325,000.00



Item: Concrete Repairs

Department: Public Works

BACKGROUND

The Public Works Department would like to participate in the Municipal Partnering Initiative (MPI) group bid for Concrete Repairs. The MPI is a group of 16 Chicagoland suburban municipalities who have been working together on group bids since the fall of 2010. This combined group bid effort reduces unit prices through increased quantities. The approved FY16 Budget includes \$339,800 for street repairs from two Public Works accounts.

Bids for the Concrete Flatwork were duly advertised and publicly opened by the Village of Glenview on behalf of the MPI on March 24, 2016. This MPI bid was jointly collected for the municipalities of Mount Prospect, Rolling Meadows, Glenview, Northfield, and Arlington Heights. The contract is for one year with the option to extend with a nominal increase for two separate one year extensions. The total bid price for all municipalities is listed below:

Bidder	Total
Schroeder & Schroeder, Skokie	\$ 837,282.40
Mondi Construction, West Chicago	\$ 867,022.17
M & J Asphalt Paving Co., Cicero	\$1,051,455.50
Globe Construction, Addison	\$1,100,699.54
D'Land Construction, Bensenville	\$1,135,073.00

The contract for Concrete Repairs generally includes unit prices for removal and replacement of concrete related to street, driveway apron, sidewalk, curb, and catch basin concrete work. Unit prices are also included for traffic control and tree grate installation. While the total costs are dependent on the actual quantities used, Public Works expenditures will not exceed the total budgeted amount of \$339,800.

The bidder has been determined to be responsible and the bid meets specifications.

RECOMMENDATION

It is recommended that the Village Board accept the competitive bid received by the Municipal Partnering Initiative from the lowest responsible bidder, Schroeder & Schroeder of Skokie, and authorize execution of a contract issued by MPI to Schroeder & Schroeder for the 2016 Concrete Flatwork for the not-to-exceed amount of \$339,800 for the Village's portion of work.

Bid Section

Item:	Concrete Repairs
Bid Opening Date:	March 24, 2016
Account Numbers:	\$176,700/101-7101-531.21-15 and \$163,100/505-7201-561.21-30
Total Budget for Specific Item:	\$339,800
Bid Amount:	\$339,800



Item: Ordinance - Code Amendments - Chapter 30

Department: Planning/Legal

An Ordinance Amending Chapter 30 of the Arlington Heights Municipal Code
(Sign Regulations)

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description

Code Amendment - Chapter 30

Type

Ordinance

AN ORDINANCE AMENDING CHAPTER 30
OF THE ARLINGTON HEIGHTS MUNICIPAL CODE

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

SECTION ONE: That Chapter 30, Signs, of the Arlington Heights Municipal Code, is amended as follows (language being deleted is stricken and language being added is highlighted):

a. That the following section, Section 30-100, Intent and Purpose, is hereby added to Article I, General Provisions:

Section 30-100 Intent and Purpose.

- a. The purpose of this Chapter is to create the framework for a comprehensive balanced system of signage, to promote communication between people and their environment and to avoid the usual clutter that is potentially harmful to traffic and pedestrian safety, property values, business opportunities, and the community appearance. This Chapter is adopted for the following purposes:
1. to preserve, protect and promote public health, safety and welfare;
 2. to preserve the value of private property by assuring the compatibility of signs with surrounding land uses;
 3. to enhance the physical appearance of the Village by preserving the scenic and natural beauty of the area while recognizing evolving trends in graphic design and technology in signage;
 4. to enhance the overall improvement of major thoroughfares and intersections through well designed signage;
 5. to enhance the Village's economy, business and industry by promoting the reasonable, orderly and effective display of signs, and encouraging better communication between an activity and the public it seeks with its message;
 6. to create an equitable, consistent and fairly applied set of standards to all businesses and establishments;
 7. to protect the general public from damage and injury, which may be caused by the faulty and uncontrolled construction and use of signs within the Village;
 8. to protect pedestrians and motorists within the Village from injury caused by distractions, obstructions and hazards created by certain

signs;

9. to protect the public investment in streets and highways by reducing distraction which may increase the number and severity of traffic accidents;
10. to encourage sound practices and lessen the objectionable effects of competition with respect to size and placement of signs;
11. to authorize the use of signs which specifically:
 - a. are compatible with their surroundings;
 - b. are appropriate for the activity of displaying the sign;
 - c. express the identity of individual activities and the community as a whole;
 - d. are legible in the circumstances in which they are seen.

b. That Section 30-101, Definitions, in Article I General Provisions, is hereby amended by adding the following new definitions with the subsequent definitions being renumbered accordingly and amending an existing definition:

Section 30-101 Definitions.

- a. Unless otherwise expressly stated the following words or terms shall, for the purposes of this Chapter, have the meanings set forth in this Section.

11. Drive-through Clearance Bar. A stand-alone structure that alerts a vehicle operator of any height restrictions they may encounter on the site.
12. Drive-through Digital Order Screen. A sign associated with a drive-through restaurant that uses electronic means such as combinations of LEDs, fiber optics, light bulbs or other illumination devices to display order information for the customer and/or person to person ordering.
13. Drive-through Menu Board. A sign display associated with a restaurant drive-through, either located on a wall or as a ground sign, which displays the varieties of food and drink available to the customer at that restaurant location only.
14. Drive-through Pre-Sell Menu Board. Generally, a smaller version of the drive-through menu board which is located in proximity to but in advance of the drive-through menu board and displays the food and drink options available to the customer at that restaurant

location only.

226. Manual Change Bulletin Board. A portion of a ground sign or wall sign used to advertise a sale, event or a product utilizing manual change copy text affixed to a background or manual change printed sign panels.

c. That Subsections b., h. and i. in Section 30-203, Residential (R) Districts Signage Provisions, in Article II, Zoning Districts, are hereby amended as follows,:

Section 30-203 Residential (R) Districts Signage Provisions. Only the following signs are permitted in Residential Districts. All requirements and restrictions outlined in this Section pertain only to those properties zoned Residential.

~~b. Manual change bulletin boards, not over 12 square feet in area for public, charitable, educational or religious institutions when located on the premises of said institutions. Any sign more than 12 square feet in area must be reviewed by the Design Commission and approved by the Village Board of Trustees. The application for such approval must comply with the notification requirements for sign variations.~~

~~h.b.~~ Ground signs accessory to a permitted non-residential use, provided that the height of such sign shall not exceed six feet and the surface area of such sign shall not exceed 25 square feet. Signs located on a roadway with a speed limit of 40 miles per hour or greater may be up to 48 square feet in area. Proposed signs, which are greater than 12 square feet, must comply with the notification requirements of this Section. A manual change bulletin board may be incorporated as part of the ground sign, but the bulletin board may not exceed 75% of the permitted sign size or 30 square feet, whichever is less. The area of the manual change bulletin board shall not increase the overall permitted sign size. All signs must be designed to be compatible with the architectural style of the development. Refer to Article III of this Chapter for additional requirements for ground signs.

~~i.h.~~ Temporary Signs for real estate, construction, or subdivisions, when installed in accordance with Article VI of this Chapter.

d. That the following section, Section 30-208, Drive-through Restaurant Signage, is hereby added to Article II, Zoning Districts:

Section 30-208 Drive-through Restaurant Signage.

a. General Provisions.

1. Dimensions. No drive-through sign shall exceed seven feet in overall height.

2. Message. Drive-through signs may only feature products sold on the premises.
 3. Advertising. No additional advertising or attachments shall be permitted on the digital order screen, drive-through menu boards and pre-sell menu boards, speaker bollard, canopies, clearance bar or exterior of the structure.
 4. Location.
 - a. All drive-through signage may only be located along approved and operating drive-through lanes.
 - b. Speaker bollards, menu boards, pre-sell menu boards and digital order screens shall be located 15 feet minimum from any residential property line.
 - c. Drive-through menu boards, pre-sell menu boards and digital order screens, shall be located in the side or rear yards, away from the primary street frontage.
 - d. Drive-through menu boards, pre-sell menu boards and digital order screens shall not be oriented towards the public right-of-way.
 - e. All directional signage located within the drive-through facility shall comply with Chapter 30, Article III, Section 30-302b.
 5. Illumination. Signs may be internally or externally lit but the light shall be contained to the drive-through lane only, and in accordance with Sections 30-117 and 30-118 of this Code.
 6. Landscaping. All free standing signs shall be located within a landscaped area, separated from and protected from vehicular circulation or parking areas.
- b. Drive-through Menu Boards.
1. Number. One drive-through menu board is allowed per drive-through lane.
 2. Dimensions. Drive-through menu boards shall not exceed 49 square feet in size.
 3. Digital Order Screens. Drive-through menu boards may include a digital order screen that complies with the regulations outlined in Section 30-208d of this Code.

- c. Drive-through Pre-sell Menu Boards.
 - 1. Number. One drive-through pre-sell menu board is allowed per drive-through lane.
 - 2. Dimensions. Drive-through pre-sell menu boards shall not exceed 24 square feet in size.
 - 3. Location. Drive-through pre-sell menu boards should be located in close proximity to the drive-through menu board.
- d. Drive-through Digital Order Screens.
 - 1. Number. One digital order screen display is allowed per drive-through lane.
 - 2. Dimensions. Digital Order screens shall not exceed two square feet in size.
 - 3. Display. When not engaged, the digital order screen shall have a non-glare, unobtrusive static display.
- e. Other allowed drive-through structures.
 - 1. Speaker Bollard: One speaker bollard is allowed per drive-through lane. The speaker bollard may include a digital order screen. No business or product signage shall be permitted on the speaker exterior. The sound from the speaker shall not be audible at or beyond the property line, and the speaker shall be equipped with an adjustable volume control.
 - 2. Clearance Bar: One clearance bar structure is allowed per drive-through lane. A clearance bar shall not include business or product signage and shall be of a simple design that complements the building design and signage.
 - 3. Canopy: One canopy is allowed per drive-through lane and shall not display business or product signage or additional advertising. Canopies shall be of a simple design that complements the building design and signage.

e. That Subsection a. in Section 30-305, Manual Change Bulletin Boards, in Article III, Ground Signs, is amended as follows:

Section 30-305 Manual Change Bulletin Boards.

- a. The manual change bulletin board shall be incorporated into a ground sign or

monument sign as the lower portion of the overall sign. In no instance shall the manual change bulletin board portion of the sign comprise more than 50% of the sign area. Messages on manual change bulletin boards and changeable printed panels shall be limited to information related to the business operation, products produced or sold or service rendered on-site. No off premises advertising is permitted.

f. That Subsection a. in Section 30-405, Manual Change Bulletin Boards, in Article IV, Wall Signs, is amended as follows:

Section 30-405 Manual Change Bulletin Boards.

- a. The manual change bulletin board shall be incorporated into a wall sign as a portion of the overall wall sign. In no instance shall the manual change bulletin board portion of the sign comprise more than 50% of the sign area, or exceed a maximum of 30 square feet, whichever is less. Messages on manual change bulletin boards and changeable printed panels shall be limited to information related to the business operation, products produced or sold or service rendered on-site. No off premises advertising is permitted.

SECTION TWO: The provisions of this Ordinance are severable, and the invalidity of any phrase, clause or part of this Ordinance shall not affect the validity or effectiveness of the remainder of this Ordinance.

SECTION THREE: All ordinances or parts of ordinances in conflict with the provisions of this Ordinance are hereby repealed.

SECTION FOUR: This Ordinance shall be in full force and effect from and after its passage and approval and publication in pamphlet form, in the manner provided by law.

AYES:

NAYS:

PASSED AND APPROVED this 4th day of April, 2016.

Village President

ATTEST:

Village Clerk



Item: Ordinance - Chapter 13 - Class "E" liquor licenses

Department: Manager/Legal

An Ordinance Amending Chapter 13 of the Arlington Heights Municipal Code
(Surrender of 2 Class "E" liquor licenses)

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
Chapter 13 - Class "E" liquor license	Ordinance

AN ORDINANCE AMENDING CHAPTER 13 OF THE
ARLINGTON HEIGHTS MUNICIPAL CODE

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

SECTION ONE: That Section 13-502 of the Municipal Code of Arlington Heights, pertaining to the number of liquor licenses, is hereby amended to reduce the number of Class "E" liquor licenses authorized, with the amended entry for Class "E" licenses to read as follows:

CLASS OF LICENSE	ANNUAL LICENSE FEE	NUMBER OF LICENSES AUTHORIZED
E	\$2,700.00	17

SECTION TWO: This Ordinance 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 4th day of April, 2016.

Village President

ATTEST:

Village Clerk



Item: Ordinance - Reserve Bond Volume Cap

Department: Planning/Legal

BACKGROUND

By State Statute, the Village of Arlington Heights must either utilize, reserve, or cede its 2016 tax exempt private activity bond volume cap by May 1, 2016, or the authority to allocate the bond volume cap will revert to the State of Illinois.

Although there is not currently a project proposed to be financed by the 2016 tax exempt private activity bond cap, Staff recommends that the Village reserve its bond cap so that it is available should a project arise. By reserving the bond cap allocation by May 1, 2016, the bond cap is made available through December 31, 2016.

RECOMMENDATION

It is recommended that the Village Board adopt the attached Ordinance Reserving Volume Cap in Connection With Private Activity Bond Issues and Related Matters

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
Reservation of Bond Volume Cap	Ordinance

**AN ORDINANCE RESERVING 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 \$100 per resident of the Municipality in each calendar year, which volume cap may be reserved and allocated to certain tax-exempt private activity bonds; and

WHEREAS, the Illinois Private Activity Bond Allocation Act, 30 ILCS 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 reserve all of its volume cap allocation for calendar year 2016 to be applied toward the issuance of private activity bonds (the "Bonds"), as provided in this Ordinance, or to be transferred, as permitted by this Ordinance:

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF ARLINGTON HEIGHTS, COOK COUNTY, 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 2016 is hereby reserved by the Municipality, which shall issue the Bonds using such volume cap, or shall use or transfer such 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 such other bonds; provided, that any such transfer shall be evidenced by a written instrument executed by the President or any other proper officer or employee of the Municipality. Prior to the volume cap being transferred, a fee by the obligor in the amount of 1.00% of the principal amount of the volume cap so reserved, unless another fee amount is agreed to by the parties, must be paid to the Village.

SECTION TWO: That the Municipality shall maintain a written record of this Ordinance in its 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 Village 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 4th day of April, 2016.

ATTEST:

Village President

Village Clerk



Item: Resolution - Plat of Easement - Storm Sewer

Department: Engineering/Legal

A Resolution Accepting a Plat of Easement for Public Storm Sewer Purposes
(1338 N. Dunton Avenue)

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
Plat of Easement - Storm Sewer - 1338 N. Dunton Ave.	Resolution

A RESOLUTION ACCEPTING
A PLAT OF EASEMENT FOR
PUBLIC STORM SEWER PURPOSES

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

SECTION ONE: That a Plat of Easement for a seven foot public storm sewer easement located along the northern property line of 1338 N. Dunton Avenue, attached hereto and made a part hereof, is approved and accepted.

SECTION TWO: The Village President is hereby authorized and directed to execute said plat of easement, which shall be attested by the Village Clerk, 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 and the Resolution and plat shall be recorded by the Village Clerk in the Office of the Recorder of Cook County.

AYES:

NAYS:

PASSED AND APPROVED this 4th day of April, 2016.

ATTEST:

Village President

Village Clerk

EASEMENTS: plat of easement – storm sewer – 1338 N. Dunton Avenue

PLAT OF EASEMENT

TO THE VILLAGE OF ARLINGTON HEIGHTS
FOR PUBLIC UTILITIES AND DRAINAGE
OVER, UNDER, UPON, ACROSS AND THROUGH

THE NORTH 7 FEET OF LOT 4 IN PLAT'S RESUBDIVISION, IN ARLINGTON HEIGHTS, OF THE NORTH 66 FEET OF LOT 6 IN ALLISON'S ADDITION TO ARLINGTON HEIGHTS OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 1, 1982 AS DOCUMENT 18552719, ALL IN COOK COUNTY, ILLINOIS.
ADDRESS: 1338 N. DUNTON AVENUE, ARLINGTON HEIGHTS, ILLINOIS.
P.L.N. NO. 03-20-300-129-0000
AREAS: EASEMENT AREA 9234 50.0 FT.

STATE OF ILLINOIS
COUNTY OF _____

THIS IS TO CERTIFY THAT FAIRFIELD HOMES, INC. IS THE RECORD OWNER OF THE PROPERTY DESCRIBED IN THE ANNEXED PLAT, AND HAS CAUSED THE SAME TO BE PLATTED AS INDICATED HEREON, FOR THE USES AND PURPOSES HEREON SET FORTH, AND DOES HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE STYLE AND TITLE HEREON INDICATED.

FAIRFIELD HOMES, INC.

BY: _____ DATE: _____

ATTEST: _____ DATE: _____

STATE OF ILLINOIS
COUNTY OF _____

I, _____, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE

AFORESAID DO HEREBY CERTIFY THAT _____ AND _____

OF FAIRFIELD CUSTOM HOMES, LLC, PERSONALLY KNOW TO BE THE SAME PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS

AND VOLUNTARY ACT AND THE FREE AND VOLUNTARY ACT OF SAID CORPORATION THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS _____ DAY OF _____ A.D. _____

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 BOARD 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.

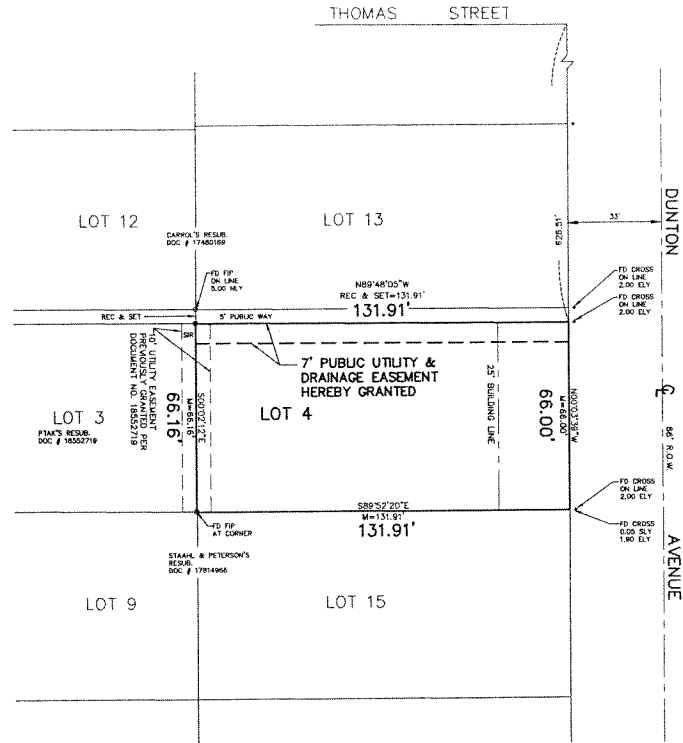
APPROVED BY THE VILLAGE BOARD OF TRUSTEES AT A MEETING HELD _____, 20 _____

BY: _____
VILLAGE PRESIDENT

ATTEST: _____
VILLAGE CLERK

APPROVED BY THE VILLAGE COLLECTOR ON _____, 20 _____

APPROVED BY THE DIRECTOR OF ENGINEERING ON _____, 20 _____



SUBMITTED BY AND RETURN TO:
VILLAGE OF ARLINGTON HEIGHTS
33 S. ARLINGTON HEIGHTS ROAD
ARLINGTON HEIGHTS, IL 60005

COMMONWEALTH EDISON COMPANY
EASEMENT APPROVED AND ACCEPTED

BY: _____ DATE: _____

TITLE: _____

AMERITECH/SBC
EASEMENT APPROVED AND ACCEPTED

BY: _____ DATE: _____

TITLE: _____

NICOR GAS
EASEMENT APPROVED AND ACCEPTED

BY: _____ DATE: _____

TITLE: _____

COMCAST CABLE
EASEMENT APPROVED AND ACCEPTED

BY: _____ DATE: _____

TITLE: _____

WIDE OPEN WEST, LLC
EASEMENT APPROVED AND ACCEPTED

BY: _____ DATE: _____

TITLE: _____

UTILITY EASEMENT PROVISIONS

AN EASEMENT IS HEREBY RESERVED FOR AND GRANTED TO THE VILLAGE OF ARLINGTON HEIGHTS, ILLINOIS AND THOSE PUBLIC UTILITY COMPANIES OPERATING UNDER FRANCHISE FROM THE VILLAGE OF ARLINGTON HEIGHTS INCLUDING, BUT NOT LIMITED TO, COMED, SBC, NICOR, COMCAST, WIDE OPEN WEST AND THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, JOINTLY AND SEVERALLY, OVER ALL OF THE AREAS MARKED UTILITY EASEMENT ON THE PLAT FOR THE PERPETUAL RIGHT, PRIVILEGE AND AUTHORITY TO INSTALL, CONSTRUCT, RECONSTRUCT, REPAIR, INSPECT, MAINTAIN, OPERATE, AND REMOVE, FROM TIME TO TIME, FACILITIES USED IN CONNECTION WITH VARIOUS UTILITY TRANSMISSION AND DISTRIBUTION SYSTEMS, INCLUDING ELECTRICITY, SOUNDS AND SIGNALS, GAS PIPELINES, WATER PIPELINES, STORM AND SANITARY SEWERS, AND STORMWATER DRAINAGE PATHS, TOGETHER WITH ANY AND ALL NECESSARY MANHOLES, CATCH BASINS, CONNECTIONS, APPLIANCES, AND OTHER STRUCTURES AND APPURTENANCES AS MAY BE DEEMED NECESSARY, OVER, UNDER, UPON, ACROSS AND THROUGH SAID INDICATED EASEMENT, TOGETHER WITH THE RIGHT OF ACCESS ACROSS THE PROPERTY AS NECESSARY. THE RIGHT IS ALSO GRANTED TO CUT DOWN, TRIM, OR REMOVE ANY TREES, ROOTS, SHRUBS, OR OTHER PLANTS ON SAID INDICATED EASEMENT, AS MAY REASONABLY BE REQUIRED IN CONNECTION TO THE RIGHTS HEREIN GIVEN, THAT INTERFERE WITH THE OPERATION OF THE DRAINAGE PATH OR UTILITY, AND THE RIGHT TO ENTER UPON THE PROPERTY FOR ALL SUCH PURPOSES.

NO PERMANENT BUILDINGS OR OBSTRUCTIONS SHALL BE PLACED ON SAID INDICATED EASEMENT, WITHOUT THE PRIOR WRITTEN CONSENT OF GRANTEE, BUT SAME MAY BE USED FOR GARDENS, SHRUBS, LANDSCAPING, AND OTHER PURPOSES THAT DO NOT THEN OR LATER INTERFERE WITH THE AFORESAID USES OR RIGHTS. AFTER INSTALLATION OF ANY SUCH FACILITIES, THE GRADE OF SAID EASEMENT SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF WHERE SAID INDICATED EASEMENTS ARE USED BOTH FOR DRAINAGE, SEWERS, AND OTHER UTILITIES, THE OTHER UTILITY INSTALLATION(S) SHALL BE SUBJECT TO THE ORDINANCES OF THE VILLAGE OF ARLINGTON HEIGHTS.

STATE OF ILLINOIS
COUNTY OF COOK

THIS IS TO CERTIFY THAT THIS PLAT OF EASEMENT WAS PREPARED UNDER THE SUPERVISION OF AN ILLINOIS PROFESSIONAL LAND SURVEYOR FROM EXISTING MAPS, PLATS, OR OTHER INSTRUMENTS OF RECORD FOR THE USES AND PURPOSES SHOWN HEREON.

GIVEN UNDER MY HAND AND SEAL THIS _____ DAY OF _____, 20____, IN CHICAGO, ILLINOIS.

KNIGHT & A, INC.

STEVEN BARCZAK, PLS. NO. 035.003268
LICENSE EXPIRES: 11/30/2016



REF. 15-028

PLAT OF EASEMENT

1338 N. DUNTON AVE., ARLINGTON HEIGHTS

KNIGHT
Engineers & Architects

SHEET NO.
1

DATE: 02-25-16
JOB NO: 7281.01



Item: Destruction of Recordings

Department: Village Clerk

Destruction of Recordings from the Closed Sessions of 4/7/14, 5/5/14, 7/22/14, 8/12/14, 8/13/14, 8/19/14, 8/20/14 as per State Statute.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:



Item: Settlement - Workers' Compensation Claim - Brown

Department: Human Resources

At the September 21, 2015, Closed Session, the Village Board authorized settlement of the workers' compensation claim for Firefighter Lawrence Brown. Firefighter Lawrence developed a hernia while carrying water rescue equipment.

The settlement amount of \$10,470.80 falls within the authorization previously granted by the Board.

Recommendation

It is recommended that the Village Board approve settlement of \$10,470.80 for the workers' compensation claim of Firefighter Lawrence Brown.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:



Item: Budget Amendments - General Liability and Workers' Comp Funds

Department: Finance

BACKGROUND

For the 8-month period ended on December 31, 2015 the General Liability and Workers' Compensation Funds came in over budget due to an unusually high number of claims and settlements approved by the Board during the year. As shown in the attached spreadsheet, the General Liability Fund was over budget by \$174,000 due to a settlement agreement in regard to a gun confiscation case. Actual Workers' Compensation Fund expenses also came in over budget by \$722,000 due to a large number of claims, workers' compensation salary replacement costs, and settlement agreements. The budget amendments for each of these funds are covered by existing reserves which are maintained for these types of extraordinary expenses.

RECOMMENDATION

It is recommended that the Village Board approve a budget amendment for the 8-month period ended December 31, 2015 for General Liability Fund in the amount of \$174,000 and for the Workers' Compensation Fund in the amount of \$722,000.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
GL-Workers'Comp Budget Amendment	Exhibits

GENERAL LIABILITY FUND
FY2011 - 2016

	<u>FY2011</u> <u>ACTUAL</u>	<u>FY2012</u> <u>ACTUAL</u>	<u>FY2013</u> <u>ACTUAL</u>	<u>FY2014</u> <u>ACTUAL</u>	<u>FY2015</u> <u>ACTUAL</u>	<u>8-MO.</u> <u>ACTUAL</u>	<u>8-MO.</u> <u>BUDGET</u>	<u>2016</u> <u>BUDGET</u>
INSURANCE/OTHER COSTS	331,990	321,914	332,379	338,669	375,477	502,451	491,152	468,500
VEHICLE LOSS	73,548	92,928	112,056	39,098	18,504	68,152	65,000	65,000
PROPERTY LOSS	2,753	18,921	2,100	0	0	0	7,000	7,000
LIABILITY LOSS	249,213	228,786	91,094	911,119	584,979	396,033	230,000	500,000
TOTAL	657,504	662,549	537,629	1,288,886	978,960	966,636	793,152	1,040,500
						(DIFF. = \$173,484)		

WORKERS' COMPENSATION FUND
FY2011 - 2016

	<u>FY2011</u> <u>ACTUAL</u>	<u>FY2012</u> <u>ACTUAL</u>	<u>FY2013</u> <u>ACTUAL</u>	<u>FY2014</u> <u>ACTUAL</u>	<u>FY2015</u> <u>ACTUAL</u>	<u>8-MO.</u> <u>ACTUAL</u>	<u>8-MO.</u> <u>BUDGET</u>	<u>2016</u> <u>BUDGET</u>
INSURANCE/OTHER COSTS	432,847	400,425	381,581	418,039	445,064	462,068	604,583	688,100
MEDICAL CLAIMS	363,082	299,234	461,786	475,715	728,384	770,642	382,000	670,000
MEDICAL LOSS RESERVE	57,844	(71,110)	675,157	95,947	0	0	67,000	100,000
WC SALARY REPLACEMENT	739,742	548,222	631,696	710,702	887,142	877,439	335,000	700,000
TOTAL	1,593,515	1,176,771	2,150,220	1,700,403	2,060,590	2,110,149	1,388,583	2,158,100
						(DIFF. = \$721,566)		



Item: Request for Fee Waiver for Liquor Licenses - AH Park District

Department: Village Manager's Office

The Arlington Heights Park District has requested a fee waiver for their 2016-2017 liquor licenses held at Arlington Lakes Golf Club, Heritage Tennis Club, and Nickol Knoll Golf Club.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
Arlington Lakes Golf Club	Correspondence
Heritage Tennis Club	Correspondence
Nickol Knoll Golf Club	Correspondence



March 14, 2016

RECEIVED

MAR 18 2016

Office of The Mayor

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

Dear Mr. Recklaus:

Re: 2016/17 Liquor License Renewal
Arlington Lakes Golf Club

Enclosed is our 2016/17 Liquor License Renewal application for the Arlington Lakes Golf Club.

The Village Board decided, in 1979, that the liquor license fee for Arlington Lakes Golf Club be waived. Our requests for waiver of the subsequent annual fees have similarly been granted. We respectfully request that the Village Board continue to waive the fee for this Park District facility.

Thank you for this consideration.

Sincerely,



Stephen C. Scholten
Executive Director

Enclosure

SS/VAH Liquor Lic-ALGC 16-17

410 N. Arlington Heights Rd. | Arlington Heights, IL 60004 | Phone 847.577.3000 | Fax 847.577.3050 | WWW.AHPD.ORG



March 14, 2016

RECEIVED
MAR 18 2016
Office of The Mayor

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

Dear Mr. Recklaus:

Re: 2016/17 Liquor License Renewal
Heritage Tennis Club

Enclosed is our 2016/17 Liquor License Renewal application for the Heritage Tennis Club.

It was decided at the Village Board meeting on October 19, 1987, to approve the initial liquor license application and that the liquor license fee for Heritage Tennis Club be waived. Our requests for waiver of the subsequent annual fees have similarly been granted. We respectfully request that the Village Board continue to waive the fee for this Park District facility.

Thank you for this consideration.

Sincerely,

Stephen C. Scholten
Executive Director

Enclosure



March 14, 2016

RECEIVED
MAR 18 2016
Office of The Mayor

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

Dear Mr. Recklaus:

Re: 2016/17 Liquor License Renewal
Nickol Knoll Golf Club

Enclosed is our 2016/17 Liquor License Renewal application for the Nickol Knoll Golf Club.

It was decided at the Village Board meeting on July 17, 1995, to approve the initial liquor license application and that the liquor license fee for Nickol Knoll Golf Club be waived. We respectfully request that the Village Board continue to waive the fee for this Park District facility.

Thank you for this consideration.

Sincerely,

Stephen C. Scholten
Executive Director

Enclosure



Item: Bond Waiver - St. Edna Bingo

Department: Building Services

Background

St. Edna's is requesting a waiver of the bond fee requirement for their upcoming raffles held in conjunction with their bingo events on April 29 and June 24, 2016. Raffle tickets will be sold the night of both events from 5:00pm to 9:30pm.

Recommendation

Staff recommends the Village Board grant the waiver of the bond fee requirement.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description

Letter

Type

Correspondence

St. Edna Church

2525 N. Arlington Heights Road
Arlington Heights, IL 60004-2598
(847) 398-3362 Fax (847) 394-5226

March 14, 2016

To the Village Board of Arlington Heights:

St. Edna Church will hold a raffle in conjunction with an evening of bingo on both April 29 and June 24, 2016. As a church and not-for-profit organization, we request a raffle bond waiver for these two (2) events.

We appreciate your consideration of this request.

Sincerely,



Patricia K. Freeman
Business Manager



Item: Bond Waiver - BraveHearts

Department: Building Services

Background

Bravehearts is requesting a waiver of the bond fee for their raffle to be held on June 11, 2016 at the Arlington Park Race Track. Tickets will be sold on the day of the event.

Recommendation

Staff recommends that the Village Board grant a waiver of the bond fee requirement.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

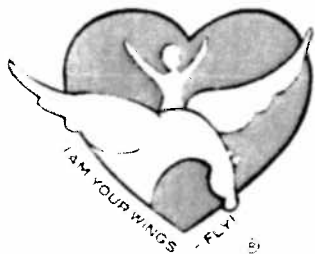
ATTACHMENTS:

Description

Letter

Type

Agreement



BraveHearts Therapeutic Riding & Educational Center

7319 Nixon Road ♥ Harvard, IL 60033 ♥ Phone (815) 943-8226 ♥ Fax (815) 943-8426

BraveHearts at The Bergmann Centre

1150 Route 173 ♥ Poplar Grove, IL 61065 ♥ Phone (815) 765-2113 ♥ Fax (815) 765-0003
www.braveheartsriding.org

Board of Directors

Rolf M. Gunnar, MD

Co-Founder & Chair

Charles Reiter III

Vice Chair

Cynthia Gonya

Treasurer

Marge Tautkus Gunnar

Founder & Secretary

Kathy Allegretti

Patty Boyd

Helen Dorner

Denise Drane, Ph.D.

Laurie Johnson

Dayle Marsh

Andrew Pataky

3/22/2016

Dear Village of Arlington Heights Committee,

BraveHearts is requesting a waiver of the bonding fee. BraveHearts is a 501c3 non-profit organization looking to obtain a raffle license for an event being held on June 11, 2016. The event will be held at noon at the Arlington Park Race Track. Raffle tickets will be sold for \$5.00 a piece or \$20.00 for five tickets. The raffle tickets will go into the "Split the Pot at Arlington Park" where winner will split the raffle amount with BraveHearts. Additional raffles may be involved. Proceeds will go to benefit the organization.

BraveHearts serves a variety of disabilities & has the largest military veterans program by numbers in the nation. BraveHearts provides therapeutic horseback riding, carriage driving and an outpatient clinic specializing in hippotherapy to adults and children.

Kind Regards,

Meggan Hill-McQueeney
President/COO

President &

Chief Operating Officer

Meggan Hill-McQueeney

General Counsel

Daniel A. Marsh, Jr., Esq.

Life Guide

Rev. C. Christian Pierce

Advisory

Meredith Birchfield

Ken Boyd

Jerry Kehe

Emeritus Board

Joseph Barrett

Anthony Englert

Thad Goretski

Laura Linley



Item: Autumn Leaves - Request for Tax Increment Financing Funds

Department: Planning & Community Development

Background

Village Staff have been negotiating with the LaSalle Group, developer of Autumn Leaves Memory Care, for TIF assistance for the project. Staff's position has been that we are agreeable to reimbursing the developer for the costs to construct the south half of Council Trail, as only the north half was required to be constructed by the developer per the Planned Unit Development. Staff also supports reimbursing a portion of the cost to extend the necessary storm sewer to the site, as there are public benefits to the new storm sewer. These are both anticipated costs outlined in the TIF 4 Redevelopment Plan budget. The current FY TIF 4 budget allocates \$500,000 for this project as needed.

The attorney representing the LaSalle Group has submitted a letter requesting reimbursement totaling \$265,579.32. The letter includes that no additional funds from the Village will be sought by the developer for this project. Staff has reviewed these costs and is in agreement with the requested reimbursement amount.

Recommendation

It is recommended that the Village Board approve payment to The LaSalle Group totaling \$265,579.32 from Tax Increment Financing Fund 4 as reimbursement for eligible expenses.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description

Formal Reimbursement Request

Type

Correspondence

March 30, 2016

VIA EMAIL & FEDEX

Mr. Bill Enright
Deputy Director of Planning and Community Development
Village of Arlington Heights
33 South Arlington Heights Road
Arlington Heights, Illinois 60005

Re: Autumn Leaves Care Facility; Northwest Corner of Arlington Heights Road
and Council Trail Road ("Project")

Dear Bill:

As you know this firm represents The LaSalle Group, Inc., ("Developer") developer and owner of Autumn Leaves Care Facility located at 1625 South Arlington Heights Road in Arlington Heights. Developer has built a one-story 29,000 square foot facility to care for individuals diagnosed with various forms of memory impairment, said care being in-patient, with a total of 46 beds in 42 rooms.

Developer has worked with the Village of Arlington Heights ("Village") on the Project since its inception, with the property being the subject of Village Ordinances changing its land use designation from office to institutional use, amending the Village Comprehensive Plan, and approving a Planned Unit Development.

Throughout the entitlement and development process, Developer and Village discussed the Developer's need for the Village's assistance in connection with funding the construction of the public portion of the Project. Based and in reliance upon those conversations, the Developer has constructed, at its cost, various public improvements surrounding the Project including the expansion of Council Trail Road, oversizing and extension of the storm sewer serving the Project and other properties, installation of a public sidewalk, and related erosion control, landscaping, engineering, permitting, land dedication and legal expenses attendant to same.

Some of the costs incurred by the Developer in connection with these public improvements are noted on the enclosed chart. After extensive negotiations with respect to the work performed and costs incurred, the Developer and the Village have agreed that the costs of these public improvements are properly allocated between them as shown on the enclosure, in the final column on the right hand side. The Village's agreement for their contribution of these costs was integral to the Developer's ability to construct and complete the Project, which revitalizes an area in the Village that has not experienced much growth and development, and is unlikely to be developed solely by private enterprise.

This letter shall serve as the formal request by Developer to the Village for the reimbursement of \$265,579.32 of costs it has incurred in connection with the construction public improvements attendant to the Project.

Bill Enright
March 30, 2016
Page 2

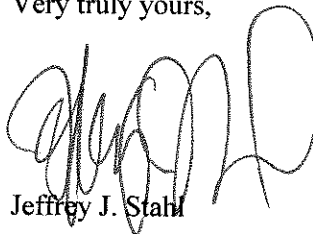
The Village anticipates entertaining Developer's requests at their Board of Trustees meeting scheduled for April 4, 2016. Upon the Village's approval of the aforementioned request and payment to the Developer of the sum of \$265,579.32 ("Sum"), which is anticipated to be received prior to April 16, 2016, the Developer agrees that the Village has satisfied all of its funding obligations in connection with the Developers costs of construction of the Project, and Developer shall seek no further reimbursement from the Village attendant to the Project, other than any formal request for return of the Security. Further, upon receipt by Developer of the Sum, both the Village and Developer on behalf of themselves, their successors, assigns, members, officers, agents and employees, agree to release each other from all claims, causes of action, liabilities, damages, agreements, promises and demands whatsoever, at law and in equity, known or unknown at this time and related to the Village's participation in the cost of construction of the Project, and shall execute a mutual release agreement evidencing same.

Please advise the undersigned whether the aforementioned request will be included on the agenda for the Village Board meeting scheduled for April 4, 2016 for approval, and advise when notice of same has been published.

Developer also advises, separate and apart from the request for reimbursement, that it may wish to begin the process of causing the release of the security the Village is holding that is related to the installation of a traffic signal at the corner of Arlington Heights Road and Council Trail Road, which was originally believed to be necessary for the benefit of the Project and surrounding property. This signal has not been installed and the Village does not currently anticipate needing it. The security is documented by a letter of credit in the approximate amount of \$66,000 ("Security"). Should the Developer wish to expedite the release of this Security, Developer requests the Villages assistance in that effort. Should no request be made, the Security is scheduled to be returned to Developer by April 23, 2019. Kindly advise of the process needed in order to cause the security to be released before that date.

Should you have any questions or wish to discuss this request further, please contact the undersigned. This letter constitutes an offer in settlement that shall expire at Developer's option at any time after May 1, 2016, unless previously approved by the Village and the Sum paid to Developer.

Very truly yours,



Jeffrey J. Stahl

JJS:dmr

cc: Roslyn Ward, Esq.
Joseph Esposito, Esq.
David Star, Esq.

Category	Our Letter 7/17/14	percentage requested 7/17/14	Village Offer 8/19/14	Village New Offer 10/9/14		Request of 7/29/15	Revised Request 11/22/15	percentage requested (at 55%)	Village 3/25/16	55%
	total cost						total cost			
Demo	31,237.50	31,237.50	18,478.00	0.00		52,200.00	52,200.00	28,710.00	52,200.00	28,710.00
Storm	76,585.00	38,242.50	40,098.00	51,425.00		151,380.00	152,250.00	83,737.50	152,250.00	83,737.50
Pavement	286,277.00	286,277.00	120,137.00	66,944.90	top coat	100,000.00	133,617.80	73,489.79	95,221.65	52,371.91
		(include traffic signal)			costs	46,200.00	44,031.76	24,217.47	44,031.76	24,217.47
excavation				26,400.00						
Erosion	6,765.00	6,765.00	3,382.00	0.00		4,867.00	4,867.00	2,677.00	4,867.00	2,676.85
Electric				17,050.00	street lite	32,000.00	32,000.00	17,600.00	32,000.00	17,600.00
Engineering	25,000.00	12,500.00	12,500.00	12,500.00		25,000.00	20,031.77	11,017.47	18,831.77	10,357.47
Easement	157,556.36	157,556.36	0.00	0.00		0.00	0.00	0.00	-	-
Legal	100,000.00	100,000.00	0.00	0.00		55,942.00	0.00	0.00	-	-
Interest	89,997.00	89,997.00	will consider with backup	TBD		0.00	0.00	0.00	-	-
Dedication	50,517.58	50,517.58	0.00	0.00		0.00	0.00	0.00	-	-
Traffic Contro	0.00	0.00	0.00	0.00		5,580.00	5,700.00	3,135.00	5,700.00	3,135.00
Supervision Managemen	0.00	0.00	0.00	32,019.35		70,601.00	76,440.02	42,042.01	72,918.39	40,105.12
Permit	0.00	0.00	0.00	2,935.00		5,336.00	5,336.00	2,668.00	5,336.00	2,668.00
	823,935.44	773,092.94	194,595.00	209,274.25		549,106.00	526,474.35	289,294.24	483,356.57	265,579.32



Item: 504 S. Mitchell Subdivision - PC#14-016

Department: Planning & Community Development

Background

1. Preliminary Plat of Subdivision to resubdivide one single family parcel into three single family lots and one lot for storm water detention.
2. Plat of Vacation to vacate 3.0 feet along the east right of way of Walnut Avenue.

Variations Required

Lot 1:

1. Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 9,900 square feet to 9,253 square feet for a corner lot.
2. Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 90 feet to 70 feet for a corner lot.

Lot 2:

1. Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 8,750 square feet to 8,432 square feet for an interior lot.
2. Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 70 feet to 63.61 feet for an interior lot.

Lot 3:

1. Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 8,750 square feet to 8,480 square feet for an interior lot.
2. Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 70 feet to 64.17 feet for an interior lot.

Lot 4:

1. Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 9,900 square feet to 9,268 square feet for a corner lot.
2. Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 90 feet to 70 feet for a corner lot.

Recommendation

A public hearing was held by the Plan Commission on February 24, 2016 where Commissioner Jensen moved and Commissioner Cherwin seconded:

A motion to recommend to the Village Board of Trustees approval of PC# 14-016, the Bruscato Preliminary Plat of Subdivision for four lots and variations for lot size and width in order to construct single-family homes on Lots 1, 2 and 3 with Lot 4 for storm water management, subject to the following conditions:

1. Approval of Final Plat of Subdivision.
2. Approval by the Village Board of a three-foot vacation of Walnut Avenue right-of-way along the west side of the proposed subdivision.
3. Dedication of three feet along the east property line for Mitchell Avenue right-of-way.
4. A maintenance fee for detention shall be required for each new residential home to be paid at building permit for each home. Said fee amount to be determined as part of the Final Plat of Subdivision.
5. School, park and library contributions shall be required prior to the issuance of a building permit for the new Lots 2 and 3.
6. The Petitioner shall comply with all applicable Federal, State, and Village codes, regulations, and policies.

Roll Call Vote: Commissioners Green, Jensen, Cherwin, Sigalos and Acting Chairman Ennes voted in favor. Motion carried.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:**Description**

Staff Report
PC Minutes 2/24/16
Petitioner Justification
Petitioner Response
Preliminary Plat of Subdivision
Landscape Plan
Plat of Vacation
Preliminary Engineering
Survey
PC Timeline Tracker

Type

Board or Commission Report
Minutes
Correspondence
Correspondence
Exhibits
Exhibits
Exhibits
Exhibits
Exhibits
Correspondence

STAFF DEVELOPMENT COMMITTEE REPORT

To: Plan Commission
Prepared By: Bill Enright, Deputy Director Planning and Community Development
Meeting Date: February 24, 2016
Date Prepared: February 17, 2016
Project Title: 504 S. Mitchell: Bruscato Subdivision
Address: 504 S. Mitchell Avenue

BACKGROUND INFORMATION

Petitioner: Mike Anderson
Address: Haeger Engineering
1304 N. Plum Grove Road
Schaumburg, IL 60173
Existing Zoning: R-3, One Family Dwelling District

Requested Action:

- Preliminary Plat of Subdivision to resubdivide one single family parcel into three single family lots and one lot for storm water detention.
- Plat of Vacation to vacate 3.0 feet along the east right of way of Walnut Avenue.

Variations Required:

Lot 1:

Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 9,900 square feet to 9,253 square feet for a corner lot;
Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 90 feet to 70 feet for a corner lot.

Lot 2:

Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 8,750 square feet to 8,432 square feet for an interior lot.
Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 70 feet to 63.61 feet for an interior lot.

Lot 3:

Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 8,750 square feet to 8,480 square feet for an interior lot.
Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 70 feet to 64.17 feet for an interior lot.

Lot 4:

Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 9,900 square feet to 9,268 square feet for a corner lot.
Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 90 feet to 70 feet for a corner lot.



Surrounding Land Uses

Direction	Existing Zoning	Existing Use	Comprehensive Plan
North	R-3, One Family Residential	Our Lady of the Wayside	Institutional
South	R-3, One Family Residential	Single Family Detached Home	Single Family Detached
East	R-3, One Family Residential	Single Family Detached Home	Single Family Detached
West	R-3, One Family Residential	Single Family Detached Home	Single Family Detached

Project Summary

The subject site is 35,433 square feet (0.81 acres) and is bounded by Park Street to the north, Mitchell Avenue to the east, and Walnut Avenue to the west. Currently, the property is 133.60 feet wide (along Mitchell Avenue) by 267 feet deep (along Park Street) and there is an existing single family home, which is located at the east end of the site and has a building footprint of approximately 1,800 square feet. In addition, there are other structures including a detached garage, shed, and a guest house.

The proposed action, if approved, would allow the Petitioner to subdivide the parcel into three single family lots and one lot for storm water detention. The lots sizes are depicted below in Table 1 and will require several variations for lot size and lot area. A Preliminary Plat and a Final Plat of Subdivision must be reviewed by the Plan Commission and approved by the Village Board.

The current request is for approval of a Preliminary Plat of Subdivision, which includes dedication of 3 feet along the east property line for additional right of way for Mitchell Avenue and vacating 3 feet of existing right of way to the property owner along Walnut Avenue. Since the Plan Commission does not have the authority to approve a vacation of Village right of way, any recommendation approving this preliminary plat will need to include a condition that the approval is subject to Board approval of the right of way vacation. Currently Mitchell Avenue has 63 feet of right of way and Walnut Avenue has 69 feet (adjacent to the subject property), whereas 66 feet is the standard right of way for a local street.

Table 1: Subdivision Analysis

Zoning Requirements	Minimum Lot Size (SF)		Minimum Lot Width		Front Yard setback	Side yard setback	Rear yard setback	Corner side yard setback
Required:								
Typical R-3 Lot	Corner	Interior	Corner	Interior	25' or Ave of block	10% lot width	30'	Ave of block
	9,900	8,750	90'	70'				
Proposed:								
Lot 1	9,253	-	70	-	Block Average	13.4	27.6	Block Average
Lot 2	8,432	-		63.61	25'	9	30	Block Average
Lot 3	8,480			64.17				
Lot 4	9,268		70	-				

Plat and Subdivision Committee

The Plat and Subdivision Committee has met on three occasions to review the project. In 2008 the petitioner was proposing a four lot subdivision, however the project did not move forward as no Plan Commission application was submitted. The Committee was generally supportive of the request. In 2013, the petitioner proposed moving forward with the four lot subdivision however staff advised that the project return to Plat and Sub as staff raised concerns with recent flooding in the area. There were concerns raised by the Plat and Sub Committee regarding storm water, and the Committee had mixed views on the lot variations. In 2015 the petitioner proposed a two lot subdivision that was supported by the Committee, however the Committee did discuss the possibility of a three lot subdivision facing Park that would be code compliant. The issue was whether or not a fee in lieu of detention would be acceptable to the Village.

Note: Since that time the petitioner has requested to move forward with the original proposal for the four lot subdivision with one of the lots reserved for detention. A three lot subdivision was explored but Village staff was requesting on site detention which would have effectively eliminated one of the three lots.

Zoning and Comprehensive Plan

Several variations are required for lot size and width. Staff supports these variations as the lots sizes are consistent with existing lot sizes in the area. Also, the subdivision is consistent with the Comprehensive Plan, which designates the site as Single Family Detached.

When compared to the surrounding properties, the proposed lots are consistent with others in the area as demonstrated in Table 2 and on the attached aerial exhibit which provides the lot widths for lots in the area:

Table 2: Lot Comparison with Surrounding Properties

Ave. Lot Size on east side of Mitchell Avenue		Ave. Lot Size on west side of Mitchell Avenue*		Ave. Lot Size on east side of Walnut Avenue**		Ave. Lot Size on west side of Walnut Avenue	
Width	Area	Width	Area	Width	Area	Width	Area
Corner Lots							
72.5	9,646	50	6,565	70	9,270	83.5	11,350
Interior Lots							
56.25	7,497	50.5	6,658	64.6	8,607	52.9	7,206

*Does not include the subject site;

**Does not include the subject site.

The Petitioner provided a written justification for each variation based on the following hardship criteria:

- The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in that zone; and
- The plight of the owner is due to unique circumstances; and
- The variation, if granted, will not alter the essential character of the locality.

Site Development, Landscaping and Tree Preservation

Currently, all of the surrounding roadways are fully improved (sidewalks, parkway trees, lighting, etc), therefore no public improvements are necessary. On site detention shall be required and the developer has proposed a lot for detention at the northwest corner of the site. As mentioned the Plat includes dedication of right of way for Mitchell Avenue and vacation of right of way along Walnut Avenue.

Detention

As mentioned a detention basin is required, which would be deeded to the Village and maintained by the Village. Recently the Village Board required the developer of Christina Court to provide a maintenance fee of \$5,250 per single family lot created which is payable as part of obtaining a building permit for the new homes. Therefore the homebuilder would be responsible for payment of said maintenance fee. The fee would cover the costs for the first 10 years of the Village maintaining the detention basin that was approved as part of the Christina Court 13 lot subdivision. In addition, staff has advised Lexington Homes (Plat and Sub in November 2015) that a similar fee would be required for their proposed 15 lot subdivision. Therefore, staff is recommending a similar fee for this development consistent with the previous Village Board requirement. Staff is evaluating the actual fee amount to recommend, which will be determined as part of Final Plat of Subdivision. It is anticipated that the fee would be similar to the fee assessed to Christina Court, and payable at building permit for each new home.

Tree Preservation / Landscaping

The petitioner provided the required tree preservation plan which identified all of the existing trees with trunk caliper sizes of three inches or greater and a reference chart that lists each tree by common and botanical name, size, condition (good, fair, poor) and disposition (remove, relocate, preserve). The petitioner proposes to preserve several trees including a large Oak tree the rear of proposed lot 3. There are 33 trees on site of which 16 are to be removed and 17 preserved. 10 of the 16 to be removed are in poor condition or low quality. The code required replacement value for the quality trees to be removed is 23 new trees, which the petitioner will provide on site. Shrubs and perennials are also proposed along the perimeter of the detention basin.

Overall the petitioner has provided a very nice landscape plan and preservation of some of the higher quality trees.

Design Review

Future development of the residential lots shall require the submittal of a Design Commission application prior to the issuance of a building permit for the homes, which is a standard requirement.

Traffic & Parking

The Village's Zoning Ordinance requires a traffic study for residential developments that have at least 100 dwelling units or more. Since the Petitioner is only proposing a four-lot development a traffic and parking study by a certified Traffic Engineer is not required.

Recommendation

The Staff Development Committee recommends approval of the Bruscato Preliminary Plat of Subdivision for four lots and variations for lot size and lot width in order to construct single family homes on lots 1, 2 and 3 with lot 4 for storm water management, subject to the following conditions:

1. Approval of a Final Plat of Subdivision.
2. Approval by the Village Board of a three foot vacation of Walnut Avenue right of way along the west side of the proposed subdivision.
3. Dedication of three feet along the east property line for Mitchell Avenue right of way.
4. A maintenance fee for detention shall be required for each new residential home to be paid at building permit for each home. Said fee amount to be determined as part of the Final Plat of Subdivision.
5. School, Park and Library contributions shall be required prior to the issuance of a building permit for the new lots #2 and #3.
6. The Petitioner shall comply with all applicable Federal, State, and Village Codes, Regulations, and Policies.

February 17, 2016

Bill Enright, Deputy Director of Planning and Community Development

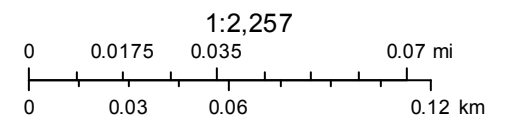
C: Randy Recklaus, Village Manager
All Department Heads

504 S Mitchell: Bruscato Subdivision



February 16, 2016

Lot Width in Red



APPROVED

PLAN

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

COMMISSION

RE: 504 S. MITCHELL SUBDIVISION - PC# 14-016

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
24th day of February, 2013, at the hour of 7:30 p.m.

MEMBERS PRESENT:

TERRY ENNES, Acting Chair
LYNN JENSEN
BRUCE GREEN
JOHN SIGALOS
JAY CHERWIN

ALSO PRESENT:

BILL ENRIGHT, Deputy Director

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ACTING CHAIRMAN ENNES: I would call this meeting of the Plan Commission to order. If you would join me in standing and reciting the Pledge of Allegiance?

(Pledge of Allegiance.)

ACTING CHAIRMAN ENNES: Thank you. Bill, would you take roll call?

MR. ENRIGHT: Commissioner Cherwin.

COMMISSIONER CHERWIN: Here.

MR. ENRIGHT: Commissioner Green.

COMMISSIONER GREEN: Here.

MR. ENRIGHT: Commissioner Jensen.

COMMISSIONER JENSEN: Here.

MR. ENRIGHT: Commissioner Sigalos.

COMMISSIONER SIGALOS: Here.

MR. ENRIGHT: Commissioner Ennes.

ACTING CHAIRMAN ENNES: Here. We have no minutes to approve?

MR. ENRIGHT: There are two sets, Northwest Crossings and Drost/Hasche Subdivision.

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

COMMISSIONER JENSEN: Second.

ACTING CHAIRMAN ENNES: All in favor?

(Chorus of ayes.)

ACTING CHAIRMAN ENNES: We have two hearings this evening. Hearing No. 15-023, Memory Care Facility, is the Petitioner present? Have all the notices gone out?

MR. ENRIGHT: Yes, all notices were properly served.

ACTING CHAIRMAN ENNES: Would the Petitioner like to come forward and tell us or give us a background info on this petition? When you come up, I would like you and in fact anybody else in your group who is going to testify --

MR. YATES: Depends on what questions you have.

MR. ENRIGHT: Excuse me, this is for the Mitchell Subdivision.

MR. YATES: Oh, he said Memory Care.

ACTING CHAIRMAN ENNES: Oh, I'm sorry.

MR. ENRIGHT: Yes, sorry.

ACTING CHAIRMAN ENNES: I had the wrong hearing.

MR. YATES: I'll come back.

ACTING CHAIRMAN ENNES: So, we're starting with Hearing No. 14-016, the Mitchell?

MR. ENRIGHT: Correct.

ACTING CHAIRMAN ENNES: Is the Petitioner here? Sorry.

MR. DELANEY: Yes.

ACTING CHAIRMAN ENNES: Would you and anyone else that

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is going to testify with you come forward?

(Witnesses sworn.)

ACTING CHAIRMAN ENNES: Whoever is going to start, if you would give us your name and your address? Then anybody else, when you come up, please do the same thing, state your name and spell it for the court reporter.

MR. DELANEY: Sure. Joseph Delaney, D-e-l-a-n-e-y. I'm the attorney on behalf of Mr. Bruscato, offices here in Arlington Heights. I work with George Drost at the DKMO firm.

I think what we'd like to do before we actually present the petition is there seems to be some lingering issues that Mr. Bruscato has that need to be addressed before the petition is considered. He's not had success in getting answers to the questions that he has, satisfactory answers from Staff. His concern, and the project that's presented is a subdivision of a parcel into four lots, one of which is for water detention. His issue or his question is, is there no other way to do this other than lose one of those lots to water detention?

In the scope of these proceedings, he's been here many times and he has presented different plans, there was some reference to an engineering study of the flood patterns and the flood indications in the area, either an engineering study, an engineering report or something. That seems to be the focus of how the water detention decision was made, and he has not been privy to that. I think that would go a long way to resolving his issues of losing one of the lots to water detention.

So, the question that he has is essentially does this exist? If it does, can he see it? If it doesn't, is there an alternative to losing an entire lot to water detention? That's not the underground water detention that was addressed several years ago.

He is, you know, a life-long resident. He is proud to be an Arlington Heights citizen and resident, he just doesn't understand why he can't get this subdivision into four lots instead of three with a detention.

ACTING CHAIRMAN ENNES: Well, I don't think this is the forum to be asking that question.

MR. DELANEY: Okay. Which is the forum?

ACTING CHAIRMAN ENNES: I believe that you need to go through the Planning Department and present ideas and they'll make a recommendation. When those recommendations are made, they can come back to us and we decide on whether to approve those recommendations. Bill, do you --

MR. ENRIGHT: Is there a report? The Village has hired a consulting firm to do a comprehensive analysis of various areas of the Village of Arlington Heights with respect to storm sewer and problems with flooding and especially in big events. I am not a

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hundred percent certain whether or not that study is a hundred percent complete. I think it has been completed, I'm not a hundred percent sure if it has been made public but I think it has. But we'll have to talk to the Engineering Department tomorrow.

If it is a public document at this point, if it's in draft form, we don't give out draft documents. But if it's finalized, it is presentable to the public, we will do that. I think they've had a series of public meetings where they presented, you know, some of the preliminary findings, you know. But I wasn't asked this question before, this is the first I've heard of it. I'm not sure if anybody has asked the Engineering Department to see that report, but no one has asked me up until tonight. So, this is news to me about, you know, that report, but certainly we'll share whatever information without a doubt.

Having said that, detention is a requirement of the Village code. Irrespective of drainage studies in the area or flooding problems in the Village, it is a mandatory requirement of the subdivision regulations of the Village of Arlington Heights. Therefore, the petition, we've been, you know, working with Mr. Bruscato for quite some time on this. We understand he would prefer to do a fee in lieu of and be able to build on that lot.

Staff is not supportive of that. We are just advisory. Ultimately, the Plan Commission advises the Village Board. Ultimately, the Village Board who represents the community makes the decisions. So, Staff's position is that, and again, you know, we're reacting to a petition that was given to us which was four lots with a detention lot. Now, that was after a lot of discussions with the Petitioner because he wanted to do potentially four lots with a fee in lieu of.

But Staff is not supportive of fee in lieu of. It's a requirement to provide detention. We have done fee in lieu of, but that's typically with just two-lot subdivisions, small subdivisions, where it wouldn't be feasible to provide on-site detention because they only have two lots.

It is a requirement, being in a combined sewer area, that the property once subdivided provides on-site detention. That is a code requirement. The Petitioner can certainly ask for the ability to develop this lot with a fee in lieu of, and the Plan Commission can take that into consideration, and the Village Board can take that into consideration.

But going back to Staff to discuss this issue will not change Staff's opinion. We have reviewed this for a long time, there's been, you know, numerous years that we've been discussing this project. So, Staff's position on this project is that we will recommend to the Plan Commission and ultimately the Village Board that there is on-site storm sewer detention. So, that won't change.

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So, I encourage the Petitioner to move forward with the public hearing due process and that's what we're doing now. It's up to you to decide whether or not you want to move forward with it at this point or not. But you have an opportunity to make your case to Plan Commission this evening and, depending upon the recommendation, you'll have an opportunity to make your case to the elected officials.

ACTING CHAIRMAN ENNES: At this point, the plans that you've presented us, they do not show a proposal for four lots. So, for us to, my feeling is for us to look at this, I mean we have four lots, three of them are for residential, one is for the detention, correct? So, I'll leave it up to the other Commissioners, if you want to present with your variance and ask for that. I would think it would be very difficult for the Board, for the Commission to make a decision when we don't have all the details that you've provided with a plan for three houses and detention.

Would one possibly be a smaller detention and one of those lots a large one? The corner lot which is swamp?

MR. DELANEY: That I'm not exactly certain of. That's a good question. I'll go back to, if I could have a minute to confer?

ACTING CHAIRMAN ENNES: Because from looking at the plans, one of the lots is, one of the corner lots is swamp because it's got setbacks on both sides. Is it just the one?

MR. DELANEY: Yes, it's the southwest corner. Is that right? Or northwest, yes, northwest.

MR. ENRIGHT: The two corner lots are 70 feet wide, and the two interior lots are roughly, you know, one of them is 64 feet and the other one is, they're both 64 feet plus or minus with the interior lots. Then the corner lots are 70 feet wide, both of which require variations for lot width and size.

ACTING CHAIRMAN ENNES: Okay, but the lot on Park Street has corner setbacks on both sides, and so that limits the buildable area. Do you want to go ahead and present your petition?

MR. DELANEY: I'd like to confer for a second because we've been having some discussions about whether we want to present tonight. That's why I want to do this on kind of a preliminary basis before we present the petition. Okay?

ACTING CHAIRMAN ENNES: How long will that take you?

MR. DELANEY: I think it will only take a few minutes.

ACTING CHAIRMAN ENNES: Okay.

MR. DELANEY: Okay, thank you.

(Pause.)

MR. BRUSCATO: If you'll permit me, I'd like to present this?

MR. ENRIGHT: Could you just hold a second? Yes, in a second. Let me talk to the Chairman here.

MR. BRUSCATO: Okay.

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(Pause.)

ACTING CHAIRMAN ENNES: If you would, you're the owner of the property?

MR. BRUSCATO: Yes, my name is Anthony Bruscatto. I'm the owner of the property.

ACTING CHAIRMAN ENNES: Would you spell your name for the court reporter?

MR. BRUSCATO: B-r-u-s-c-a-t-o.

ACTING CHAIRMAN ENNES: Your address?

MR. BRUSCATO: 504 South Mitchell, Arlington Heights, Illinois 60005.

ACTING CHAIRMAN ENNES: What did you want to say?

MR. BRUSCATO: Well, I would like to, because of some unusual circumstance regarding the presentation tonight, I have written up a little, a few questions and a few, some information I would like regarding the project going back to the original Plat and Subcommittee report. You'll have to excuse me. I'm not real good at this public speaking, that's why I wanted to hire an attorney. Unfortunately, due to some problems, we didn't get a real chance to discuss everything. There were some issues with Mr. Drost being his employer, being on this board to decide this thing.

So, what I did was write up a few questions on a little cover sheet of what I'd like to discuss and I would like to present it to you because of, like I said, I'm not really good at public speaking. It kind of covers what questions I have and what I think about how the process worked. We can discuss part of it now and we can see how it goes.

So, if it's okay, could I give these sheets to you and you can take a look at one or all of them? You can decide on what you would like to do.

ACTING CHAIRMAN ENNES: You've got a copy of this for everybody?

MR. BRUSCATO: Would you like this?

COURT REPORTER: Yes, please.

ACTING CHAIRMAN ENNES: Did you get a copy? Do you have an extra copy for him?

MR. BRUSCATO: Sorry.

MR. ENRIGHT: Thank you.

ACTING CHAIRMAN ENNES: Well, I see a proposal here but I really don't see any questions. So, I'm not sure what we can do.

MR. BRUSCATO: Okay, what I would like is, forgive me, I'm sorry. I think, that's why I said I'm not good at this, I had hoped to hire a lawyer. It didn't work out. Do you want to explain the situation to him about what happened?

MR. DELANEY: There's no situation to explain. He asked me to be here tonight and I'm here. I presented what his

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questions are and he was wondering if this was the proper forum to address you because he has not had his success with Staff.

MR. BRUSCATO: I guess my concerns are that there are basic errors in the original Staff and Planning report. This property, it's not on the combined sewer system totally. The lots on Mitchell are on combined, the lots that would be on Walnut are on the separate sewer systems. She also said, the other question I had is in regards to the requirements for detention, Kate Lockerby stated that the analysis would be done by the Engineering and Planning Department of the Village.

I would like to have access to that and be able to give a response to it. In some cases, it appears as though I'm kind of being denied due process of law to find out what the report says and other things. So, that's why I'm asking the questions.

I prepared a proposal in some way to work with the, excuse me, to work with the Board and work with the Village, where I'd be sacrificing something. In this case, I think it came up to \$40,000 or \$50,000, but it's still much better than the \$300,000 I would be losing on the way it's currently stated. I hope you can appreciate the fact that this means a great deal to me in my retirement, and my wife and my son. Losing this would really hurt and that I would do anything I legally and possibly can do in order to see if I can get this changed.

Mr. Enright, I think you mentioned that it says that all developments have to have detention, correct?

MR. ENRIGHT: I did not say that.

MR. BRUSCATO: I'm sorry. The manual of practices says that all subdivision developments coming before the Board, all of them, regardless of size, have to address detention. There were five issues of subdivision brought before the Plan Commission last year on smaller residential lots. The other four were given, they could pay a fee in lieu of detention. I was required to give a quarter of my property.

It also says in, I think it's 3 point four or five, that the director of Haeger Engineering has the discretion to waive detention on small developments. That was another question I had hoped to get an answer tonight is what is considered a small development. I guess is it 2, which is really not a development, and then is it 3 or 4? But the right is there, he can do it, and as a resident who is just trying to sell my property, I'm just asking for some help.

Please give me a break on this thing here. 50 years I lived here.

COMMISSIONER GREEN: Mr. Bruscatto, if I could jump in? I have a comment on this. We're here --

MR. BRUSCATO: Could you be quiet, Mr. Green? Would you be quiet, Mr. Green? I've got --

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MR. DELANEY: Wait a minute, he's got the floor. Go ahead.

COMMISSIONER GREEN: We have zoning issues here to discuss tonight and we have a proposal before us and I think we're going to act on these. If you have questions with the Building Department or what's going on there, that is not part of what we are doing here tonight. Bill, you can correct me if I'm wrong, we're looking at a proposal for four lots. You're asking for variations to get four lots. So, we have to decide on whether that is --

MR. BRUSCATO: Mr. Green, you have repeatedly said that you have a different view than I do.

COMMISSIONER GREEN: Excuse me, I have the floor here, sir.

MR. BRUSCATO: I thought I did.

COMMISSIONER GREEN: I am speaking, and when I'm done you can speak.

MR. BRUSCATO: I was speaking, and when I'm done you can speak. I was trying to finish up.

Mr. Green, since the beginning, since 2008 when you said this was a perfect, you thought this was an acceptable project being on the board of the Plat and Subcommittee. In 2013, your opening statement to me I think was, well, you're going to make a lot of money on this, aren't you? If I'm not mistaken, your closing statement was that you would do everything possible to keep that from happening.

COMMISSIONER GREEN: That's not exactly right.

MR. BRUSCATO: No, it's not but in between.

COMMISSIONER GREEN: That may be your interpretation of it.

MR. BRUSCATO: If you read the minutes --

MR. DELANEY: We're not going to argue.

COMMISSIONER GREEN: But we are dealing with zoning ordinances and that's what we're here to deal with tonight.

MR. BRUSCATO: Okay, I've stated my questions.

COMMISSIONER GREEN: If you've got some kind of, something that you think I said to you, when we get to discussing this project here, I will let you know what those issues are.

MR. BRUSCATO: Thank you very much. I'm still asking can I get the information --

ACTING CHAIRMAN ENNES: What we need you to do is to present your project, and I'm not able to give you information or direct, you need to work with Staff to get that.

MR. BRUSCATO: Okay.

ACTING CHAIRMAN ENNES: What we'll do, we need you or your attorney to present your project, and if you want to present something different than what we have reviewed and gone over, what was presented to the Village, we'll consider that.

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MR. BRUSCATO: I assume that will be not accepted, correct?

ACTING CHAIRMAN ENNES: Don't make any assumptions. How would you like to proceed? Would you like to present the project or would you like your attorney to?

MR. BRUSCATO: I would like my questions answered.

ACTING CHAIRMAN ENNES: I don't know what your questions are and I can't answer them at this point.

MR. BRUSCATO: I would like the information that the need for detention is based upon.

ACTING CHAIRMAN ENNES: I don't have access to it.

MR. BRUSCATO: And I would also like to understand, I understand that, and I'd also like to, you know, excuse me, like I said I get nervous at this and it's hard for me to keep my composure and to say what I want to say. But it appears as though from the very beginning there were mistakes made on this and I'm just trying to rectify those and have an opportunity to see what the report says and perhaps present a different opinion on it. As far as the --

MR. DELANEY: Let me --

MR. BRUSCATO: Let me finish.

MR. DELANEY: No, let me talk to Mr. Bruscatto and see if we can proceed or he wants to perhaps table his presentation.

MR. BRUSCATO: As far as the sewers, that report has been released and it shows my property being half and half.

ACTING CHAIRMAN ENNES: What I'm going to suggest is that the Petitioner isn't prepared to present his proposal tonight. I would ask you to --

COMMISSIONER JENSEN: Sir, could we ask one question of Staff? It might help a little bit. Is the recommendation of Staff contingent upon some study that the Petitioner is concerned about? Or is it primarily conditioned on code which is what you referred to in your presentation?

MR. ENRIGHT: It's conditioned on code.

COMMISSIONER JENSEN: That the size of this subdivision with four lots in it make it a requirement in Staff's opinion that there be retention on-site.

MR. ENRIGHT: It's a requirement in the Village code, subdivision regulations, that on-site detention is provided.

COMMISSIONER JENSEN: So, if there were further studies, this would probably still be your recommendation because that's what the code is?

MR. ENRIGHT: Yes, that would be our recommendation.

COMMISSIONER JENSEN: So, to have the Petitioner go chasing a study which may or may not even be done at this point with the view that that will help him somehow to advance his petition would probably not be the best use of everyone's time. So, I think we need

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to be clear that you have a code issue, not an issue with an errant study. So, you need to understand that's the basis. So, having people chase around trying to find a study or do a study which may take years probably isn't going to help you.

MR. BRUSCATO: So, it's the code that is the problem, not the fact that there was errors on the study?

COMMISSIONER JENSEN: I don't know that there were errors on the study, and I was part of the Plat and Sub at that time. But what Staff has told us is --

MR. BRUSCATO: Yes, excuse me, I'm sorry, I didn't mean to phrase it that way.

COMMISSIONER JENSEN: What Staff has told us is the code, when you have this size subdivision, in their opinion requires on-site retention, and they're not going to allow a fee in lieu. So, that's the recommendation they're making to us, and it probably would be the recommendation that would go to the Board. The Board would probably take that kind of action, although I can't speak for the Board. So, spending a lot of time with Staff and any of the departments, or with this Commission which we're not in a position to consider, will not advance your cause I think is what you need to understand.

MR. DELANEY: All right, so we need to determine if we're going to proceed with the petition here.

MR. BRUSCATO: Okay.

ACTING CHAIRMAN ENNES: Does the Petitioner want time to discuss this with your client outside chambers?

MR. DELANEY: Yes.

ACTING CHAIRMAN ENNES: We'll take on the next hearing.

MR. DELANEY: Yes, yes.

ACTING CHAIRMAN ENNES: If you want to come back after that?

MR. DELANEY: Yes.

MR. ENRIGHT: I make a motion to continue the hearing to a later time this evening.

COMMISSIONER JENSEN: So moved.

COMMISSIONER SIGALOS: I'll second.

ACTING CHAIRMAN ENNES: All in favor?

(Chorus of ayes.)

(Whereupon, the public hearing on the above-mentioned petition was temporarily adjourned at 7:57 p.m.)

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PLAN

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

COMMISSION

RE: 504 S. MITCHELL SUBDIVISION - PC# 14-016
(RESUMPTION OF PUBLIC HEARING AFTER REQUESTED BREAK)

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
24th day of February, 2013, at the hour of 8:29 p.m.

MEMBERS PRESENT:

TERRY ENNES, Acting Chair
LYNN JENSEN
BRUCE GREEN
JOHN SIGALOS
JAY CHERWIN

ALSO PRESENT:

BILL ENRIGHT, Deputy Director

APPROVED

MR. ENRIGHT: As a point of order, you will want to make a motion to reopen the public hearing for the previous PC case, 14-016.

ACTING CHAIRMAN ENNES: Can I have a motion for that?

COMMISSIONER JENSEN: I'll make that motion.

ACTING CHAIRMAN ENNES: Is that seconded?

COMMISSIONER CHERWIN: Second.

ACTING CHAIRMAN ENNES: All in favor?

(Chorus of ayes.)

ACTING CHAIRMAN ENNES: I would like the Petitioner to come back up. Would you please introduce yourself, give us your name and position?

MR. ANDERSON: My name is Mike Anderson from Haeger Engineering. We have professional offices at 1304 Plum Grove Road in Schaumburg.

We have had a discussion with Mr. Bruscato, and I apologize, that's something I should have done a better job explaining to him before this meeting. He does want to proceed with the submittal as presented to you for the three lots with the one storm water lot. So, that's what I'd like to proceed with.

The property has three proposed single-family lots from the R-3 District. We are asking for a variation on minimum lot area and lot width for the corner lots, or for lots 1 through 3. Lot 4 is not buildable but that also has the same lot width variation request. The minimum lot area for the corner lots per the code is 9,900 square feet. We're asking for about 9,250 square feet with this plan. The lot width for the corner is 90 feet per code, and we are asking for 70 feet. On the interior lots 2 and 3, the code requires a 70-foot width and we are asking for about an average of a 64-foot width.

As you know, storm water detention is required which is proposed to be handled in an open basin on outlot 4. This is a naturalized bottom storm water detention basin, has a maximum ponding of three feet before it overflows. It's connected to the separate sewer system at Walnut and Park.

There are a number of mature trees on the property. Many of them are proposed to be removed from the development. 16 of them in fact are proposed to be removed, 10 of those are in poor condition or low quality. We presented a landscape plan that proposes, that require replacement per Village code for those trees.

We do understand in the Village's Staff report that there is a recent storm water detention maintenance fee that will be assessed to each of the buildable lots at the time of building permit. We do not object to that.

Regarding the lot width variation requests, what's

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in front of you here is an exhibit that Staff put together that shows existing lot widths in the vicinity of the site. You can see that the majority of them are at 50-foot wide lots. So, we feel that the request for the 64-foot wide interior lots and the 70-foot wide corner lots are in keeping with the character of the overall neighborhood.

With that, I will close my presentation. I'm here for any questions you have.

ACTING CHAIRMAN ENNES: Okay. Let me start with --

COMMISSIONER JENSEN: We weren't able to do the Staff report yet.

ACTING CHAIRMAN ENNES: We'll do the Staff report now.

MR. ENRIGHT: Chairman, members of the Plan Commission, Staff is in support of the subdivision as well as the variations that are requested for lot width and size. This exhibit that I did and attached to the report gives you a good feel for the neighborhood in terms of the lot widths. Certainly the lots that are proposed are consistent with the neighborhood which, you know, ranges, most of the lots are 50 feet wide, so the interior ones here are even bigger than that. Then a lot of the corner lots are less than 90 feet consistent with, you know, we have a couple that are, you know, 64, 68, a couple that are 70, a couple that are 50.

So, his corner lots that he's proposing at 70 feet are really consistent with the neighborhood, even though they're short by 20 feet. You know, there is a lot to the east that's 95 feet. That's actually two lots. From a zoning standpoint, it's 95 feet because whoever built there years ago had those two lots under common ownership. So, those bigger lots are actually in our opinion a bit of an anomaly. So, we have no problems with the variations and support that.

There is a, as part of the plat, there is a three-foot dedication required for additional right-of-way along Mitchell. In addition to that, the Village Board will have to approve a vacation of three feet of Walnut adjacent to the property. So, it's almost kind of like shifting it over, dedicating the east side, vacating from the Board, getting from the Village three feet, which Staff supports. The Plan Commission does not have the authority to act on the vacation. However, we have provided it to you because it's an important piece of information because it, if approved by the Board, would fit into the subdivided lots.

We have no reason to believe the Board is going to have any issues with that vacation. It's a very minor request. But just so you know, if you take action tonight and make a recommendation, the vacation part is not part of your recommendation per se. However, it is a condition that we're recommending in the Staff report, that your recommendation is subject to the Village Board agreeing to vacate that portion.

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If they didn't vacate that, all it really would do is reduce those two lots in the area which I don't think would be a big deal either. It would just increase the size of the variation. But I don't see that being an issue at all.

This is of course preliminary plat, so final plat of subdivision if preliminary plat is approved will have to be submitted with all the required signatures of the different agencies that sign off, utility companies and so forth. So, that's one of the recommendations and conditions that's part of the Village code, that you have to do the final plat as well of course. The three-foot vacation of Walnut would be up to the Village Board as part of the number 2 condition. Dedication which I've shown in the plat for Mitchell Avenue, three feet there.

Number 4, well, skipping to number 5, the school, park and library contributions, that's required by code of every new subdivision. There's going to be three new houses here. But since there's already a principal residence here, you only have to charge the school impact fees and park impact fees and library impact fees which is what this is on the additional homes. So, that's why when the house permit comes in, and that's with building permits, whoever builds a house is going to have to pay that for just lots 2 and 3.

Then number 4, this is a new fee that the Village Board for the first time has assessed to a subdivision. The Christina Court subdivision which went last year has an outlot with detention that the Village will own and maintain. The Village Board, as part of that project, made a condition that they pay for maintenance to the Village to cover the first 10 years. After that, the Village taxpayers would have to pick up the tab for that long-term maintenance.

So, prior to this coming back for final plat of subdivision, we'll have to sit down with the Petitioner and determine, get an estimate of what we think this detention basin, which is quite a bit smaller than the Christina Court detention basin, would cost to maintain. A lot of that depends, too, on what MWRD is going to require with the type of detention. They are requiring more of a wetland type development because their standards have changed a little bit which is a little bit more maintenance. The old fashioned detention ponds just basically used to be grass and you just go in there and mow and it's not that big a deal. But these detention basins per MWRD requirements have become more intricate and more like wetlands. So, there is more maintenance time for the Village.

So, that's something that we'd have to work on. The reason we're suggesting it here is because the Village Board has, through the Christina Court requirement, we believe has set forth an expectation that this would occur for any new detention basins. Having said that, this will go to Village Board if there's a recommendation, and the Village Board can either reiterate that or say, you know, send

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us in a different direction. So, we'll find out more what the Board thinks if this goes forward with the Plan Commission.

So, otherwise, like I said, Staff is supportive of the project per our recommendation. That would conclude our presentation and I'm willing to answer any questions.

ACTING CHAIRMAN ENNES: Thank you, Bill. Can I have a motion to include the Staff report in the public records?

COMMISSIONER SIGALOS: I'll make that motion.

COMMISSIONER CHERWIN: I'll second.

ACTING CHAIRMAN ENNES: All in favor?

(Chorus of ayes.)

ACTING CHAIRMAN ENNES: Well, let's start with questions from the Plan Commission. Lynn, do you want to start?

COMMISSIONER JENSEN: Yes, actually at this point I don't have any questions at all. I'll pass.

ACTING CHAIRMAN ENNES: Commissioner Green?

COMMISSIONER GREEN: I have a question for Mr. Anderson. In the Plat and Sub, we talked about possibly fronting three lots on Park Avenue, on Park Street, which would be then conforming lots and there would be no variations. Is that a possibility? Was that a possibility I should say?

MR. ANDERSON: We did look into that. There is no, right now there is no sanitary sewer or water main running on that stretch of Park. So, that would require new water main and sanitary sewer to be built there. So, it was a little, you know, economically, the burden for that construction cost was much higher than what's proposed here.

COMMISSIONER GREEN: Are they in Walnut and the side streets?

MR. ANDERSON: Yes. Yes, water and sewer both are in Walnut and Mitchell.

COMMISSIONER GREEN: Mitchell, okay. Okay, that's the only question at this time.

ACTING CHAIRMAN ENNES: Commissioner Cherwin?

COMMISSIONER CHERWIN: I'll reserve comment pending public, I'll reserve questions pending public comment, thank you.

ACTING CHAIRMAN ENNES: Commissioner Sigalos?

COMMISSIONER SIGALOS: The only question I had was, I guess this is a big departure from previous Plat and Sub proposals that you came forward with where with one you were going to live in one of the houses and retain a guesthouse. But on this proposal, everything is going to be torn down and so three lots will be sold off as private new homes.

MR. ANDERSON: Correct.

COMMISSIONER SIGALOS: I have no other questions.

ACTING CHAIRMAN ENNES: I'd like to open this up for

APPROVED

public comment. Is there anybody from the audience that would like to offer comment?

Seeing nobody, we'll come back to the Commissioners and see if there's any other questions. Nothing else? Is there a motion?

COMMISSIONER JENSEN: I'll make a motion.

A motion to recommend to the Village Board of Trustees approval of PC# 14-016, the Bruscato Preliminary Plat of Subdivision for four lots and variations for lot size and width in order to construct single-family homes on Lots 1, 2 and 3 with Lot 4 for storm water management, subject to the following conditions:

1. **Approval of Final Plat of Subdivision.**
2. **Approval by the Village Board of a three-foot vacation of Walnut Avenue right-of-way along the west side of the proposed subdivision.**
3. **Dedication of three feet along the east property line for Mitchell Avenue right-of-way.**
4. **A maintenance fee for detention shall be required for each new residential home to be paid at building permit for each home. Said fee amount to be determined as part of the Final Plat of Subdivision.**
5. **School, park and library contributions shall be required prior to the issuance of a building permit for the new Lots 2 and 3.**
6. **The Petitioner shall comply with all applicable Federal, State, and Village codes, regulations, and policies.**

COMMISSIONER CHERWIN: Second.

ACTING CHAIRMAN ENNES: All in favor? Actually we should take a vote. I'll get this down.

MR. ENRIGHT: Commissioner Green.

COMMISSIONER GREEN: Yes.

MR. ENRIGHT: Commissioner Jensen.

COMMISSIONER JENSEN: Yes.

MR. ENRIGHT: Commissioner Cherwin.

COMMISSIONER CHERWIN: Yes.

MR. ENRIGHT: Commissioner Sigalos.

COMMISSIONER SIGALOS: Yes.

MR. ENRIGHT: Chairman Ennes.

ACTING CHAIRMAN ENNES: Yes. So, you've gotten a unanimous approval from the Plan Commission. We are advisory and your next step is to present to the Village Board.

MR. ANDERSON: Thank you.

MR. ENRIGHT: That date will likely be March 21st. I

APPROVED

have to confirm that with the Village Manager's office this week.

MR. ANDERSON: Okay.

ACTING CHAIRMAN ENNES: Mr. Bruscato, good luck with your project.

MR. ENRIGHT: That's all we have for public hearings. As far as other business, we have two Plan Commission hearings in March. The 7th I believe, let me double check the dates on that. Rather March 9th and March 23rd, Plat and Sub and Plan Commission hearings on both evenings.

ACTING CHAIRMAN ENNES: Plat and Sub and Plan Commission both?

MR. ENRIGHT: It looks that way.

ACTING CHAIRMAN ENNES: 9th and 23rd?

MR. ENRIGHT: The 9th and the 23rd. We'll send out a reminder e-mail this week. Take a poll and see if everybody is there.

ACTING CHAIRMAN ENNES: That ended better than it started. Is there a motion to adjourn?

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

COMMISSIONER CHERWIN: Second.

ACTING CHAIRMAN ENNES: All in favor?

(Chorus of ayes.)

(Whereupon, the public hearing on the above-mentioned petition was adjourned at 8:44 p.m.)

504 South Mitchell Subdivision

Petitioner: Thomas A. Heinz, AIA

Owner: Anthony Bruscato

11 September 2014

Existing Zoning: R-3, One Family Dwelling District

Justification:

A. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in that Zone.

The prescribed lot size exceeds the lot size for the neighborhood and for this property in particular to be in accord with the current ordinances. Making two of the four lots at the prescribed size would then result in two of the lots becoming so small they could not contain a building.

B. The plight of the Owner is due to unique circumstances

The existing site is unique in the Village of Arlington Heights. The 0.81 acres on a single site with street exposure on three sides. Subdividing this lot will result in a more consistent neighborhood.

C. The Variation, if granted, will not alter the essential character of the locality.

The residential neighborhood to the east of this property was developed and subdivided about the time this lot was built upon, in the mid-1930s. The lots to the east are smaller than what is being proposed for this property. The residential neighborhood lots to the west are being used as the model for these four new lots. The character of the neighborhood will thus be preserved at the time of subdivision. The subdivision would also be compatible to the existing zoning for the neighborhood. The property to the north contains a religious institution. The lots to the south are similar in size as those proposed for this property

RECEIVED

SEP 23 2014

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

January 15, 2016

Bill Enright
Deputy Director Planning & Community Development
Village of Arlington Heights
33 S. Arlington Heights Road
Arlington Heights, IL 60005
847-368-5211

**RE: Bruscato Resubdivision
 Response to Village Review
 Our File No. 15-084**

Dear Bill:

We have received the Village review comments for the above referenced submittal. We have revised the submittal documents in response to your comments (shown in *italics*); our responses are shown in **bold** face font.

Engineering Department Comments

50. *Sidewalk along Mitchell Avenue to be located 1-ft off the ROW line, including the sidewalk through the driveway at S 16 S. Mitchell Ave..*

We have revised the plan to illustrate this alignment.

51. *Portions of the proposed site drain offsite unrestricted. Also, portions of the land to the south appear to be tributary to the site. Incorporate these items in the stormwater calculations. Consider adding storm sewers in the backyard to accommodate sump discharge lines, downspouts, and offsite drainage.*

We have added storm sewer runs to the site to accommodate future connections as requested. We will route off-site drainage areas through the site, with detailed design provided during final engineering. In order to reduce the amount of interior storm sewer to be maintained, we have proposed curb inlets in three locations to capture runoff from front yard areas to avoid the unrestricted condition. We propose to coordinate this matter with Village engineering staff during final engineering design. If, in the opinion of Village staff, additional interior storm sewer is required, we will add it to the subdivision design.

52. *Minimum restrictor size allowed, for maintenance reasons, is 2". Restrictors between 2" and 4" must be in a trap in a catch basin. Show the location and size of the restrictor. Provide a detail showing the restrictor catch basin. If the restrictor required to meet the allowable release rate is less than 2", calculate the amount of detention storage provided with a 2" restrictor. Subtract this amount from the required storage based on the allowable release rate to show the storage deficiency. This deficiency can be paid as money in lieu of detention at the rate of \$1.00 per cubic foot.*

We have provided additional stormwater calculations including restrictor sizing and calculations for deficient volume due to minimum restrictor sizing. We have added a detail for the proposed restrictor structure as requested.

Plat of Resubdivision

53. *Revise the tag along Walnut Avenue as follows: "West Line of the East 363.1' 265.10' of Lot 7 as measured."*

This correction has been made.

54. *The dimensions along the south property lines do not add up properly: 132.23' + 132.23' + 3.00' = 267.46', which does not equal the 267.76' dimension shown. Same problem on the north property line. Refer to the original Plat of Survey.*

These corrections have been made.



Plat of Vacation

55. *The dimensions for the land area proposed to be vacated do not match the dimensions from the Plat of Survey by Geodetic Survey, Ltd. Having no other Plat of Survey as a comparison, the one from Geodetic Survey, Ltd. must be utilized.*

We disagree with their interpretation of field monuments shown in the Geodetic Survey. A Survey Exhibit is enclosed which illustrates our findings. We surveyed the site and found the same corners referenced in their survey. We also surveyed beyond this property boundary as well and found strong supporting evidence to support the boundary location shown on the enclosed Plat of Vacation and Plat of Subdivision. It is apparent that the Geodetic survey held record dimensions above all else; they held the east line and came west record dimensions and did not accept the found southwest corner monument.

We found that the lot measured short or record distances because of established property corner monuments. We chose to hold the property corner evidence over record distances, which applying boundary law principles is the appropriate action. We felt the record information of the ROW and supporting plats and maps were accurate in this case as it strongly agreed with the corners found, i.e. the 3' agreed with not only maps and plats but actual found corners within a hundredths of a foot, which is well within allowable instrument error.

56. *Include the property's address and the PIN number.*

The PIN has been added.

Public Works Department

1. *Any future downspouts and sump pumps must be routed overland or into the detention basin and not directly to the combined sewer.*
2. *All existing water and sewer services serving the proposed development property must be abandoned at the respective water & sewer mains.*
3. *If the existing sewer line connection is a "break in" style, it must be repaired with pipe and mission couplings.*
4. *All proposed water and sewer services must be obtained from Walnut or Mitchell*
5. *Any existing sidewalk must be restored (after construction) to new condition with proper ADA Plate compliance at the corners.*

All of these comments are acceptable to the petitioner and have been added to the preliminary engineering plan.

Community Development

1. *Preliminary Plat of Subdivision / Plat of Vacation required. Final Plat of Subdivision will be required if the Preliminary Plat is approved, at which time a Final Plat shall be submitted for staff review prior to obtaining all utility company signatures.*

The petitioner understands this requirement.

2. *Variations for lot size and width are required as follows:*

Lot 1:

- *Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 9,900 square feet to 9,253 square feet for a corner lot.*
- *Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 90 feet to 70 feet for a corner lot.*

Lot 2:

- *Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 8,750 square feet to 8,432 square feet for an interior Lot.*



- Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards to allow a reduction in lot width from the required 70 feet to 63.88 feet for an interior lot.
- Chapter 28, Section 5.1-3.6 Required Minimum Yards, from the requirement that subdivisions created after January 1, 2003 shall provide a minimum side yard of 7 feet, to allow a side yard of 6.4 feet.

Lot 3:

- Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 8,750 square feet to 8,480 square feet for an interior lot.
- Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 70 feet to 63.88 feet for an interior lot.
- Chapter 28, Section 5.1-3.6 Required Minimum Yards, from the requirement that subdivisions created after January 1, 2003 shall provide a minimum side yard of 7 feet, to allow a side yard of 6.4 feet.

Lot 4:

- Chapter 28, Section 5.1-3.4 Minimum Lot Size and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot size from the required 9,900 square feet to 9,268 square feet for a corner lot.
- Chapter 28, Section 5.1-3.5 Minimum Lot Width and Chapter 29, Section 29-307 Residential Lot Standards, to allow a reduction in lot width from the required 90 feet to 70 feet for a corner lot.

Staff supports the variations for lot size and width, but does not support the variations for side yard setbacks for Lots 2 and 3. Those setbacks should be 7 feet to meet code rather than 6.4 feet.

The sideyard setbacks have been increased to 7-feet as requested. The additional variances for lot size and width are still requested.

3. The engineering plan indicates the location of trees on site. A list of all trees on site shall be provided indicating if they are to be preserved or removed the caliper size of tree, species and condition (good, fair, poor). The previous tree preservation plan submitted by others was not current, therefore the tree preservation plan needs to be current so that staff can review how many replacement trees are required.

The tree list has been updated and incorporated into the preliminary engineering plan.

4. There is a 22 inch Oak tree on proposed lot 3 which should be preserved. Other trees that can be preserved that are in good condition should be identified and preserved as feasible. Replacement trees shall be planted on site per Village Code and shall be shown on the landscape plan.

This oak tree has been shown to be preserved as requested. We propose to provide on-site replacement trees per Village requirement for impacted trees, to be detailed during final engineering.

5. A landscape plan shall be provided for the detention area.

Landscaping for the detention area has been added to the preliminary engineering plans.

6. What is the intent of the property owner with respect to timing of demolition of all structures on site?

The owner proposes to obtain final plat approval for the resubdivision, and then sell the land to another party who will record the plat and be responsible for all land improvements including structure demolition.

This completes our resubmittal. We trust that we have adequately addressed all comments. Please contact me with any remaining questions you have regarding this submittal.

Sincerely,

HAEGER ENGINEERING, LLC

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

PRELIMINARY PLAT OF SUBDIVISION
BRUSCATO SUBDIVISION

BEING A SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF SECTION 31,
TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN
COOK COUNTY, ILLINOIS.



VICINITY MAP
Not To Scale

OWNER'S CERTIFICATE AND SCHOOL DISTRICT STATEMENT

STATE OF ILLINOIS)
COUNTY OF COOK) SS

_____, DOES HEREBY CERTIFY THAT HE IS THE OWNER OF THE PROPERTY DESCRIBED HEREON AND THAT IT HAS CAUSED SAID PROPERTY TO BE SURVEYED AND RESUBDIVIDED AS SHOWN HEREON FOR THE USES AND PURPOSES THEREIN SET FORTH AND DOES HEREBY ACKNOWLEDGE AND ADOPT THE SAME UNDER THE STYLE AND TITLE HEREON SHOWN. HE FURTHER CERTIFIES TO THE BEST OF ITS KNOWLEDGE, THAT THE LAND INCLUDED HEREIN FALLS WITHIN ELEMENTARY SCHOOL DISTRICT 25, HIGH SCHOOL DISTRICT 214, AND COMMUNITY COLLEGE DISTRICT 512.

SIGNED AT _____, ILLINOIS, THIS _____ DAY OF _____, A.D. 2015.

BY: _____

TITLE: _____

NOTARY CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF COOK) SS

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE SAID COUNTY IN THE STATE AFORESAID DOES HEREBY CERTIFY THAT _____, PERSONALLY KNOWN TO ME OR PROVED TO ME ON THE BASIS OF SATISFACTORY EVIDENCE TO BE THE SAME PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME THIS DAY IN PERSON AND ACKNOWLEDGE THAT HE SIGNED AND DELIVERED SAID INSTRUMENT AS HIS OWN FREE AND VOLUNTARY ACT AND AS THE FREE AND VOLUNTARY ACT OF SAID CORPORATION FOR THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL THIS _____ DAY OF _____, 2015.

PRINT NAME _____

NOTARY PUBLIC _____

COMMISSION EXPIRES: _____ (SEAL)

PUBLIC UTILITY EASEMENT PROVISIONS

AN EASEMENT FOR SERVING THE SUBDIVISION AND OTHER PROPERTY WITH ELECTRICAL AND COMMUNICATIONS SERVICES, GAS, CABLE TELEVISION, STORM WATER DRAINAGE AND SANITARY SEWERS IS HEREBY RESERVED FOR AND GRANTED TO

COMMONWEALTH EDISON COMPANY
AND
AMERITECH
AND
NORTHERN ILLINOIS GAS COMPANY (NICOR)
AND
ANY CABLE COMMUNICATIONS FIRM OR COMPANY GRANTED
A CABLE COMMUNICATIONS FRANCHISE BY THE VILLAGE OF ARLINGTON HEIGHTS
AND
THE VILLAGE OF ARLINGTON HEIGHTS, GRANTEES

THEIR RESPECTIVE SUCCESSORS AND ASSIGNS, JOINTLY AND SEVERALLY, FOR THE PLACEMENT, INSTALLATION, USE, OPERATION, MAINTENANCE, REPAIR, RELOCATION, REPLACEMENT AND REMOVAL OF WATERMAINS, STORM SEWERS, SANITARY SEWERS, DRAINAGE DITCHES AND SWALES, RETENTION PONDS, GAS MAINS, ELECTRICAL LINES, TELEPHONE LINES, FACILITIES USED IN CONNECTION WITH UNDERGROUND TRANSMISSION AND DISTRIBUTION OF ELECTRICITY AND SOUNDS AND SIGNALS, INCLUDING BUT NOT LIMITED TO TELEVISION, DATA AND RADIO SIGNALS, TOGETHER WITH ALL BRACES, GUYS, ANCHORS, MANHOLES, VALVES AND ALL OTHER EQUIPMENT AND APPURTENANCES NECESSARY IN CONNECTION UPON AND UNDER THE SUBDIVISION IN, UNDER, ACROSS, ALONG AND UPON THE SURFACE OF THE PROPERTY SHOWN WITHIN THE DOTTED LINES ON THE PLAT AND MARKED EASEMENT, AND THE PROPERTY DESIGNATED ON THE PLAT FOR STREETS AND ALLEYS, WHETHER PUBLIC OR PRIVATE, TOGETHER WITH THE RIGHT TO INSTALL REQUIRED SERVICE CONNECTIONS OVER OR UNDER THE SURFACE OF EACH LOT AND COMMON AREA OR AREAS TO SERVE IMPROVEMENTS THEREON OR ON ADJACENT LOTS, COMMON AREA OR AREAS, THE RIGHT TO CUT, TRIM, OR REMOVE TREES, BUSHES AND ROOTS AS MAY BE REASONABLY REQUIRED INCIDENT TO THE RIGHTS HEREIN GIVEN, AND THE RIGHT TO ENTER UPON THE SUBDIVIDED PROPERTY FOR ALL SUCH PURPOSES, OBSTRUCTIONS SHALL NOT BE PLACED OVER THE GRANTEE'S FACILITIES OR IN, UPON OR OVER THE PROPERTY WITHIN THE DOTTED LINES MARKED EASEMENT WITHOUT THE PRIOR WRITTEN CONSENT OF GRANTEES, EXCEPT GARDEN, SHRUBS AND LANDSCAPING MAY BE PLACED OVER ANY SUB SURFACE FACILITIES THAT DO NOT UNREASONABLY INTERFERE WITH THE SAFETY, USEFULNESS OR UNREASONABLY RESTRICT TO, OR PREVENT THE PROMPT MAINTENANCE OF REPAIR OF ANY SUCH SUB SURFACE FACILITIES, AFTER INSTALLATION OF ANY SUCH FACILITIES, THE GRADE OF THE SUBDIVIDED PROPERTY SHALL NOT BE ALTERED IN A MANNER SO AS TO INTERFERE WITH THE PROPER OPERATION AND MAINTENANCE THEREOF.

THE TERM COMMON AREA OR AREAS IS DEFINED AS A LOT, PARCEL OR AREA OF REAL PROPERTY, THE BENEFICIAL USE AND ENJOYMENT OF WHICH IS RESERVED IN WHOLE AS AN APPURTENANCE TO THE SEPARATELY OWNED LOTS, PARCELS OR AREAS WITHIN THE PLANNED DEVELOPMENT, EVEN THOUGH SUCH MAY BE OTHERWISE DESIGNATED ON THE PLAT BY TERMS SUCH AS ADJUT LOTS, OPEN SPACE, OPEN AREA, COMMON GROUND, PARKING AND COMMON AREA. THE TERM COMMON AREA OR AREAS INCLUDES REAL PROPERTY SURFACED WITH INTERIOR DRIVEWAYS AND WALKWAYS, BUT EXCLUDES REAL PROPERTY PHYSICALLY OCCUPIED BY A BUILDING, SERVICE BUSINESS DISTRICT OR STRUCTURES SUCH AS A POOL OR RETENTION POND, OR MECHANICAL EQUIPMENT.

RELOCATION OF FACILITIES WILL BE DONE BY GRANTEES AT COST OF GRANTOR/LOT OWNER, UPON WRITTEN REQUEST.

THE GRANTING OF THE FOREGOING EASEMENT CONFERS NO OBLIGATION ON THE VILLAGE OF ARLINGTON HEIGHTS TO MAINTAIN, REPAIR, REPLACE, RELOCATE OR REMOVE ANY OF THE FOREGOING UTILITIES. THE EASEMENT PROVISION IS SUBJECT TO THE TERMS AND CONDITIONS OF THE DECLARATION OF COVENANTS AND RESTRICTIONS RECORDED HERewith AS DOCUMENT NUMBER.

SURVEYOR NOTES:

- The field work for this survey was completed on July 6, 2015.
- The Horizontal coordinates and basis of bearing shown hereon are assumed.
- The Vertical Datum referenced hereon is based on NAVD 88 (Geoid 12A) as referenced from Kara Company's RTK Network.

AREA SUMMARY

Lot 1	9,253 S.F.	0.2124 Ac.
Lot 2	8,432 S.F.	0.1936 Ac.
Lot 3	8,480 S.F.	0.1947 Ac.
Outlot 4	9,288 S.F.	0.2128 Ac.
Right-of-Way	401 S.F.	0.0092 Ac.
Total	35,834 S.F.	0.8228 Ac.

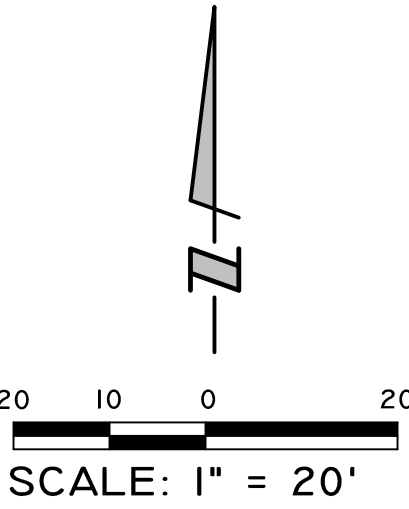
COUNTY CLERK CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF COOK) SS

I, _____, COUNTY CLERK OF COOK COUNTY ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND INCLUDED IN THE CONSOLIDATED PLAT.
I FURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONNECTION WITH THE ATTACHED PLAT.

GIVEN UNDER MY HAND AND SEAL OF THE COUNTY CLERK AT, _____, ILLINOIS, DATED THIS _____ DAY OF _____, A.D. 20____.

BY: _____
COUNTY CLERK



PREPARED: DECEMBER 17, 2015
REVISED: JANUARY 12, 2015
REVISED: FEBRUARY 17, 2015

VILLAGE CERTIFICATE

STATE OF ILLINOIS)
COUNTY OF COOK) SS

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 _____

_____, A.D., 20____.

BY: _____
CHAIRPERSON

ATTEST: _____
SECRETARY

APPROVED BY THE VILLAGE BOARD OF TRUSTEES AT A MEETING HELD _____

_____, A.D., 20____.

BY: _____
PRESIDENT

ATTEST: _____
VILLAGE CLERK

APPROVED BY THE DIRECTOR OF ENGINEERING ON _____

_____, A.D., 20____.

BY: _____
DIRECTOR OF ENGINEERING

APPROVED BY THE VILLAGE TREASURER ON _____

_____, A.D., 20____.

BY: _____
VILLAGE TREASURER

STATE OF ILLINOIS)
COUNTY OF COOK) SS:

I, JEFFREY W. GLUNT, AN ILLINOIS PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT I HAVE SURVEYED AND SUBDIVIDED THE FOLLOWING DESCRIBED PROPERTY:

THE EAST 265.10 FEET OF LOT 7 IN CAROLINE FIENE'S SUBDIVISION OF THE SOUTH 50 ACRES OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

DIMENSIONS ARE GIVEN IN FEET AND DECIMAL PARTS THEREOF AND ARE CORRECTED TO A TEMPERATURE OF 68 DEGREES FAHRENHEIT.

I DO HEREBY FURTHER CERTIFY THAT UPON COMPLETION OF CONSTRUCTION, IRON PIPES AT ALL INTERIOR LOT CORNERS AND POINTS OF CHANGE IN ALIGNMENT WILL BE SET, AS REQUIRED BY THE PLAT ACT (765 ILCS 205/0.01 ET SEQ.). I FURTHER CERTIFY THAT ALL EXTERIOR CORNERS OF THE SUBDIVISION HAVE BEEN MONUMENTED PRIOR TO RECORDEATION OF THE SUBDIVISION PLAT, AND THAT CONCRETE MONUMENTS HAVE BEEN SET AS REQUIRED. THIS IS TO FURTHER CERTIFY THAT THE LAND INCLUDED IN THE ANNEXED PLAT IS WITHIN THE CORPORATE LIMITS OF THE VILLAGE OF ARLINGTON HEIGHTS, COOK COUNTY, ILLINOIS, WHICH HAS AN OFFICIAL COMPREHENSIVE PLAN AND IS EXERCISING THE SPECIAL POWERS AUTHORIZED BY THE STATE OF ILLINOIS ACCORDING TO 65 ILCS 5/11-12-6 AS HERETOFORE AND HEREAFTER AMENDED.

THIS IS TO FURTHER CERTIFY THAT BASED ON INFORMATION PROVIDED ON THE FLOOD INSURANCE RATE MAP COMMUNITY - PANEL NO. 17031 C0203J DATED AUGUST 19, 2008 PRODUCED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) FOR COOK COUNTY, ILLINOIS, THE PROPERTY SHOWN AND DESCRIBED HEREON IS LOCATED WITHIN ZONE X, WHICH IS DEFINED BY FEMA AS 'AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN'.

THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS OF PRACTICE APPLICABLE TO BOUNDARY SURVEYS.

SCHAUMBURG, ILLINOIS _____ DECEMBER 17, 2015

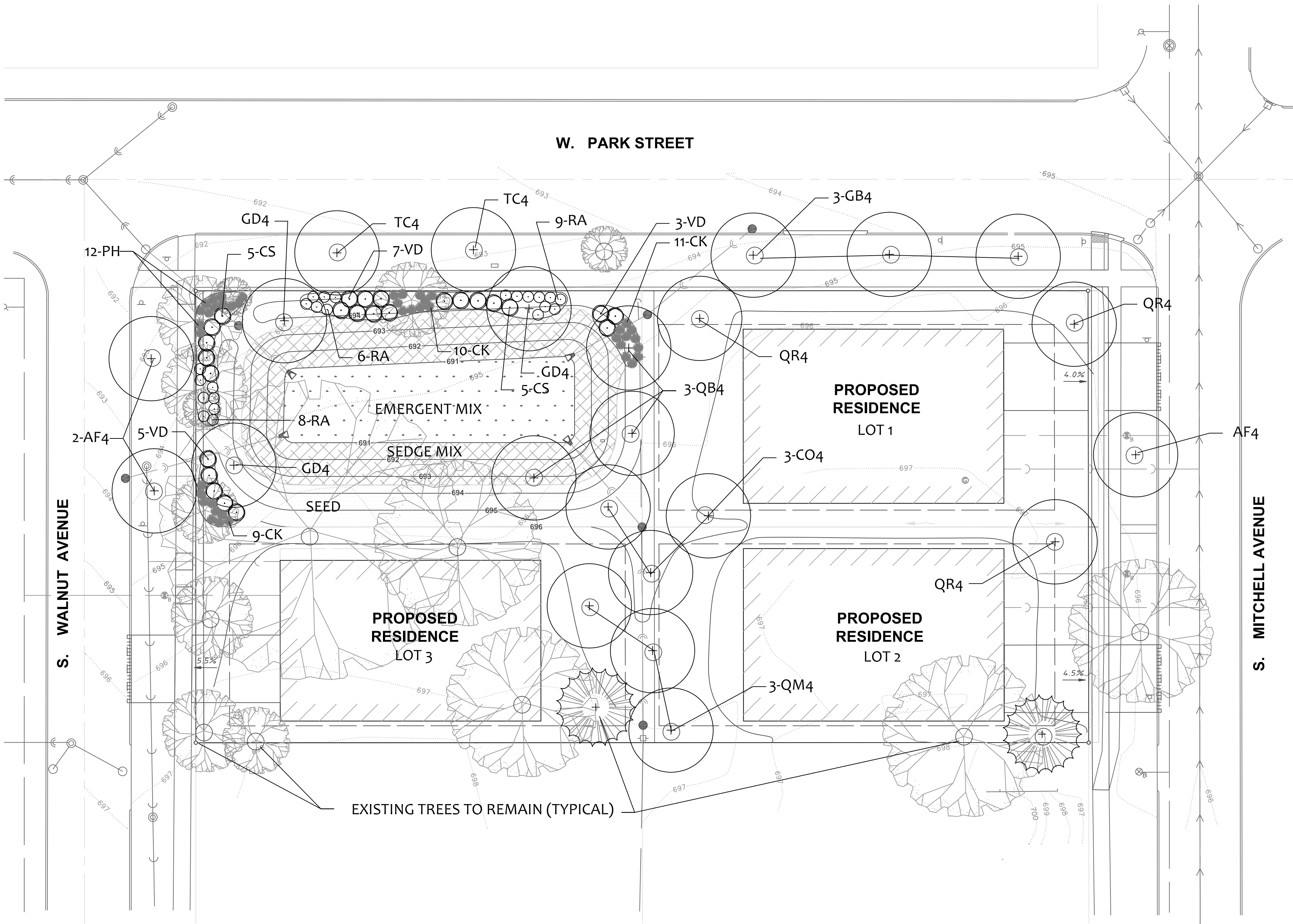
BY: _____
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3695



EXPIRES 11-30-16

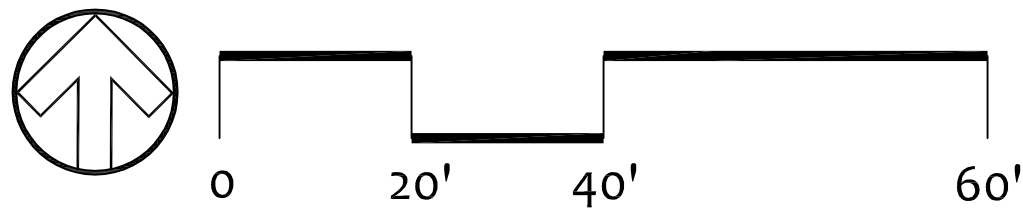
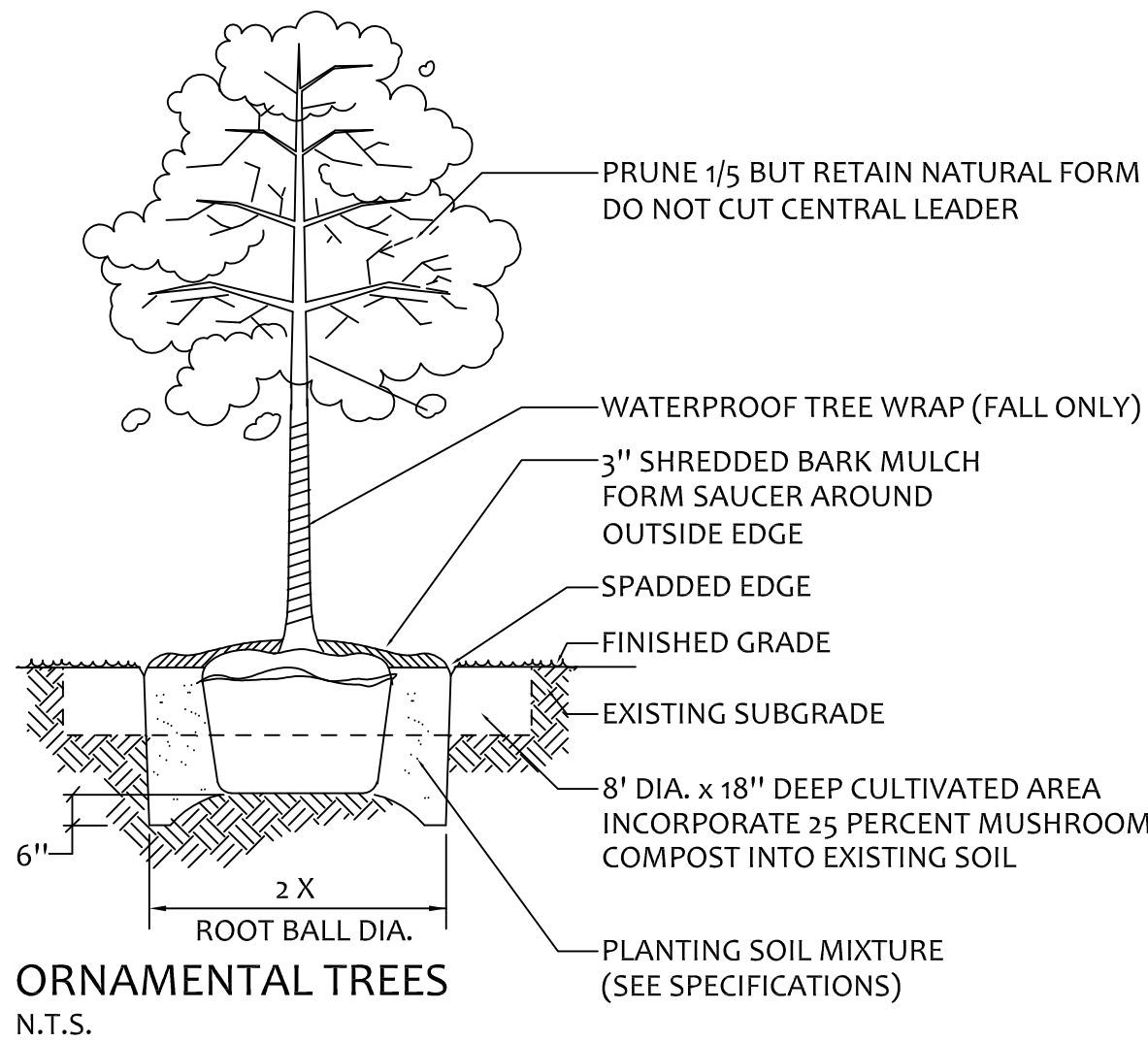
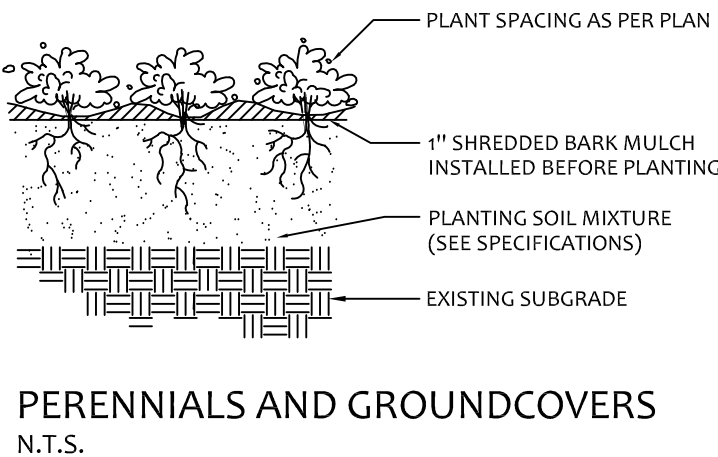
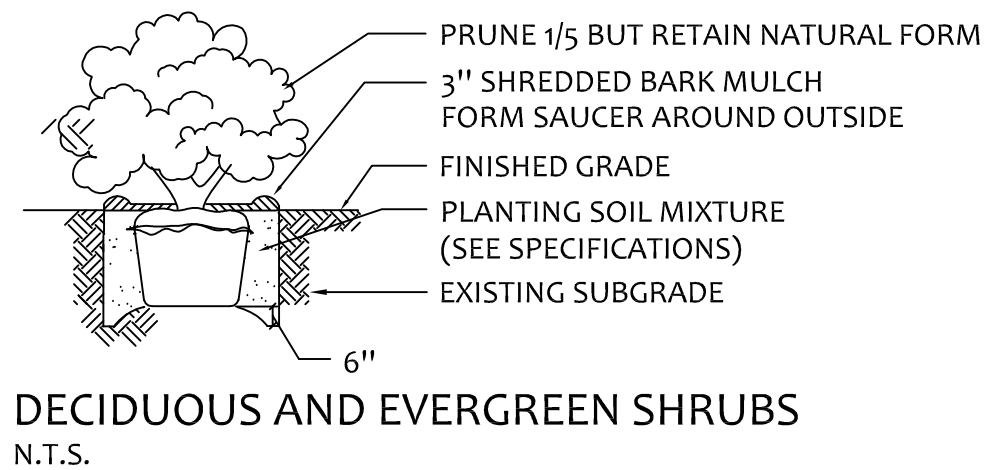
HAEGER ENGINEERING
consulting engineers • land surveyors

1304 N. Plum Grove Road, Schaumburg, IL 60173
Tel: 847.394.6600 Fax: 847.394.6608
Illinois Professional Design Firm License No. 184-003152
www.haegerengineering.com



PLANT MATERIAL KEY				
SYM	QTY	BOTANICAL NAME	COMMON NAME	SIZE
Replacement Trees - 23 Trees Total				
AF4	3	Acer x freemanii	Autumn Blaze Maple	4"
CO4	3	Celtis occidentalis	Common Hackberry	4"
GB4	3	Ginkgo biloba	Ginkgo	4"
GD4	3	Gymnocladus dioicus	Kentucky Coffee Tree	4"
QB4	3	Quercus bicolor	Swamp White Oak	4"
QM4	3	Quercus macrocarpa	Bur Oak	4"
QR4	3	Quercus rubra	Red Oak	4"
TC4	2	Tilia cordata	Littleleaf Linden	4"
Deciduous Shrubs				
CS	10	Cornus sericea	Red-Twig Dogwood	10 Gal.
RA	23	Rhus aromatica 'Gro-low'	Gro-low Sumac	5 Gal.
VD	15	Viburnum dentatum	Arrowwood Viburnum	10 Gal.
Ornamental Grasses				
CK	30	Calamagrostis 'Karl Foerster'	Karl Foerster Reed Grass	1 Gal.
PH	12	Pennisetum alopecuroides 'Hamelin'	Dwarf Fountain Grass	1 Gal.
Miscellaneous Materials*				
16		Shredded Hardwood Mulch		C.Y.
322		Kentucky Bluegrass Blend Seed WITH ECB		S.Y.
0.047		Emergent Mix		Ac.
0.076		Wet Meadow Mix with ECB		Ac.
*Exact mixes to be determined at time of Final Engineering.				

- GENERAL NOTES**
- QUANTITIES SHOWN ARE FOR THE CONVENIENCE OF THE CONTRACTOR ONLY. CONTRACTOR IS RESPONSIBLE FOR VERIFYING QUANTITIES, AND FOR PROVIDING SUFFICIENT MATERIALS TO COMPLETE THE JOB PER PLAN. LANDSCAPE ARCHITECT SHALL BE NOTIFIED OF ANY VARIATION TO QUANTITIES.
 - CONTRACTOR SHALL VERIFY UNDERGROUND UTILITY LOCATIONS PRIOR TO COMMENCEMENT OF WORK. CONTRACTOR SHALL AVOID ALL EXISTING UTILITIES, UNDERGROUND AND OVERHEAD WHERE APPLICABLE, AND IS RESPONSIBLE FOR ANY DAMAGE. IF ANY CONFLICTS SHOULD EXIST BETWEEN UTILITIES AND PROPOSED MATERIAL LOCATIONS, FIELD ADJUSTMENTS MUST BE APPROVED BY THE LANDSCAPE ARCHITECT PRIOR TO INSTALLATION.
 - CONTRACTOR SHALL VERIFY ALL EXISTING CONDITIONS IN THE FIELD PRIOR TO COMMENCEMENT OF CONSTRUCTION, AND SHALL REPORT TO LANDSCAPE ARCHITECT ANY VARIANCE OR CONDITION WHICH WOULD PREVENT ADHERENCE TO SCHEDULE, PLANS OR SPECIFICATIONS.
 - WORK SHALL CONFORM TO AMERICAN STANDARD FOR NURSERY STOCK, STATE OF ILLINOIS HORTICULTURAL STANDARDS, AND LOCAL MUNICIPAL REQUIREMENTS.
 - THE LANDSCAPE ARCHITECT RESERVES THE RIGHT TO REJECT LANDSCAPE MATERIAL ON SITE WHETHER STOCK PILED OR INSTALLED IN PLACE.
 - THE LANDSCAPE ARCHITECT RESERVES THE RIGHT TO INSPECT ALL PLANTED MATERIAL EITHER AT PLACE OF GROWTH OR AT SITE BEFORE PLANTING, FOR COMPLIANCE WITH REQUIREMENTS OF VARIETY, SIZE AND QUALITY.
 - ALL PLANTS SHALL BE INSTALLED PER THE LANDSCAPE PLAN AND SPECIFICATIONS. PLANTINGS NOT FOUND TO BE IN COMPLIANCE SHALL BE REPLANTED CORRECTLY AT NO ADDITIONAL EXPENSE TO THE OWNER.
 - FINE GRADE, FERTILIZE AND SOD/SEED ALL DISTURBED AREAS WITHIN THE CONSTRUCTION LIMITS AS SHOWN. ALL AREAS SHALL DRAIN COMPLETELY AND SHALL NOT POND OR PUDDLE.
 - WHERE PLANTING BEDS MEET TURF AREAS, THE CONTRACTOR SHALL PROVIDE A CULTIVATED EDGE. MULCH ALL SHRUB BEDS TO THE LINE SHOWN.
 - CONTRACTOR SHALL SECURE AND PAY FOR ALL PERMITS, FEES, AND INSPECTIONS NECESSARY FOR THE PROPER EXECUTION OF THIS WORK AND COMPLY WITH ALL CODES APPLICABLE TO THIS WORK.
 - SOME FIELD ADJUSTMENTS MAY BE NECESSARY TO ENSURE THAT THERE ARE NO CONFLICTS BETWEEN EXISTING AND PROPOSED TREES.
 - MATERIAL QUALITY AND MEASUREMENT SHOULD CONFORM TO THE MOST RECENT EDITION OF THE AMERICAN STANDARDS FOR NURSERY STOCK, ANSI Z60 BY THE AMERICAN NURSERY AND LANDSCAPE ASSOCIATION.
 - ALL SHADE/OVERSTORY TREES SHALL HAVE A 'CENTRAL LEADER'.
 - CONTRACTOR SHALL BE RESPONSIBLE FOR PROVIDING AND INSTALLING ALL MATERIALS SHOWN ON THE PLAN IN ACCORDANCE WITH THE PLAN DESIGN AND MATERIALS QUANTITIES.
 - THE CONTRACTOR IS RESPONSIBLE FOR PROTECTING UNDERGROUND UTILITIES, SIDEWALKS, AND OTHER PREVIOUSLY CONSTRUCTED SITE IMPROVEMENTS.



504 S. Mitchell Avenue
Arlington Heights, IL

PRELIMINARY LANDSCAPE PLAN

REVISIONS

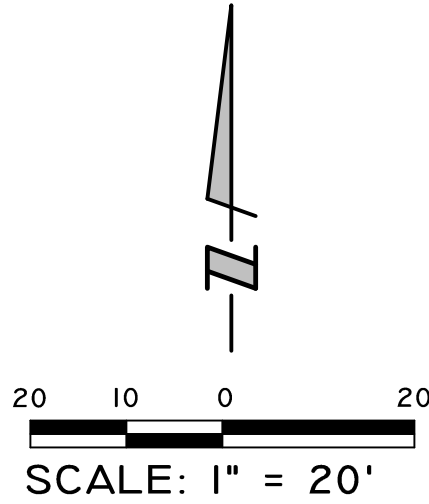
DATE	February 11, 2016
PROJECT	HEL1619
DRAWN	KTK
CHECKED	KTK

PLAT OF VACATION

OF

THE EAST 3.00 FEET OF S. WALNUT AVENUE RIGHT-OF-WAY LYING SOUTH OF THE NORTH LOT LINE OF LOT 7 IN CAROLINE FIENE'S SUBDIVISION OF THE SOUTH 50 ACRES OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND NORTH OF THE SOUTH LINE OF SAID LOT 7, IN COOK COUNTY, ILLINOIS.

AREA = 305 SQ. FT.



UTILITY COMPANY'S CERTIFICATE

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

THE APPROVING AUTHORITIES ON SIGNING THIS DOCUMENT HEREBY RELEASE AND CONSENT TO THE RELEASE, VACATION AND ABROGATION OF ALL EASEMENT RIGHTS PREVIOUSLY GRANTED IN THE RIGHT OF WAYS NOW BEING VACATED AND DESCRIBED HEREON.

ACCEPTED: _____ DATE: _____
AMERITECH/SBC

PRINTED NAME AND TITLE

ACCEPTED: _____ DATE: _____
COMMONWEALTH EDISON COMPANY

PRINTED NAME AND TITLE

ACCEPTED: _____ DATE: _____
NICOR GAS

PRINTED NAME AND TITLE

ACCEPTED: _____ DATE: _____
COMCAST CABLE COMPANY

PRINTED NAME AND TITLE

ACCEPTED: _____ DATE: _____
WIDE OPEN WEST, LLC

PRINTED NAME AND TITLE

VILLAGE ENGINEER'S CERTIFICATE

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

APPROVED BY THE DIRECTOR OF ENGINEERING.

ON _____ DAY OF _____, A.D. 20____.

BY: _____
VILAGE ENGINEER

VILLAGE COLLECTOR'S CERTIFICATE

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

APPROVED BY THE VILLAGE COLLECTOR.

ON _____ DAY OF _____, A.D. 20____.

BY: _____
VILAGE COLLECTOR

SURVEYORS NOTES:

1. NO OTHER IMPROVEMENTS SHOWN AT THIS TIME.
2. () DENOTES RECORD DIMENSION.
3. BEARINGS ARE BASED UPON AN ASSUMED DATUM.

MUNICIPALITY CERTIFICATE

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

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 VILLAGE BOARD OF TRUSTEES AT A MEETING HELD.

ON _____ DAY OF _____, A.D. 20____.

BY: _____
VILLAGE PRESIDENT

ATTEST: _____
VILLAGE CLERK

COUNTY CLERK CERTIFICATE

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, _____, COUNTY CLERK OF COOK COUNTY ILLINOIS, DO HEREBY CERTIFY THAT THERE ARE NO DELINQUENT GENERAL TAXES AND NO REDEEMABLE TAX SALES AGAINST ANY OF THE LAND INCLUDED IN THE CONXOLIDATED PLAT.

I FURTHER CERTIFY THAT I HAVE RECEIVED ALL STATUTORY FEES IN CONNECTION WITH THE ATTACHED PLAT.

GIVEN UNDER MY HAND AND SEAL OF THE COUNTY CLERK AT, _____, ILLINOIS, DATED THIS _____ DAY OF _____, A.D. 20____.

BY: _____
COUNTY CLERK

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

I, JEFFREY W. GLUNT, ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3695 HEREBY CERTIFY THAT THIS PLAT HAS BEEN PREPARED UNDER MY DIRECT SUPERVISION, FROM SURVEYS AND OFFICIAL RECORDS, FOR THE USE AND PURPOSES HEREIN SET FORTH AND THAT THE PLAT IS A CORRECT REPRESENTATION OF THE HEREON CAPTIONED PROPERTY.

SCHAUMBURG, ILLINOIS _____

BY: _____
ILLINOIS PROFESSIONAL LAND SURVEYOR NO. 3695



EXPIRES 11-30-16

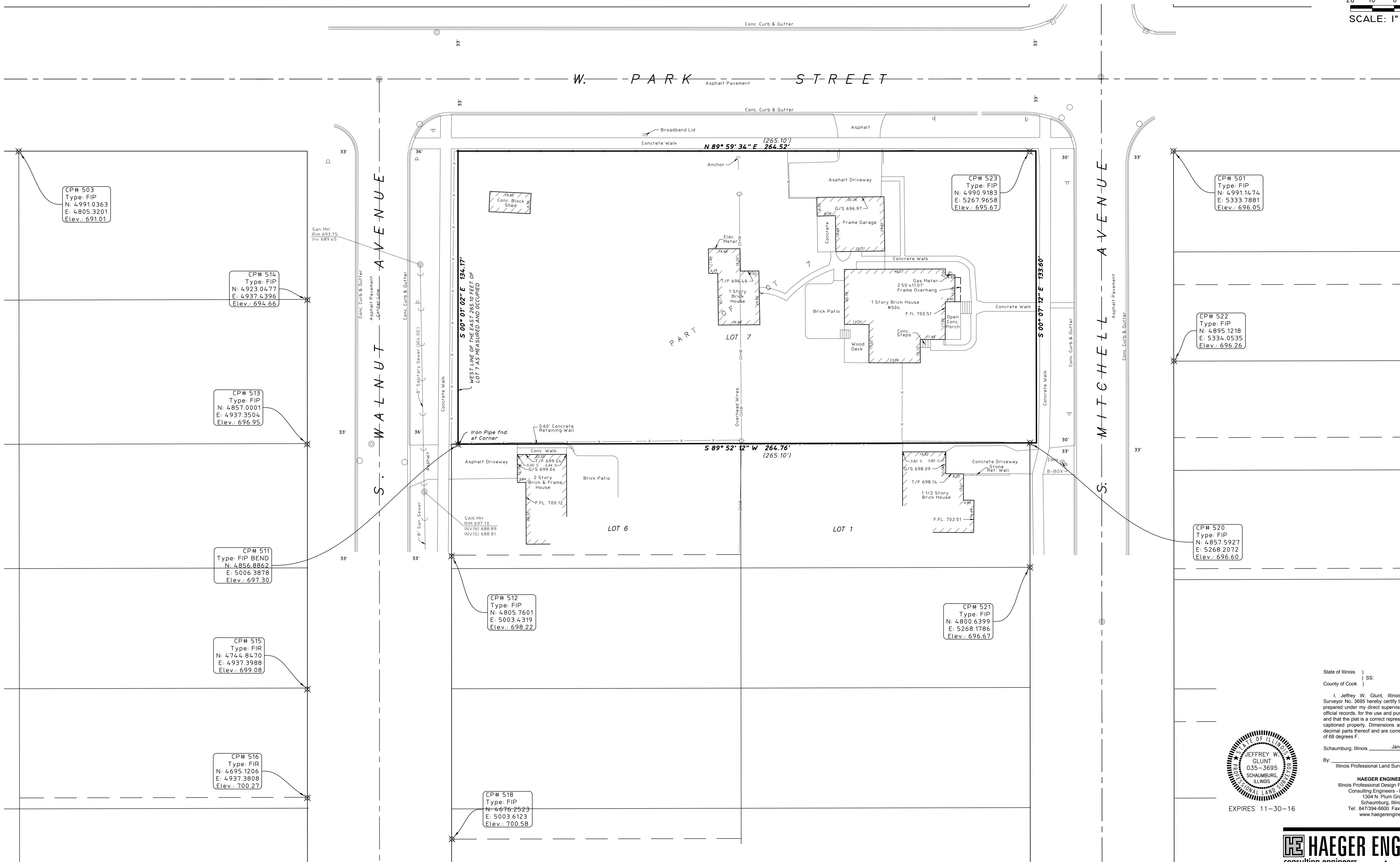
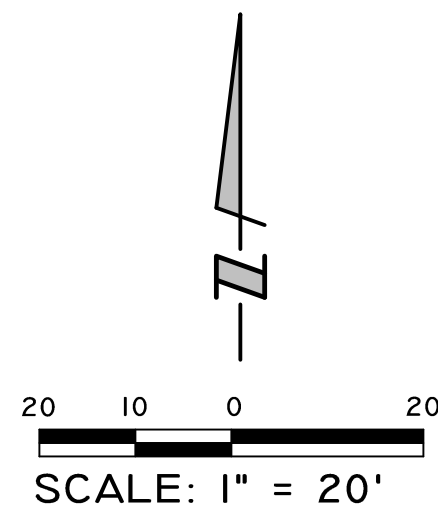
HAEGER ENGINEERING
consulting engineers • land surveyors

1304 N. Plum Grove Road, Schaumburg, IL 60173
Tel: 847.394.6600 Fax: 847.394.6608
Illinois Professional Design Firm License No. 184-003152
www.haegerengineering.com

SURVEY EXHIBIT

OF

THE EAST 265.10 FEET OF LOT 7 IN CAROLINE FIENE'S SUBDIVISION OF THE SOUTH 50 ACRES OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

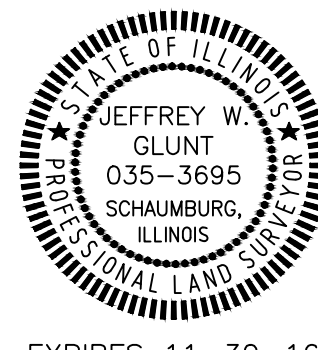


State of Illinois)
County of Cook) SS:

I, Jeffrey W. Glunt, Illinois Professional Land Surveyor No. 3695 hereby certify that this plat has been prepared under my direct supervision, from surveys and official records, for the use and purposes herein set forth and that the plat is a correct representation of the hereon captioned property. Dimensions are shown in feet and decimal parts thereof and are corrected to a temperature of 68 degrees F.

Schaumburg, Illinois January 14, 2016

By: Illinois Professional Land Surveyor No. 035-003695



EXPIRES 11-30-16

HAEGER ENGINEERING
consulting engineers • land surveyors

1304 N. Plum Grove Road, Schaumburg, IL 60173
Tel: 847.394.6600 Fax: 847.394.6608
Illinois Professional Design Firm License No. 184-003152
www.haegerengineering.com

Ordered By: Anthony Bruscato
Order No.: 15-084

PLAN COMMISSION PROJECT TIMELINE

Project Name: Bruscato Subdivision
 PC Number: PC 14-016
 Location: 504 S Mitchell Ave
 Requested Action: Subdivision

	Date	# of Business Days
Plat and Sub Committee Meeting	2-27-08 9-25-13 8-26-15	
Awaiting Petitioner PC Application	9-18-14	* days
PC Application Submittal Date	9-18-14	*days
1 st Round Department Comments	Various	*days
Petitioner's Response	Various	*days
2 nd Round Department Comments	various	*days
Petitioners Response	various	*days
PC Hearing**	2-24-16	* days from application date
Village Board	4-4-16	28 days

Note:

*This project was started and stopped several times at the petitioner's volition. Numerous staff reviews were conducted as the project request was modified.

** Legal notice; State Statute requires 15 to 30 days notice.



Item: Memory Care Facility - 511 W. Rand Rd. - PC#15-023

Department: Planning & Community Development

Background

1. A rezoning from R-1 One Family Dwelling District to I-Institutional.
2. A Comprehensive Plan Amendment from Moderate Density Multi-Family to Institutional.
3. A Preliminary Planned Unit Development.

Variations Required

1. A variation from Chapter 28, Section 5.1-8.14, Minimum Distance from Building to Paved area to allow a reduction from the required distance of 12 feet to allow 5.5 feet.
2. A variation from Chapter 28, Section 5.1-8.11a, Requiring Inner Courtyards to include a direct emergency vehicle access of minimum of 12 feet width, to permit no emergency vehicle access to an inner courtyard.

RECOMMENDATION

A public hearing was held by the Plan Commission on February 24, 2016 where Commissioner Sigalos moved and Commissioner Green seconded:

A motion to recommend to the Village Board of Trustees approval of PC# 15-023, a Rezoning from R-1 One-Family Dwelling District to I-Institutional; a Comprehensive Plan Amendment from moderate density multi-family to institutional; a Preliminary Planned Unit Development; and the following Variations to permit a memory care facility at 511 West Rand Road:

1. A Variation from Chapter 28, Section 5.1-8.14, Minimum Distance from Building to Paved Area, to allow a reduction from the required distance of 12 feet to allow 5.5 feet.
2. A Variation from Chapter 28, Section 5.1-8.11A, requiring inner courtyards to include a direct emergency vehicle access of a minimum of 12 feet width, to

permit no emergency vehicle access to an inner courtyard.

This approval is subject to the following conditions:

1. Approval of Final Planned Unit Development.
2. Driveway modifications, and the left-turn lane, along Rand Road shall be subject to IDOT approval.
3. Design Commission motion dated February 9, 2016.
4. Additional landscaping shall be provided along Rand Road to screen the drive aisle in front of the portico.
5. The Petitioner shall comply with all applicable Federal, State, and Village codes, regulations and policies.

Roll Call Vote: Commissioners Cherwin, Green, Jensen, Sigalos, and Acting Chairman Ennes voted in favor. Motion carried.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description	Type
PC Staff Report	Board or Commission Report
PC Minutes 2/24/16	Minutes
Design Commission Staff Report	Board or Commission Report
Design Commission Minutes 2/9/16	Minutes
Aerial	Exhibits
Site Plan	Exhibits
Building Elevations	Exhibits
Floor Plans	Exhibits
Plat of Survey	Exhibits
Market Demand	Exhibits
Justification for rezoning	Correspondence
Justifications for Variances	Correspondence
Neighborhood Meeting - Developer's Summary	Correspondence
Written Objection Letter received 3-31-16	Correspondence

Letter from RJ Development	Correspondence
Public Comments Received	Correspondence
Fire Truck Autoturn	Exhibits
Preliminary Engineering	Exhibits
Preliminary Landscaping	Exhibits
Traffic Study - Revised	Exhibits
Tree Survey	Exhibits
Department Comments - Petitioner Response - Round 1	Correspondence
PC Timeline Tracker	Correspondence

STAFF DEVELOPMENT COMMITTEE REPORT

To: Plan Commission
Prepared By: Bill Enright, Deputy Director Planning and Community Development
Meeting Date: February 24, 2016
Date Prepared: February 18, 2016
Project Title: Memory Care Facility
Address: 511 W. Rand Road

BACKGROUND INFORMATION

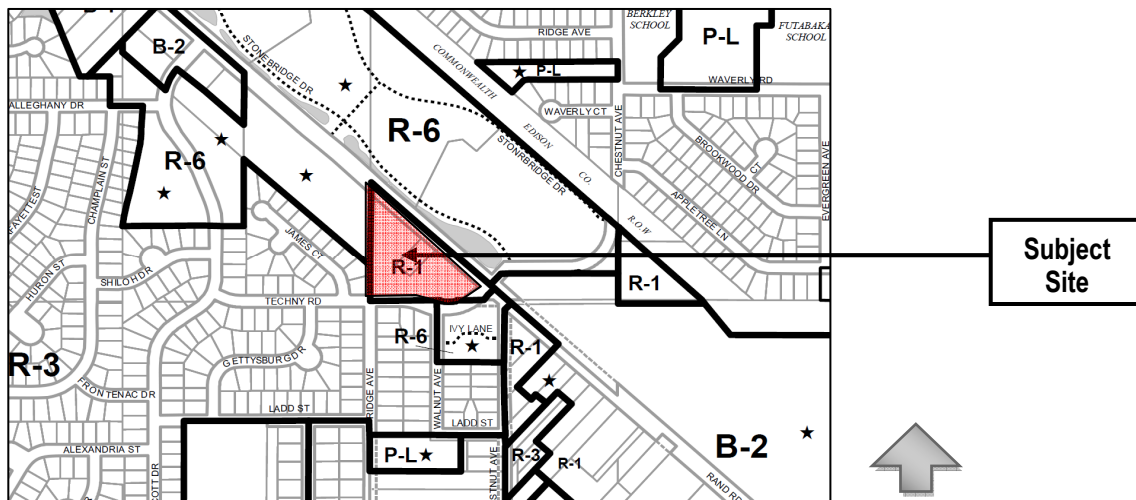
Petitioner: Jeff Yates
Address: RJ Development
 401 Central St SE
 Olympia, WA 98501
Existing Zoning: R-1, One Family Dwelling District

Requested Action:

1. A rezoning from R-1 One Family Dwelling District to I-Institutional.
2. A Comprehensive Plan Amendment from Moderate Density Multi-Family to Institutional.
3. A Preliminary Planned Unit Development.

Variations Required:

1. A variation from Chapter 28, Section 5.1-8.14, Minimum Distance from Building to Paved area to allow a reduction from the required distance of 12 feet to allow 5.5 feet.
2. A variation from Chapter 28, Section 5.1-8.11a. Requiring Inner Courtyards to include a direct emergency vehicle access of minimum of 12 feet width, to permit no emergency vehicle access to an inner courtyard.



Surrounding Land Uses:

Direction	Existing Zoning	Existing Use	Comprehensive Plan
North	R-6 Multiple Family Dwelling District	Stonebridge Apartments	Moderate Density Multi-Family
South	R-3 and R-6 One Family Dwelling District & Multiple Family Dwelling District	Single Family homes & Townhomes	Single Family Detached & Moderate Density Multi-Family
East	R-6 and B-2 Multiple Family Dwelling District & General Business District	Stonebridge Apartments & Vacant Land	Moderate Density Multi-Family & Commercial
West	R-6 and R-3 Multiple Family Dwelling District & One Family Dwelling District	Fountains of Arlington & Single Family homes	Moderate Density Multi-Family & Single Family Detached

Background Summary

The subject site is approximately 4.216 acres (183,683 square feet) in area and is located at the northwest corner of Rand Road and Techny Road, and is zoned R-1, One Family Dwelling District.

The proposed action, if approved would allow the petitioner to develop the site with a one-story, 38,685 square foot care facility for individuals diagnosed with Alzheimer's disease and other dementias. The proposed facility will be operated by Koelsch Senior Communities, based in Olympia, Washington. Koelsch currently operates 23 senior living communities in 7 states. In Illinois, Koelsch broke ground on a memory care facility in Northbrook which is expected to open in February or March of 2016.

The proposed Arlington Heights facility would have a total of 72 beds. The unit mix will include both private and semi-private rooms with a bathroom, and closet space. The property will include a central courtyard, two nurse stations, and include amenities such as a beauty salon, two living rooms, two dining rooms, and a commercial grade kitchen facility. Along with the memory care facility the proposal also includes 2 duplexes (4 units) with the purpose of providing a place for the spouse to reside while the spouse lives in the memory care.

The project is expected to create approximately 40 medical related jobs. The primary work shift will be from 7 a.m. to 7 p.m. over two shifts. Estimated employees during each shift is 18. The overnight shift would include an estimated 5 employees. Employees will be required for activities, dietary, administration, nursing, maintenance, marketing, housekeeping, transportation and receptionist duties. In addition, there will be a bus to take residents to doctor visits and community activities as they cannot drive themselves. As part of the formal review process the Petitioner will need to provide a detailed summary that describes visiting hours and the various uses and operations within the building.

Plat and Subdivision Committee

The Plant and Subdivision Committee met on August 26, 2015 to discuss the project and were in favor of the project proceeding. The Committee felt this was a good low intensity use that would be compatible with the neighborhood. There was some discussion on affordability and market demand, to which the petitioner provided information. In addition the Committee agreed that the developer should hold a neighborhood meeting to provide early input from the neighborhood.

Zoning and Comprehensive Plan

To proceed forward, the Plan Commission must approve and the Village Board must approve several zoning actions. The first action is a rezoning from the R-1 One Family Dwelling District to I, Institutional; the second action is the approval of a preliminary Planned Unit Development (PUD) and lastly a Comprehensive Plan Amendment from Moderate Density Multi-Family to Institutional. In addition the petitioner submitted a justification for the change in zoning which is included in the packet.

The Petitioner held a neighborhood meeting on February 1, 2016 at Village Hall (see attached meeting summary).

Building Related Issues

The Design Commission recommended approval of the design at their meeting February 9, 2016. Overall, the proposed architectural design is nicely done with rich materials and traditional detailing that will complement the surrounding residential properties. The proposed building is set back from the street on all sides which will provide a nice buffer from the surrounding properties, and the single story design will fit in well with the scale of the adjacent single-family homes. The proposed duplex residences fit in well with the development by sharing the same materials, forms, and detailing as the primary building. In addition the developer has provided ample landscaping around the site and has provided screening of the mechanical equipment behind the building.

The Design Commission made several suggestions regarding the design as indicated in their motion to approve (see minutes attached to the packet).

Zoning Code Bulk Standards

Staff conducted a zoning analysis based on the 'I', Institutional bulk standards outlined in the Village's Zoning Ordinance (see Table 1, next page).

Table 1: Zoning Analysis (I, Institutional District Standards)

Standard	I, Institutional Requirements	Proposed
Location	Institutional sites 4-acres to 20 acres frontage on a street classified at least as a Secondary Arterial	Major Arterial
Minimum Area for Zoning District	2 acres	4.2 acres
Minimum Lot Area (2,400 SF/unit)	3.8 acres (2,400 X 69, 165,600 SF)	4.2 acres
Minimum Lot Width (south – along Techny Road)	150 feet	612.33 feet
Front Yard Setback (south – along Techny Road)	25 feet	25 feet
Side Yard Setback (west)	25 feet	25 feet
Exterior Side Setback (northeast – along Rand Road)	25 feet	25 feet
FAR	100%	24%
Lot Coverage	40%	24%
Building Height	45 feet	14 feet*
Minimum Distance from building to paved area	12 feet	5.5 feet

**Building height measured to mid point of roof; top of roof is 24 feet.*

The proposed development complies with all applicable I, Institutional Overlay district bulk requirements with two exceptions for minor variations as outlined below. The petitioner has provided a response to justify said variations which is included in the packet.

Variations to Chapter 28, Zoning:

- **A variation from Chapter 28, Section 5.1-8.14, Minimum Distance from Building to Paved area to allow a reduction from the required distance of 12 feet to allow 5.5 feet.**

Staff has no concerns with this variation as there is one small area at the far east end of the building that is 5.5 feet from the parking lot. The site overall has significant landscaping.

The Institutional zoning district also requires that inner court yards have an opening a minimum of 12 feet wide for access for emergency vehicles. The proposed floor plan has a one story inner court yard without access for vehicles, therefore the following variation is requested:

- **A variation from Chapter 28, Section 5.1-8.11a which requires Inner Courtyards to include a direct emergency vehicle access of minimum of 12 feet width, to permit no emergency vehicle access to an inner courtyard**

Since the inner court yard is only one story, staff does not object to this variation.

Site Layout and Access

The petitioner had previously explored a different layout with the memory care building running north-south, parallel to the west property line. This site plan allowed for 5 duplexes on site located on the east portion of the site. In response to staff comments, the petitioner has revised the site plan to orient the memory care building to run parallel with the street and 2 duplex homes to the west as a transition. With respect to access, the existing access on Rand Road will be removed and a new access on Rand Road is being proposed, which is subject to IDOT approval. The petitioner is also proposing a driveway on Techny Road.

The petitioner originally had two driveways onto Techny Road which staff did not support. The plan submitted has one driveway onto Techny which aligns with Walnut Avenue. The projected traffic for this driveway is minimal and also provides better site access for larger emergency vehicles.

Storm Water Management

The petitioner is proposing two stormwater detention basins, one each at the southeast and southwest portion of the site. Currently the natural grade of the property is 705 feet at the southwest corner and gradually slopes down to 701 feet at the southeast corner. A new storm sewer will be constructed along the west property line and feed into the southwest detention basin. From there a storm sewer will run from the detention basin easterly to the southeast detention basin. From there storm water will be released into storm sewer in Rand Road. The petitioner has provided preliminary engineering plans to the satisfaction of staff. Final Engineering plans and fees shall be provided as part of Final Planned Unit Development.

Landscape & Tree Preservation Related Issues

The southwest detention basin has been modified to include a terraced north face. Previously there was a 6 foot vertical retaining wall along the north side of this detention basin, but staff requested that the developer redesign the basin. In response the developer has provided a terrace which breaks down the wall into two, three foot segments, with the terrace landscaped to provide a more natural appearance and to screen the upper portion of the wall. As part of Final PUD, the petitioner shall provide additional screening of the Rand Road frontage in front of the main entrance / drop off area. Code requires three foot tall screening, which could also be a decorative wall.

There are only four trees on site, two of which are in good condition, however given the location of the trees they cannot be preserved. The developer has provided an excellent landscaping plan which includes 198 new trees such as shade trees, ornamental trees, and evergreens, as well as various plantings throughout the site. Mechanical equipment and the loading area to the rear is well screened and the detention basins are also well landscaped.

Traffic & Parking Issues

As required the petitioner submitted a traffic and parking study from KLOA, which is included in this packet. The study analyzed access (configuration, location, Level of Service), on-site circulation, parking (supply, demand, distribution), trip generation, trip distribution, and impacts to local streets. The only off site improvement recommended is a left hand turn lane off Rand Road into the site's main entrance drive. This can be accommodated by striping a left turn lane within the existing Rand Road geometrics and is subject to IDOT approval. Overall the projected trips generated by this development is very low as illustrated on pages 9 and 12 of the KLOA report. A total of only 15 trips in and out are estimated for the morning peak hour (7:30am to 8:30 am) and 24 total trips in and out during the afternoon peak hour (5:00pm to 6:00pm). The Techny Road driveway to the development is estimated to have 6 of the peak morning hour trips and 9 of the peak afternoon hour trips. It should be noted that the Techny driveway is important for emergency vehicle access to the site and to provide better circulation within the site.

With respect to the code required parking, 1 parking space is required for every 2 beds. As a result, a total of 36 parking spaces are required for the 72 bed facility. The duplex units will require 2 parking stalls per unit for a total of 8 spaces. Therefore 44 spaces are required and 52 parking spaces are provided, a surplus of 8 spaces. The duplex units have one parking space within a garage and one space on the driveway.

RECOMMENDATION

The Staff Development Committee recommends approval of PC#15-023, a rezoning from R-1 One Family Dwelling District to I-Institutional; a Comprehensive Plan Amendment from Moderate Density Multi-Family to Institutional; a Preliminary Planned Unit Development; and the following variations to permit a Memory Care facility:

1. A variation from Chapter 28, Section 5.1-8.14, Minimum Distance from Building to Paved area to allow a reduction from the required distance of 12 feet to allow 5.5 feet.
2. A variation from Chapter 28, Section 5.1-8.11a. Requiring Inner Courtyards to include a direct emergency vehicle access of minimum of 12 feet width, to permit no emergency vehicle access to an inner courtyard.

Said approval is subject to the following conditions:

1. Approval of Final Planned Unit Development.
2. Driveway modifications, and the left turn lane, along Rand Road shall be subject to IDOT approval
3. Design Commission motion dated February 9, 2016.

4. Additional landscaping shall be provided along Rand Road to screen the drive aisle in front of the portico.
5. The Petitioner shall comply with all applicable Federal, State, and Village codes, Regulations and Policies.

February 18, 2016

Bill Enright, AICP
Deputy Director of Planning and Community Development

C: Randy Recklaus, Village Manager
All Department Heads

APPROVED

PLAN

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

COMMISSION

RE: MEMORY CARE FACILITY - 511 W. RAND ROAD - PC# 15-023

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
24th day of February, 2013, at the hour of 7:57 p.m.

MEMBERS PRESENT:

TERRY ENNES, Acting Chair
LYNN JENSEN
BRUCE GREEN
JOHN SIGALOS
JAY CHERWIN

ALSO PRESENT:

BILL ENRIGHT, Deputy Director

APPROVED

ACTING CHAIRMAN ENNES: So, maybe it was somewhat fortuitous that I started with you then. Would the Petitioner for Memory Care come forward? My apologies.

MR. YATES: No worries. I'm going to bring a few guys up to swear in just in case you have questions, and then that way they're already sworn in.

ACTING CHAIRMAN ENNES: That's fine.

(Witnesses sworn.)

ACTING CHAIRMAN ENNES: As you come up, as we did before, state your name, spell it for the court reporter, and give us your address.

MR. YATES: My name is Jeff Yates, last name is Y-a-t-e-s. Address is 401 Central Street SE, Olympia, Washington 98501. Good evening.

ACTING CHAIRMAN ENNES: Good evening.

MR. YATES: Thanks for having us. I'll give you a quick overview of the project. I think I've met with a few of you guys before at the Plat and Subdivision Committee meeting, I appreciate that. It's good to see you again.

Let me just say first of all, we do this in a lot of places. We are seniors housing specific developers for our clients, owner reps. So, anything we talk about tonight I can make a decision with you on. We work with a lot of departments all over the country and Bill has been fantastic. So, I just want to tell you he's a great guy, he's been very helpful, very efficient on the reviews, and this has gotten here pretty quick I think because of Bill and the Staff. So, we're appreciative, it doesn't happen every place, we've seen it go much different, so we appreciate that, Bill.

MR. ENRIGHT: Thank you.

MR. YATES: So, this project is a proposed memory care and independent living project. We are RJ Development, we're out of Olympia, Washington. This is all we do is seniors housing. We have a few clients. Our majority client that we do 90 percent of our work for is Koelsch Senior Communities. They're based out of Olympia, Washington and they have a Midwest to West Coast presence, regional presence in the country doing nothing but seniors housing. This would be the fourth project in the Chicagoland area preceded by Northbrook which is open in probably May, Bloomingdale which is under construction, Glen Ellyn which is just about to start construction, and our hope is this would start construction in June or July of this summer and be done the next summer.

About 10 years ago, that client came to us, asked us to help him grow. He is a specialist in memory care, he's been doing memory care since about 1991. He's been doing seniors housing since 1958, second generation operator. He is focused on operations, that's why he asked us real estate guys to help him with his growth that he wanted to do. So, that's a positive because not all operators are operations-minded, some of them are real estate minded. This is

APPROVED

kind of a nice blend.

This project in particular will be located at 511 West Rand Road, at the intersection of Rand and Techny. It's currently owned by Northwest Covenant Church and we are under contract with the church to purchase the property after we get these approvals and get a little further down the road here in May. They've been a big help and I believe their board has voted to allow this sale to go through because of the type of use it is, helping the community, and that was a positive thing for the church and for us.

This project consists, I'll go to the next slide here, it's a 72-bed memory care facility, single story, about 38,000 square feet. We are also proposing two duplex cottages, so they have, it's four total units for independent living at about 1,500 square feet each. Those are mainly for a potential spouse of a resident to live. We've noticed that across the country, that that's a desire from some of the spouses to be able to have some cottages to live in for the one who does not have Alzheimer's issues, and we're doing that in Colorado Springs, in Modesto, California, and some other places as well.

This project, the memory care side of it will be licensed by the Illinois Department of Public Health as an assisted living facility with an Alzheimer's designation. So, it is a state licensed project, and everything at this point is in order with the state according to their regulations on this project as well.

The existing zoning is R-1 Family Dwelling, and our proposal is to change the zoning to Institutional. When we first wanted to come to Arlington Heights, we sat down with Staff and they indicated this area was a particular interest and that this property fit within the plans, correct me if I'm wrong, of the Village and that Institutional made sense here along Rand Road. The property is fairly small to be developed in any financially reasonable way for single-family for a reasonable return. So, I think it made sense that this would go to this type of use given that our project is residential in nature. It's single story, it blends with the community. Our residents don't drive and so forth. It's a fairly low impact use.

What's on the screen there is the zoning analysis for the institutional requirements and what we have proposed. We are well within all of the requirements of that zone except for the minimum distance from building to paved area which is one of the variances we're requesting tonight. That's mainly in one part of the project. The sidewalk is just closer to the building than 12 feet, it's 5.5 feet from the building, and it's that way because of site constraints. It's a triangular piece which I'll show you in a second which made it tough to just fit things around the way that we needed to. We spent a lot of time with Staff with different iterations to do that.

That's the existing aerial on the site. The site is the triangular piece that you see highlighted there in the middle, roughly four acres.

This is a surrounding use exhibit just to show you

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what's around. You've got condos to the north and to the west, and single-family also to the west and the south. There are some duplexes or triplexes, I'm not sure which one, to the southeast. I think it's triplexes or maybe even four-plexes, but there's multi-family there as well. This property again is proposed to be institutional to fit the use we would need.

This is a perspective rendering of the building. We have met with the Design Commission about two weeks ago I believe. They approved with some conditions which we're working through with them. They wanted to see various things, extra dormers on the east side, better screening of mechanical equipment on the roof, centering the front door to the building which we have actually come up with a plan to do that. So, we're taking their requirements under consideration and they will be dealt with. I think they have the leeway for Staff to approve those changes, so we'll be going back to them to do that. But it has been approved through the Design Commission.

The materials as you can see are brick with some limestone wainscoting and headers, some dormers and gables to give relief to the front of the building, a porte cochere covered drop-off area for the benefit of the residents.

These are perspective renderings of the cottages. These will sit just off to the side of the memory care building with easy access back and forth. These cottages have a single car garage. They're about 1,500 to 1,600 square feet on each side, and they will have two parking spaces, one inside the garage and one outside of the garage per the code. But again they tie, the materials tie in right with what you're seeing on the main building. It fits nicely with the area, especially with the condos next to us and the single-family homes behind us. It's a nice transition.

This is a, I put this in here as a site plan and a landscape plan because I like the way it looks. It shows the site very well, sometimes just the black line site plans from an architect aren't very easy to see. So, as you can see, there's two ponds proposed for the storm water detention that's been preliminarily approved by Staff and the Engineering Department, one at the southwest corner to give some buffer and relief to the single-family there, and one in the southeast corner to get stuff off of the corner of Techny and Rand.

So, the memory care building there you'll see is in the shape of, it's a backwards P here, sometimes it just looks like a P. There's an interior courtyard for residents to use. That's another one of the variances that was in the Staff report that we need, that's the second variance we need. I think the code says there has to be a fire access lane to interior courtyard spaces. However, we couldn't provide that given the use of the building and the requirement to secure the residents. So, it's my understanding Staff is in support of that, but that is one of the variances I wanted to point out.

We do have outdoor areas for them in the interior

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courtyard as well as around the west and the south side, it will be fenced in for the residents to use. There's meandering paths and there's places to do raised flower beds for them to garden. There's benches, there's bollard lighting to reflect light downward. It's going to be a nice space for them outside in the months that they can get out there.

You'll see the cottages in the northwest side of the site, a buffer between us and the condos and the single-family to the west. The site is heavily landscaped. Larry here, our landscape architect, does a great job. I think when we first met, I told him we don't go cheap on landscaping, we want it to look nice. So, I realize each climate has their issues with plants that can be used. Washington, we have no issues, we can use any plant we want and it lives because there's so much rain and it's so temperate. But we've put in a lot of extra evergreens along the west side, along the south side, just for screening so it's a nice view for everybody in the community. I think it will be a really nice plan.

I know one of the comments from Staff was some additional screening of the parking between the building and Rand Road. Perfectly fine, we'd love to do that. We'll get a hedge in there, make that look really nice to beef that up. We also again responded to some comments from the Design Commission regarding benches along the front of the property. We have those in place now and so forth.

You'll see the main access is on Rand Road, pretty far away from Techny. We did our best to follow Illinois Department of Transportation guidelines on all our access points because they govern Rand Road. We have submitted this information to them. They've preliminarily said looks good, they're doing their formal review and they're going to get us their approval or comments here shortly.

The secondary access is off of the south of the site onto Techny, and that access is there because Staff wanted an access for fire. That's for fire apparatuses and for emergency personnel. It provides good circulation for the site.

We did have a neighborhood meeting and we had about 15 to 17 residents show up. It was a great meeting. We talked for about 45 minutes to an hour. Their main concern was traffic along Techny Road, and I understand as of now that's just a field with an old single-family house now that the church has there and there is no traffic. The benefit to our project is it's probably the least intense use for traffic you could get. So, if anything is going to go there and not create any more traffic than anything else, I don't know of a better use for that. But that's why that access point is there, it was lined up with Walnut which is another street just off the picture there, that access point is lined up with another street so it's not, you know, having cars come at different points. It's all right there which is typically the way it needs to be seen. So, that's the site plan.

Just to give you an idea of plant palette from the

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landscape architect, the types of trees, the different variety of trees and perennials and bushes that we'll be using on the site, those are the plants that are called out right now.

A couple of notes. We are screening mechanical equipment with materials that match the building. The interior courtyard is for secure resident access. There's a fountain in there, trellis, seating areas, covered and uncovered spaces. All of the lighting parking lot and bollards, and underneath the eaves we have soffit lights, are all directing light downward. So, they all have, particularly the bollards, they have a little screen on the top that directs light downward. We've used them in all our locations.

From a parking perspective, the code requires memory care building to have 36 and we have 44 on-site for a surplus of eight. The cottages are required to have eight and we have eight for a surplus of zero. So, overall we have a surplus parking of eight compared to code. I'll just say I think that's a total of 52 spots, we average 43 spots on these communities in all of our 25 projects that we've done in the last ten years. So, plenty of parking from our perspective to accommodate the need, and the traffic report supports that again because the residents don't drive.

Engineering plan, I didn't put this here so you could see every detail, it's hard to see. But just to show you, the plan is well thought out. You can see where the access onto Techny meets Walnut. You can see where the two ponds are in the southwest and southeast corners. The Engineering Department has been great to work with.

In the southwest pond, there was a retaining wall required, I'm not sure you can see where I'm pointing, you're looking at the screen, but right there behind the building about 20 feet right here, yes, right there. Initially, we had called that out at six-foot, and then we saw somewhere else in the Village where somebody did a three-foot with a planter and another three-foot and it looked really nice. So, we changed it and the Engineering Department liked that as well because that was one of their comments, can you get away from the six-foot wall. We said sure, let's do it this way. So, I think that's going to look really nice right there. So, that's the engineering plan.

The sign plan, I know we're not getting the signs approved right now, I know it's a separate approval later on. But I just wanted you to see where they were to be located. We'd like to have one at each entrance. The yellow circles there highlight those locations. They seem to make sense to us. Those will just be grand monument signs, they'll be roughly six feet tall and about seven feet wide. They'll have brick columns that match the building and a brick background with a raised metal plate with our name on it and two lights that shine back down on it, so no lights spilling out. So, it's a very nice sign that we've done many times.

Traffic study summary. We did have a traffic

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study completed by KLOA, a local traffic engineering firm here in Chicago. Their conclusions were that out on Rand Road, they recommend a left-hand turn lane into the property. If you recall that Rand Road access, if you're going northwest, they would like to see a striping of a left-turn lane. They feel it can be done within the existing Rand Road geometrics and it is subject to IDOT approval. We have sent that to IDOT and we're just waiting to hear back from them on their final say on that. We've worked with IDOT in Bloomingdale as well and I believe in Glen Ellyn as well, they had jurisdiction over the road. So, we have a good working relationship with them and they're working on it.

Very low project trips. We have 15 morning peak hour trips that will be generated by this facility according to traffic study, and 24 evening which is very low compared to the types of uses that could go in here. It concluded that parking is adequate for our proposed use given the residents don't drive and that, I found this interesting, it will only increase Rand Road and Techny Road traffic count by half of one percent. Again, I think it's just a testament to the fact that the residents don't drive, that they're mainly visitors and staff.

So, I kept it short for you. I could have gone a lot more, he said keep it short and under 20 slides. So, that's the project. Our plans and our desires are to obviously get approval and move on in the process. We're ready to submit for building permit as soon as we have Village Board approval. We're hopeful that process takes about two months, and as soon as we have permit we'll be ready to close the land and get under construction. We'd like to, you know, in a perfect world, we'd do that and get our foundations in before winter and be able to build all winter like we did in Northbrook, and probably in June or July next year the facility would be open and operational.

I'll tell you that our plans, or the way that we plan for these projects is we plan for a three-year fill-up period. Typically, we're running 16 to 18 months. Sometimes we hit a market where it's nine months, sometimes it's 24 months. But on average, it's about 16 months for fill-up. We plan for, in our pro forma, for two a month to fill up. The local Autumn Leaves that opened recently here in there Village, they've been leasing up at four per month which is higher than what we see in a lot of places.

So, from our perspective, the demand is large, occupancies are high on existing facilities, and it's a need here in the Village. There's only 63 beds of memory care in the Village right now, and of those I think if I remember my numbers right, I'll have to look it up, about 57 or 58 are full. So, occupancies are high and there is a need for this product, I don't have to tell you that. I mean you can see that with the population.

So, that's the project. I can answer any questions you have on anything you'd like to hear. If it's technical related to these guys, we'll bring them up.

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ACTING CHAIRMAN ENNES: Okay, we won't do questions quite yet but I do have one question for you, Mr. Yates.

MR. YATES: Sure.

ACTING CHAIRMAN ENNES: Have you seen the five conditions on the petition?

MR. YATES: The five conditions on the petition, the report?

ACTING CHAIRMAN ENNES: Staff report.

MR. YATES: Yes.

ACTING CHAIRMAN ENNES: Are you agreeable with those?

MR. YATES: I was the last time I read them. Let me review real quick just to make sure.

ACTING CHAIRMAN ENNES: Okay. We don't normally change those really.

MR. YATES: Yes, sir. Yes, sir, completely.

ACTING CHAIRMAN ENNES: Okay. Then what I'm going to ask is for Bill to do the Staff's report.

MR. ENRIGHT: Thank you, Chairman Ennes. First of all, this developer has been great to work with. Everything we've talked about changing and modifying, you know, originally they had a different layout that went to Plat and Sub months ago, and they made some pretty significant changes to make it a much more functional, better site plan, for them more than any. In addition, the detention basins that they're providing, they made some adjustments to make them more aesthetically pleasing so they had less of a walling effect on the southwest detention basin by terracing that. So, you know, we've had a very cooperative working relationship with the developer and are very much in support of the actions that are required, one of which is rezoning the property from Residential to Institutional; in addition, a Comprehensive Plan amendment from moderate density multi-family to institutional; and a preliminary unit development.

There are two minor variations with the project, one is to allow the building to be within 5.5 feet of the paved drive aisle on the far east end of the building. It's just a portion of the building which is a pretty minor variation when all is said and done, particularly given the fact that the landscaping plan is exceptional. I mean they're far exceeding any of our code requirements. I believe their plan came about 198 new trees if I counted right which, you know, will look great right away and after a few years will look exceptional.

There is a minor variation, too, for interior courtyards. This is a somewhat antiquated 1959 Village code requirement. But now that we have different ways of fire fighting and the fact that this is sprinklered, technically you have to have an opening in the building to be able to get back in the courtyard for firefighters. That is, you know, kind of something that goes back, you know, if this were a five-story building it might be a little different, but given the construction of the building it's only one floor. Our Fire Department has no issues with that at all. So, that's

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another variation that's relatively minor. We probably need to take a look at that as a code requirement anyway, but there are some of these things that kind of hang out there from our original code which don't make a lot of sense.

The access off of Techny, as Mr. Yates alluded to, is primarily really for better functioning of ingress and egress for emergency vehicles so they don't have to do any large turnarounds. If there was no access there, that would force the developer to build a large kind of cul-de-sac within the development for vehicles to not dead-end. Plus, emergency vehicles may use Techny if, God forbid, there is a fire, but this building is fully sprinklered. So, there really aren't any issues with that.

The traffic volume from this is very, very minimal. It is, as Mr. Yates alluded to, about as low as you can get for a development, a commercial type development. We have a new Autumn Leaves facility at the south end of town that's starting to be occupied and that has a very low traffic volume as well. So, the volumes coming from here onto Techny are, I think there's, you know, about ten vehicles in the morning peak in and out of the site which is, you know, really negligible.

The church that owns the property at one point came in the Village with a plan to build a church and they needed some very large variations for parking. I think they needed several hundred parking spaces and would have built probably a couple of hundred which would have generated quite a bit of traffic at this location, particularly during peak times. So, this is a better situation purely from a traffic impact standpoint.

Like I said, the developer has made many adjustments to make this a great plan. It's a very low-lying building, one story, very well designed. Landscaping is very, very lush and their landscape architect should be commended and the developer to put forward such a nice landscape plan for the site.

Staff really has no comments on this other than, you know, one of the conditions is to add a little more landscaping because that's required in the front of the building. There's about 40 feet of frontage there that has to be landscaped with a three-foot high screen which Mr. Yates has agreed to add that landscaping. So, there really isn't an issue there.

This is preliminary PUD so they will have to come back with final PUD, the difference being with final PUD you have to get all your final engineering done and any fees paid as part of that. It's pretty perfunctory, that part of the process. It doesn't require a public hearing, so we're able to get you on the Plan Commission and Village Board relatively quickly without having much headway with, you know, because notice isn't required for that.

So, having said that, Staff is supportive of all the actions that the developer is seeking, and it's nice to know that they found us all the way from Washington to Arlington Heights. So,

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it's a great use here and it's much in need. There is definitely a demand for this in the community. The developer has provided a marketing study. Obviously, they wouldn't build here if they didn't think there is a need. But it's my understanding that the other Alzheimer's care facility at the south end of town is doing quite well. So, that speaks to demand as well. That would conclude our presentation.

ACTING CHAIRMAN ENNES: Bill, I have one other question I forgot to ask you at the beginning of this petition, if all notices have been given, all public notices?

MR. ENRIGHT: Yes, all public notices were served consistent with the law, yes.

ACTING CHAIRMAN ENNES: Okay, can I have a motion to accept the Staff report?

COMMISSIONER JENSEN: So moved.

COMMISSIONER CHERWIN: Second.

ACTING CHAIRMAN ENNES: All in favor?

(Chorus of ayes.)

ACTING CHAIRMAN ENNES: Now, I would like to open it to questions from the Commissioners for the Petitioner or any of his staff. Let's start with Lynn.

COMMISSIONER JENSEN: I'm really, I think you've done a great job. I was in Plat and Sub when you presented it. I think you responded well to what was there. I do have a couple of questions and a comment, but I'm going to reserve those until after we hear from the public.

ACTING CHAIRMAN ENNES: Commissioner Green?

COMMISSIONER GREEN: I think it is a great project. As I said in Plat and Sub, this thing is the least amount of traffic you can have for the neighbors, so there's next to no impact on the neighborhood traffic-wise. I like the scale of it, it's very residential in feeling and I think it's going to be a great transitional piece.

ACTING CHAIRMAN ENNES: Commissioner Cherwin?

COMMISSIONER CHERWIN: Thank you. Yes, very nicely done, nice project. I had a few things on my list here but I think, Bill, you answered them. I did want to make sure on the variance from the emergency and all that, that that was okay. It sounds like that was reviewed and no problems at all. So, I really don't, I'll reserve further questions after the public, but I think it's a great looking project, nicely done. I agree with everything that Commissioner Green said. I'm supportive.

ACTING CHAIRMAN ENNES: Commissioner Sigalos?

COMMISSIONER SIGALOS: I also agree, it's an excellent project. I think it's a great use of that site. There's little impact on traffic. It's a one story which will blend to the residential component to the south and west of it. I think it's great.

I just have one question. Are you relying on any

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state funding for the patients or is this all privately paid for? I ask just because of the financial mess our state is in right now, the impact of that on this.

MR. YATES: Yes. We do not rely on state funding.

COMMISSIONER SIGALOS: You don't rely on it?

MR. YATES: We do not. It is a private pay facility. We do take various insurances, VA insurance and private insurance, but no state funding. Part of the reason for that is like you said. The second reason is if you take state funding, you have to be licensed a particular way and it puts all sorts of other requirements on the building that we're just not willing to accept from a licensing perspective. So, there's two different types of the assisted living license, one in the Shared Housing Act and one the Assisted Living Act. So, we follow the assisted living because we fall under the assisted living because we're privately funded.

COMMISSIONER SIGALOS: I was just curious because of the previous Autumn Leaves facility and then there's another transitional care facility that just opened right now. It seemed that there was quite a bit of time lapse from when they completed construction as to when they actually opened. I don't know if that had to do with state funding issues or what have you.

MR. YATES: Yes, typically the way the process works is once you get your certificate of occupancy, the state comes out and they do a couple of their own fire/life safety inspections. Then they have to go through their process and you have to make any corrections.

COMMISSIONER SIGALOS: Like -- inspections and so forth.

MR. YATES: So, it's typically a four to six-week process. If you're not ready for it, it could be months. But we do this enough, we know the process, and we have a good relationship with the state.

COMMISSIONER SIGALOS: That's all I have. I think it's a great project and I'm fully supportive of it.

MR. YATES: Thank you.

ACTING CHAIRMAN ENNES: If you want to have a seat? We'll see if we have anybody from the public who would like to make a comment.

MR. YATES: Thank you.

ACTING CHAIRMAN ENNES: Is there anyone in the audience that would like to make a comment about this petition? I see no hands.

So, I want to go back to the Commissioners. Do you have any other questions for the Petitioner?

COMMISSIONER JENSEN: No, I have actually, well, the question is to Staff. I noticed that the exhibits and things that were presented today actually are all quite consistent with the cottages pointed in the right direction and the way things are laid out. But some of the materials we got originally have some variances from that. They had the cottages oriented different ways. I assume from, I'm just

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wondering whether the Petitioner didn't have it all together or whether this was what we have at this point, but I assume by the time it goes to the Board that will be straightened out so that they have a consistent set of things that represent what they're proposing?

MR. ENRIGHT: Sure, yes. We'll look into that with the Petitioner.

COMMISSIONER JENSEN: With the Petitioner, the only comment I would make, and I had this issue at Plat and Sub, I do not think that the write-up on your market study is helpful. As an economist, I agree with your conclusion, but what is written there is not very, it doesn't make your case very well. You have a fairly simple case as I understand it. You know, the case is that with the penetration rates that are standard in the industry, we have an inventory that doesn't meet what the projected demands would be. I think you ought to say that, and you say any time where it's 90 plus occupancy, you really have room to have more facilities brought on line, and it's 95 percent in our area. I think those are very simple straightforward facts. They seem to be the way the industry standard makes the case. I find the materials did not make your case and I didn't feel they made it in Plat and Sub. So, my advice is before it goes to the Board, simplify and make your case with force.

ACTING CHAIRMAN ENNES: Any other questions? Then can I entertain a motion?

COMMISSIONER SIGALOS: I'll make a motion.

A motion to recommend to the Village Board of Trustees approval of PC# 15-023, a Rezoning from R-1 One-Family Dwelling District to I-Institutional; a Comprehensive Plan Amendment from moderate density multi-family to institutional; a Preliminary Planned Unit Development; and the following Variations to permit a memory care facility at 511 West Rand Road:

1. A Variation from Chapter 28, Section 5.1-8.14, Minimum Distance from Building to Paved Area, to allow a reduction from the required distance of 12 feet to allow 5.5 feet.
2. A Variation from Chapter 28, Section 5.1-8.11A, requiring inner courtyards to include a direct emergency vehicle access of a minimum of 12 feet width, to permit no emergency vehicle access to an inner courtyard.

This approval is subject to the following conditions:

1. Approval of Final Planned Unit Development.
2. Driveway modifications, and the left-turn lane, along Rand Road shall be subject to IDOT approval.
3. Design Commission motion dated February 9, 2016.
4. Additional landscaping shall be provided along Rand Road to screen the drive aisle in front of the portico.

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- 5. The Petitioner shall comply with all applicable Federal, State, and Village codes, regulations and policies.**

ACTING CHAIRMAN ENNES: Is there a second?

COMMISSIONER GREEN: I'll second it.

ACTING CHAIRMAN ENNES: Shall we take roll call vote?

MR. ENRIGHT: Commissioner Cherwin.

COMMISSIONER CHERWIN: Yes.

MR. ENRIGHT: Commissioner Green.

COMMISSIONER GREEN: Yes.

MR. ENRIGHT: Commissioner Jensen.

COMMISSIONER JENSEN: Yes.

MR. ENRIGHT: Commissioner Sigalos.

COMMISSIONER SIGALOS: Yes.

MR. ENRIGHT: Chairman Ennes.

ACTING CHAIRMAN ENNES: Yes. Well, you've received a hundred percent support from the Plan Commission. We are truly advisory and, as you know, your next step is to go before the Village Board. So, good luck with that.

MR. YATES: Thank you. Appreciate that.

ACTING CHAIRMAN ENNES: Thank you for your presentation.

MR. ENRIGHT: For the record, we're looking at, we can work with you on this but we're looking at March 21st for Village Board. So, we'll touch base tomorrow and we can discuss it.

(Whereupon, the public hearing on the above-mentioned petition was concluded at 8:29 p.m.)

STAFF DESIGN COMMISSION REPORT

PROJECT INFORMATION:

Project Name: Arlington Heights Memory Care
Project Address: 511 W. Rand Road
Prepared By: Steve Hautzinger

Date Prepared: February 2, 2016

Requested Action(s):

1. Approval of the proposed architectural design for a new memory care facility.

PETITIONER INFORMATION:

DC Number: 15-158
Petitioner Name: Jeff Yates
Petitioner Address: RJ Development
401 Central Street SE
Olympia, WA 98501
Meeting Date: February 9, 2016

ANALYSIS

Summary:

The subject design is being forwarded to the Design Commission for review pursuant to Chapter 6 of the Municipal Code, specifically Section 6-501 (e)(1), which states that the Design Commission "shall review all Plan Commission, Zoning Board of Appeals, Building Permit and Sign Permit applications for new construction and those improvements which affect the architectural design of the building, site improvements or signage to determine whether it meets with the standards, requirements and purposes of the Design Guidelines and Chapter 30, Sign Regulations."

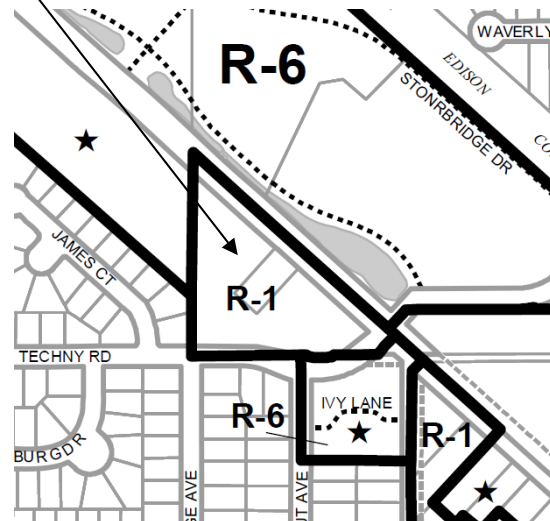
The petitioner is proposing to build a new single story, 38,685 square foot, 72 bed, memory care facility. The development will also include two independent living duplex cottage buildings at 3,110 square feet each. The site is 4.2 acres, and is primarily vacant land. There is just one small, bungalow style residential scale building and a detached garage existing on the site that will be demolished. The property is currently zoned R-1, One-Family Dwelling District. This proposal requires review by the Plan Commission and approval by the Village Board to obtain approval to rezone the property to an Institutional District, as well as approval as a Planned Unit Development.

Site:

Subject Property



Aerial View of Subject Site



Zoning Map

Surrounding Land Uses:

<i>Direction</i>	<i>Existing Zoning</i>	<i>Existing Use</i>
North/East	R-6, Multiple Family Dwelling District	Stonebridge Village Apartments
South	R-3, One-Family Dwelling District R-6, Multiple Family Dwelling District	Single Family Residences Townhomes
West	R-3, One-Family Dwelling District R-6, Multiple Family Dwelling District	Single Family Residences Fountain of Arlington Condominiums

Architectural Design:

Overall, the proposed architectural design is nicely done with rich materials and traditional detailing that will complement the surrounding residential properties. The proposed building is set back from the street on all sides which will provide a nice buffer from the surrounding properties, and the single story design will fit in well with the scale of the adjacent single-family homes. The proposed duplex residences fit in well with the development by sharing the same materials, forms, and detailing as the primary building. Staff offers just two minor comments regarding the architectural design:

1. The front entry door is small and understated. Consider enhancing the appearance of the main entrance door by centering it on the wall and adding sidelights and a transom.
2. The wall mounted light fixtures around the perimeter of the building are shown aligned with the top of the windows which looks quite high. Consider lowering them a few feet to be between the windows.

Mechanical Unit Screening:

The project includes roof-mounted and grade-mounted mechanical equipment. The grade-mounted equipment is nicely screened with partial height masonry walls that match the building. The roof-mounted mechanical equipment is located on the east side of the building and is proposed to be screened with a fiber-cement clad screen wall. To improve the design:

1. It is recommended that the rooftop equipment be moved to the courtyard side of the roof so that it will not be visible.
2. In place of the mechanical screen, provide two of the decorative triangular dormers on the east side of the roof to break up the expanse of roofing and to match the other sides of the building.

Trash Dumpster and Loading Area Screening:

The trash dumpsters and loading area are proposed to be located on the south end of the site. The dumpsters will be screened with a continuous masonry wall to match the design of the building. In addition to the masonry enclosure, abundant evergreen trees and shrubs are proposed to screen this area from the adjacent residences. In addition to the landscaping shown on the plans, the petitioner has added two additional evergreen trees to this area to ensure a continuous landscape screen.

Landscaping:

As part of the PUD process, Staff and the Plan Commission will perform a detailed review of the landscaping. Overall, the proposed landscaping is abundant and nicely designed. The petitioner is required to comply with the code requirements for 4" caliper shade trees in all parking islands, a continuous three foot high parking lot screening along the roadways, and a 6 foot high landscape screen along the west property line. To enhance the landscape design:

1. Consider providing specialty pavement in key areas such as the main building entrance and in front of the duplex cottages.
2. Consider incorporating site furnishings such as benches, trash cans, decorative lighting, and planters.

Signage:

Signage is not included in this review, and sign permits will be required for all signage. However, given the scale of the building, it is recommended that if a ground sign is proposed for this development, that it be required to be a monument style ground sign, no more than 6 feet in height, and not mounted on a post.

RECOMMENDATION:

It is recommended that the Design Commission **consider Staff suggestions and approve** the proposed design for *Arlington Heights Memory Care* to be located at 511 W. Rand Road. This recommendation is subject to compliance with the architectural and landscape plans received 12/3/15, duplex plans received 1/19/16, Design Commission recommendations, compliance with all applicable Federal, State, and Village codes regulations and policies, the issuance of all required permits, and the following:

1. Consider enhancing the appearance of the main entrance by centering the door on the wall and adding sidelights and a transom.
2. Consider lowering the wall mounted light fixtures around the perimeter of the building a few feet to be between the windows.
3. Relocate the rooftop mechanical equipment to the courtyard side of the roof.
4. Provide two decorative triangular dormers on the east side of the roof.
5. Consider providing specialty pavement in key areas such as the main building entrance and in front of the duplex cottages.
6. Consider incorporating site furnishings such as benches, trash cans, decorative lighting, and planters.
7. A requirement that any ground sign be a monument style ground sign, no more than six feet in height, and not mounted on a post.
8. All signage must meet code, Chapter 30.
9. This review deals with architectural design only and should not be construed to be an approval of, or to have any other impact on, any other zoning and/or land use issues or decisions that stem from zoning, building, signage or any other reviews. In addition to the normal technical review, permit drawings will be reviewed for consistency with the Design Commission and any other Commission or Board approval conditions. It is the architect/homeowner/builder's responsibility to comply with the Design Commission approval and ensure that building permit plans comply with all zoning code, building permit and signage requirements.

February 2, 2016

Steve Hautzinger AIA, Design Planner
Department of Planning and Community Development

Cc: Charles Witherington Perkins, Director of Planning and Community Development, Petitioner, DC File 15-158

APPROVED

**MINUTES OF
THE VILLAGE OF ARLINGTON HEIGHTS
DESIGN COMMISSION MEETING
HELD AT THE ARLINGTON HEIGHTS MUNICIPAL BUILDING
33 S. ARLINGTON HEIGHTS RD.
FEBRUARY 9, 2016**

Acting Chair Bombick called the meeting to order at 6:30 p.m.

Members Present: Ted Eckhardt, Chair
Alan Bombick
John Fitzgerald
Jonathan Kubow

Members Absent: Anthony Fasolo

Also Present: Brian Hyde, Greenscape Homes for *831 N. Harvard Ave.*
Keith Neumann, Greenscape Homes for *831 N. Harvard Ave.*
Chris Baum, 5th Avenue Construction for *1806 N. Walnut Ave.*
Taso Siamantourat, Owner of *TNT's Snack Shop*
Lee Ford, Hunzinger Williams for *TNT's Snack Shop*
Josh Snodgrass, RJ Development for *Memory Care*
Steve Hautzinger, Staff Liaison

REVIEW OF MEETING MINUTES FROM JANUARY 26, 2016

A MOTION WAS MADE BY COMMISSIONER KUBOW, SECONDED BY COMMISSIONER BOMBICK, TO APPROVE THE MEETING MINUTES OF JANUARY 26, 2016. THE MOTION CARRIED.

ITEM 4. COMMERCIAL REVIEW

DC#15-158 – Arlington Heights Memory Care – 511 W. Rand Rd.

Josh Snodgrass, representing *RJ Development*, was present on behalf of the project.

Chair Eckhardt asked if there was any public comment on the project and there was no one in the audience.

Mr. Hautzinger presented Staff comments. The petitioner is proposing to build a new single story, 38,685 square foot, 72 bed memory care facility. The development will also include two independent living duplex cottage buildings at 3,110 square feet each. The site is primarily vacant land with one small, bungalow style residential scale building and a detached garage existing on the site that will be demolished. The property is currently zoned R-1, and the project requires review by the Plan Commission and approval by the Village Board to obtain approval to rezone the property to an Institutional District, as well as approval as a Planned Unit Development.

Overall, the proposed architectural design is nicely done with rich materials and traditional detailing that will complement the surrounding residential properties. The proposed building is set back from the street on all sides which will provide a nice buffer from the surrounding properties, and the single story design will fit in well with the scale of the adjacent single-family homes. The proposed duplex residences fit in well with the development by sharing the same materials, forms, and detailing as the primary building. Staff offers just two minor comments regarding the architectural design:

1. The front entry door is small and understated. Consider enhancing the appearance of the main entrance door by centering it on the wall and adding sidelights and a transom.
2. The wall mounted light fixtures around the perimeter of the building are shown aligned with the top of the windows which looks quite high. Consider lowering them a few feet to be between the windows.

With regards to mechanical unit screening, Staff recommends that the rooftop equipment be moved to the courtyard side of the roof so that it will not be visible, and in place of the mechanical screen, provide two of the decorative triangular dormers on the east side of the roof to break up the expanse of roofing and to match the other sides of the building.

The trash dumpsters and loading area are proposed to be located on the south end of the site. The dumpsters will be screened with a continuous masonry wall to match the design of the building. In addition to the masonry enclosure, abundant evergreen trees and shrubs are proposed to screen this area from the adjacent residences. In addition to the landscaping shown on the plans, the petitioner has added two additional evergreen trees to this area to ensure a continuous landscape screen.

As part of the PUD process, Staff and the Plan Commission will perform a detailed review of the landscaping. Overall, the proposed landscaping is abundant and nicely designed. The petitioner is required to comply with the code requirements for 4" caliper shade trees in all parking islands, a continuous three foot high parking lot screening along the roadways, and a 6 foot high landscape screen along the west property line. To enhance the landscape design:

1. Consider providing specialty pavement in key areas such as the main building entrance and in front

of the duplex cottages.

2. Consider incorporating site furnishings such as benches, trash cans, decorative lighting, and planters.

With regards to signage, signage is not included in this review, and sign permits will be required for all signage. However, given the scale of the building, it is recommended that if a ground sign is proposed for this development, that it be required to be a monument style ground sign, no more than 6 feet in height, and not mounted on a post.

Staff recommends the commissioners consider the suggestions made by Staff and approve the design of the proposed new memory care facility.

Mr. Snodgrass replied to the comments in the Staff report. With regards to the front entry, he pointed out the Staff conference room/office located to the left of the entrance, and their intention to tone down the front door for a more residential look; however, they were not opposed to adding a couple 12-inch sidelights and small transom on the top of the door if necessary. The wall mounted light fixtures around the perimeter of the building were located higher to keep the lights from shining in the units and moving the mechanical equipment to the courtyard side of the roof would need to be evaluated by their mechanical engineer because of the location of the kitchen/dining room.

Chair Eckhardt asked if the rooftop mechanical screen material would match the color of the roof and **Mr. Snodgrass** replied that the screening would be a color to match the trim more than the roof. He added that the client considered adding brick up there to give it more of a chimney look. **Chair Eckhardt** said that he preferred that the screening blend in with the roof color.

Mr. Snodgrass felt that the suggestion to provide specialty pavement in key areas was a great idea. He said that stamped concrete is always used inside the courtyards and they can add it at the porte cochiere areas, as well as in the 20' x 25' pad in front of each duplex. Site furnishings such as benches could be added along the walk facing Rand Road, and additional trash cans were being added to the landscape plans. IN regards to decorative lighting, wall packs are not typically used because of spillage, instead a lighter soffit light is proposed around the entire building for a toned down light and added security. He added that they typically propose a 6-foot brick monument sign with brick columns and a metal panel in colors to match, with one sign planned to be located near the entrance and a second sign at the south end of the site. **Mr. Snodgrass** said that overall, Staff comments were reasonable and they look forward to working out the details with the commissioners.

Commissioner Fitzgerald said that it was a nice project and the materials were nice as well. He agreed with Staff comments; however, if the mechanical equipment stays where proposed, he wanted it to blend in and not be highlighted. He felt the landscape plan looked very nice, although he suggested the petitioner look at some of the species proposed to ensure their hardiness. He had no further comments.

Mr. Snodgrass said that they received a comment from a neighbor about wanting heavy vegetation on the south side of the building, which they took seriously and responded to by adding evergreens and beefing up the plantings on the south side of the building.

Commissioner Bombick had a concern that the building appeared to look top heavy and crushed under the huge roof. He questioned why there was not another foot of masonry above the windows; he felt this was very strange. In his opinion, taller masonry with less roof would be less expensive.

Commissioner Kubow said that in general, he felt Staff did a great job reviewing the proposal and the petitioner did a great job of responding to the comments tonight. He asked about the car that was shown on the drawings in the courtyard, and **Mr. Snodgrass** explained that their client purchases an old antique car for each of his buildings to locate on site for residents to enjoy and possibly trigger memories for them. **Commissioner Kubow** agreed with Commissioner Bombick's concerns about the roof, although he was unsure if pushing the plate up 1-foot was the answer. **Commissioner Bombick** felt that changing the roof pitch to 5-1/2 or whatever ends up adding another plate would solve most of the problem.

Chair Eckhardt felt the project looked fine. With regards to the screening for the mechanical equipment, he suggested camouflaging the equipment by building an eave end and extending it on both sides with siding, which would be similar to the rest of the architecture. He understood the petitioner's response about the higher height for the lights, which made sense for the residents; however, he felt that something should be done to center the front entry. He commented that in two-dimension the roof looked like a lot of roof; however, in three-dimension it will not appear quite as big, and a photograph of the prototype would be helpful. **Chair Eckhardt** also asked about the purpose of the proposed coach homes and **Mr. Snodgrass** replied that these homes were available to lease by the spouses of the residents. **Chair Eckhardt** felt that the stone base on the front porch of the duplex homes was too tall and out of proportion with the column, and he suggested less stone and more column.

Chair Eckhardt reviewed each comment in the Staff report and the petitioner's response, prior to the motion.

A MOTION WAS MADE BY COMMISSIONER KUBOW, SECONDED BY COMMISSIONER FITZGERALD, TO APPROVE THE PROPOSED DESIGN FOR ARLINGTON HEIGHTS MEMORY CARE TO BE LOCATED AT 511 W. RAND ROAD. THIS APPROVAL IS SUBJECT TO COMPLIANCE WITH THE PLANS RECEIVED 12/3/15, DUPLEX PLANS RECEIVED 1/19/16, DESIGN COMMISSION RECOMMENDATIONS, COMPLIANCE WITH ALL APPLICABLE FEDERAL, STATE, AND VILLAGE CODES, REGULATIONS, AND POLICIES, THE ISSUANCE OF ALL REQUIRED PERMITS, AND THE FOLLOWING:

1. A RECOMMENDATION TO ENHANCE THE APPEARANCE OF THE MAIN ENTRY BY ADDING SIDELIGHTS.
2. A RECOMMENDATION TO TAKE A CLOSER LOOK AS TO HOW TO SCREEN THE ROOFTOP MECHANICAL EQUIPMENT, PERHAPS BY ADDING A FALSE GABLE.
3. A RECOMMENDATION TO ADD SPECIALTY PAVEMENT IN KEY AREAS.
4. A RECOMMENDATION TO ADD SITE FURNISHINGS SUCH AS BENCHES, TRASH CANS, DECORATIVE LIGHTING AND PLANTERS.
5. A RECOMMENDATION TO WORK WITH STAFF TO FURTHER STUDY THE ROOF AND COME UP WITH SOMETHING LESS IMPOSING.
6. A RECOMMENDATION TO FURTHER REVIEW THE LANDSCAPE PLAN FOR HARDINESS OF THE PLANTINGS.
7. A REQUIREMENT THAT THE GROUND SIGN BE A MONUMENT SIGN, NO MORE THAN 6-FEET IN HEIGHT AND NOT MOUNTED ON A POST.
8. THIS REVIEW DEALS WITH ARCHITECTURAL DESIGN ONLY AND SHOULD NOT BE CONSTRUED TO BE AN APPROVAL OF, OR TO HAVE ANY OTHER IMPACT ON, ANY OTHER ZONING AND/OR LAND USE ISSUES OR DECISIONS THAT STEM FROM ZONING, BUILDING, SIGNAGE OR ANY OTHER REVIEWS. IN ADDITION TO THE NORMAL TECHNICAL REVIEW, PERMIT DRAWINGS WILL BE REVIEWED FOR CONSISTENCY WITH THE DESIGN COMMISSION AND ANY OTHER COMMISSION

OR BOARD APPROVAL CONDITIONS. IT IS THE PETITIONER'S RESPONSIBILITY TO INCORPORATE ALL REQUIREMENTS LISTED ON THE CERTIFICATE OF APPROPRIATENESS INTO THE PERMIT DRAWINGS, AND TO ENSURE THAT BUILDING PERMIT PLANS AND SIGN PERMIT PLANS COMPLY WITH ALL ZONING CODE, BUILDING CODE AND SIGN CODE REQUIREMENTS.

9. COMPLIANCE WITH ALL APPLICABLE FEDERAL, STATE AND VILLAGE CODES, REGULATIONS AND POLICIES.

Chair Eckhardt wanted the petitioner to be required to take a closer look at the screening for the rooftop mechanical unit, as well as add stamped concrete in select areas.

A MOTION WAS MADE BY COMMISSIONER KUBOW, SECONDED BY COMMISSIONER FITZGERALD TO AMEND THE MOTION AS FOLLOWS:

2. A REQUIREMENT TO TAKE A CLOSER LOOK AS TO HOW TO SCREEN THE ROOFTOP MECHANICAL EQUIPMENT, PERHAPS BY ADDING A FALSE GABLE.
3. A REQUIREMENT TO ADD STAMPED CONCRETE IN SELECT LOCATIONS.

Mr. Hautzinger questioned whether making it a requirement that the screening for the mechanical equipment be something more than just flat would just end up drawing more attention to it. **Commissioner Kubow** wanted to amend the motion to recommend that the petitioner study the screening of the rooftop mechanical equipment, and that it be agreed to with Staff.

A MOTION WAS MADE BY COMMISSIONER KUBOW, SECONDED BY COMMISSIONER FITZGERALD, TO AMEND THE MOTION AS FOLLOWS:

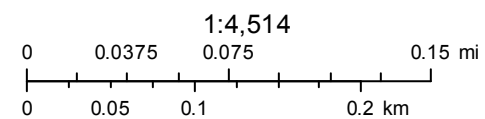
2. A RECOMMENDATION THAT THE PETITIONER STUDY HOW TO SCREEN THE ROOFTOP MECHANICAL EQUIPMENT AND THAT IT IS AGREED TO WITH STAFF.

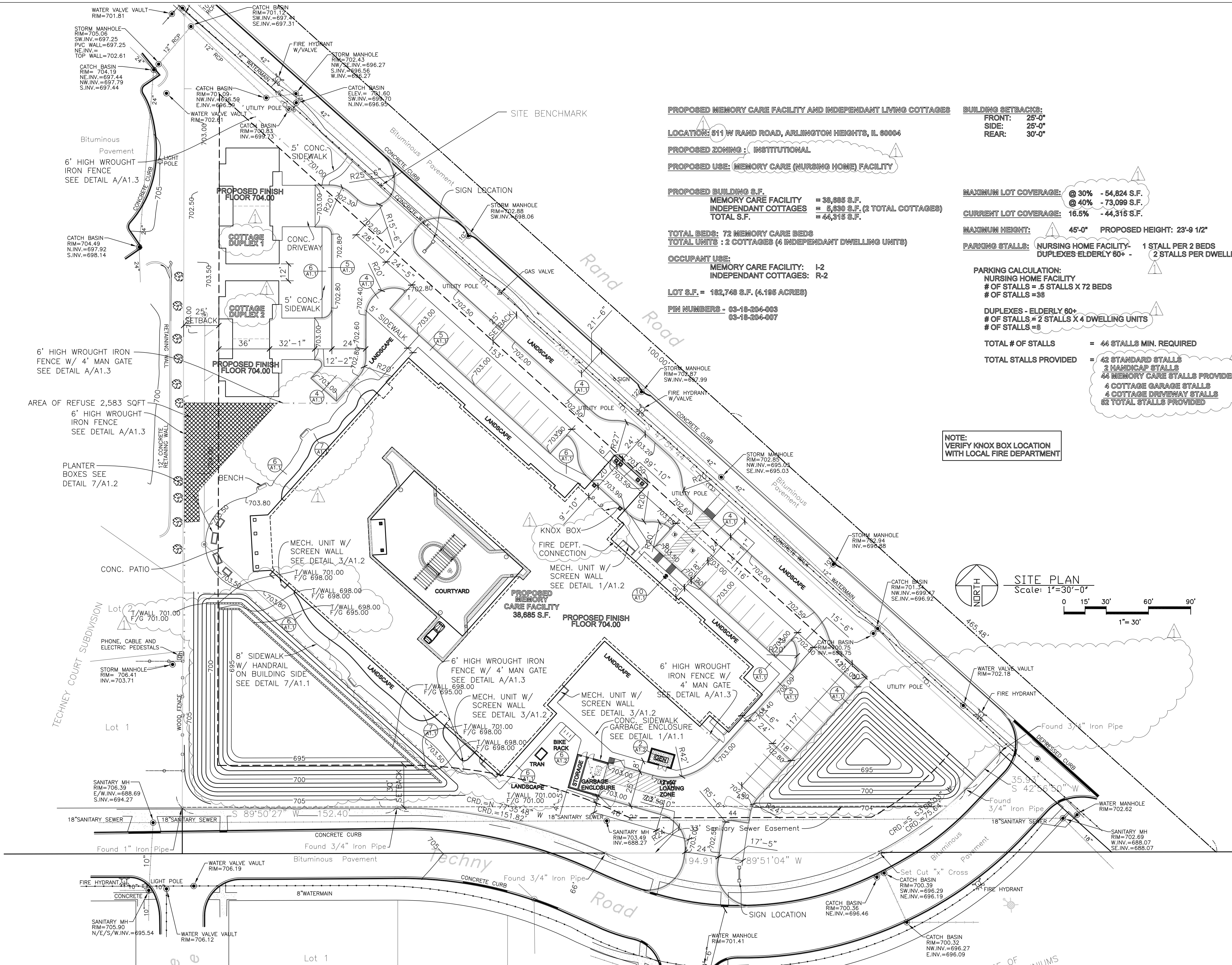
FITZGERALD, AYE; KUBOW, AYE; BOMBICK, AYE; ECKHARDT, AYE.
ALL WERE IN FAVOR. MOTION CARRIED.

511 W Rand Memory Care



February 18, 2016





PROPOSED MEMORY CARE FACILITY AND INDEPENDANT LIVING COTTAGES
LOCATION: 511 W RAND ROAD, ARLINGTON HEIGHTS, IL 60004
PROPOSED ZONING: INSTITUTIONAL
PROPOSED USE: MEMORY CARE (NURSING HOME) FACILITY

PROPOSED BUILDING S.F.
MEMORY CARE FACILITY = 38,685 S.F.
INDEPENDANT COTTAGES = 5,630 S.F. (2 TOTAL COTTAGES)
TOTAL S.F. = 44,315 S.F.

TOTAL BEDS: 72 MEMORY CARE BEDS
TOTAL UNITS : 2 COTTAGES (4 INDEPENDANT DWELLING UNITS)

OCCUPANT USE:
MEMORY CARE FACILITY: I-2
INDEPENDANT COTTAGES: R-2

LOT S.F. = 162,748 S.F. (4.195 ACRES)

PIN NUMBERS - 03-18-204-003
03-18-204-007

BUILDING SETBACKS:
FRONT: 25'-0"
SIDE: 25'-0"
REAR: 30'-0"

MAXIMUM LOT COVERAGE: @ 30% - 54,824 S.F.
@ 40% - 73,099 S.F.
CURRENT LOT COVERAGE: 16.5% - 44,315 S.F.

MAXIMUM HEIGHT: 45'-0" **PROPOSED HEIGHT:** 23'-9 1/2"

PARKING STALLS: NURSING HOME FACILITY- 1 STALL PER 2 BEDS
DUPLEXES ELDERLY 60+ - 2 STALLS PER DWELLING UNIT

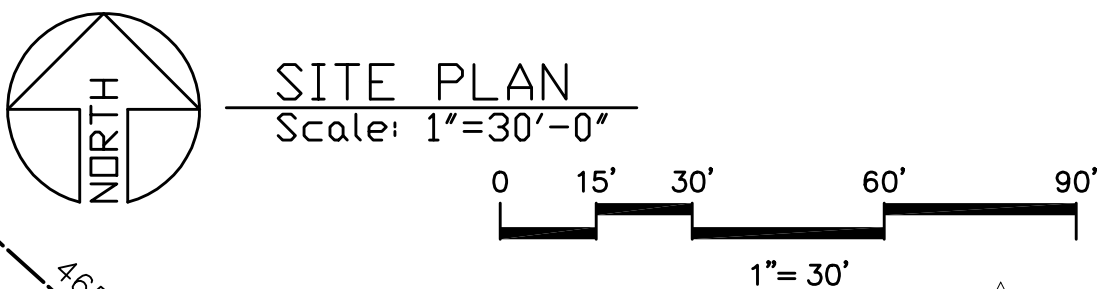
PARKING CALCULATION:
NURSING HOME FACILITY
OF STALLS = .5 STALLS X 72 BEDS
OF STALLS = 36

DUPLEXES - ELDERLY 60+:
OF STALLS = 2 STALLS X 4 DWELLING UNITS
OF STALLS = 8

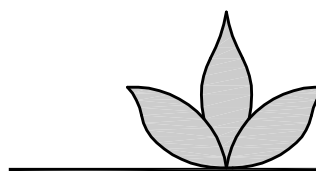
TOTAL # OF STALLS = 44 STALLS MIN. REQUIRED

TOTAL STALLS PROVIDED = 42 STANDARD STALLS
2 HANDICAP STALLS
44 MEMORY CARE STALLS PROVIDED
4 COTTAGE GARAGE STALLS
4 COTTAGE DRIVEWAY STALLS
82 TOTAL STALLS PROVIDED

NOTE:
VERIFY KNOX BOX LOCATION
WITH LOCAL FIRE DEPARTMENT



SITE PLAN
Scale: 1"=30'-0"



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Georgia	Missouri
Idaho	Illinois

RJ DEVELOPMENT
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E-mail: jeff@rjdevelopmentservices.com

PROPOSED
ARLINGTON HEIGHTS
MEMORY CARE
FACILITY

511 W RAND ROAD
ARLINGTON HEIGHTS, IL

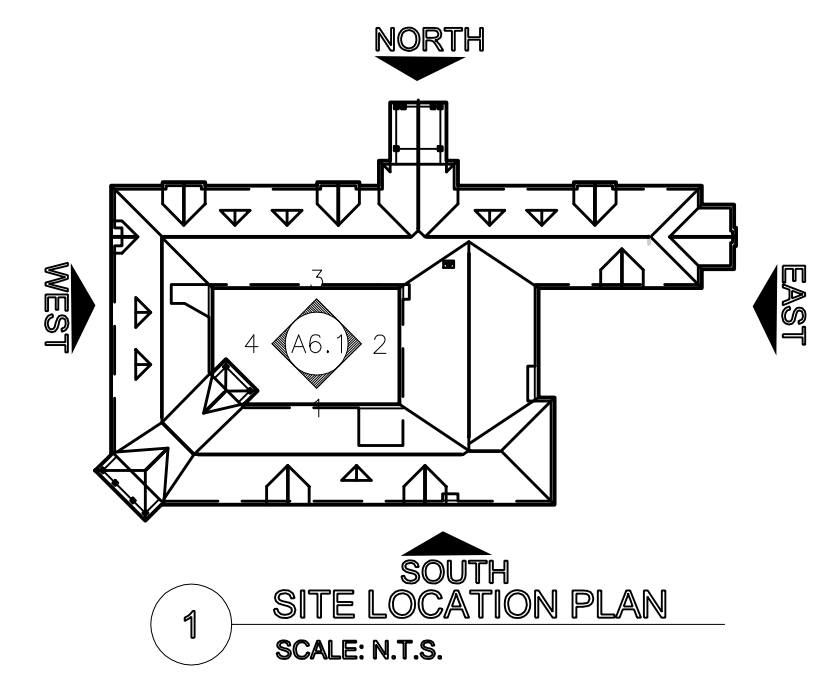
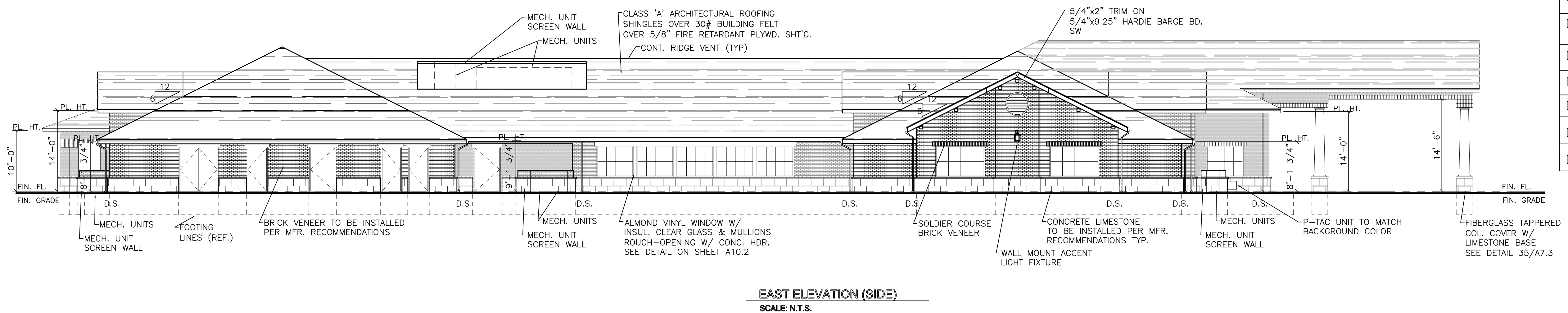
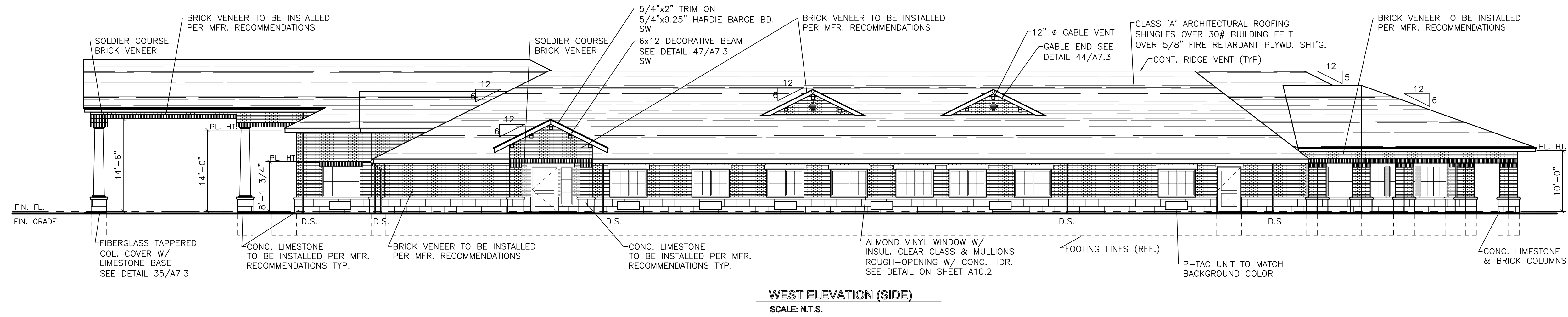
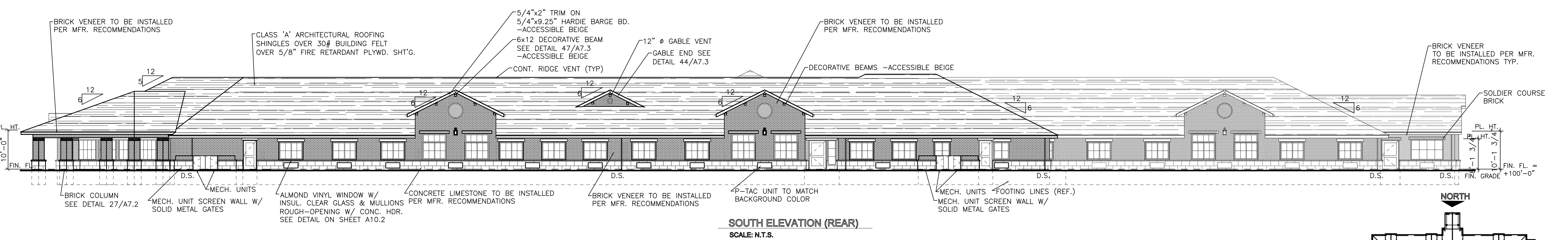
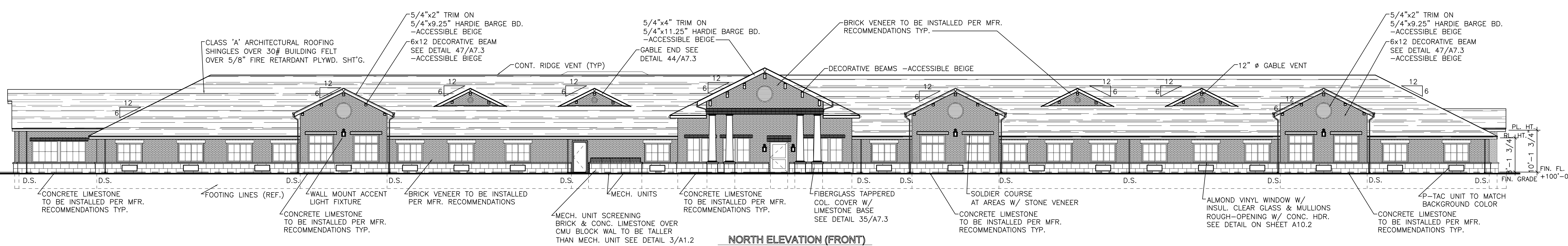
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DATE OF
ISSUE: 12-21-15

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PERMIT DOCUMENTS		
BID DOCUMENTS		
CONTRACT DOC.		
REVISIONS		
DATE	01-05-16	SUBJECT
		REVIEW COMMENTS

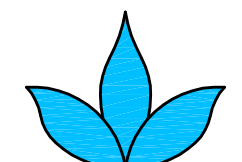
SITE
PLAN

SHEET NO.
A1.0

PROJECT NO.



EXTERIOR FINISH SCHEDULE			
TAG	ITEM	MFR.	COLOR/MATERIAL
1	CONC. LESTONE	-	SMOOTH TO SEMI SMOOTH COLOR LIGHT TAN
2	CONC. WINDOW HEADER	-	SMOOTH TO SEMI SMOOTH COLOR LIGHT TAN
3	BRICK VENEER	GLEN-GERY	MARSEILLES COLLECTION COLOR SUMMERSET
4	BRICK VENEER	GLEN-GERY	MARSEILLES COLLECTION COLOR ST. THOMAS
5	ROOF SHINGLE	PABCO	PREMIER ARCHITECTURAL SHINGLE COLOR WEATHERED WOOD
6	PRE-MFR. 36x54" & 36x60 SHUTTERS	-	PAINTED SHERWIN WILLIAMS RUSTIC ESPRESSO
7	FASCIA BD. & BARGE BD.	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE
8	DOORS WOOD OR METAL	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE
9	P-TAC GRILLE	AMANA	PAINTED SHERWIN WILLIAMS 68 TO MATCH CONC. LESTONE VENEER
10	DECORATIVE FALSE BEAMS	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE
11	DECORATIVE VENTS	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE
12	FIBERGLASS COLUMNS	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE
13	HARDEPLANK SIDING	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE


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PROPOSED
ARLINGTON HEIGHTS
MEMORY CARE
FACILITY

227 W RAND ROAD
ARLINGTON HEIGHTS, IL

SCALE: AS NOTED
DATE OF ISSUE: 11-18-15

DESIGN DOCUMENTS
APPROVAL
APPROVAL _____

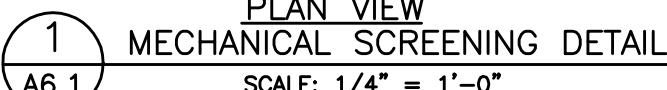
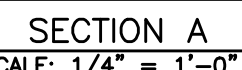
PERMIT DOCUMENTS
BID DOCUMENTS
CONTRACT DOC. _____

REVISIONS
DATE SUBJECT
1
2
3
4

EXTERIOR ELEVATIONS

SHEET NO.
A6.0

PROJECT NO.



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PROPOSED
ARLINGTON HEIGHTS
MEMORY CARE
FACILITY

227 W RAND ROAD
ARLINGTON HEIGHTS, IL

SCALE:	AS NOTED
DATE OF ISSUE:	11-18-15

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APPROVAL	_____
APPROVAL	_____
PERMIT DOCUMENTS	

BID DOCUMENTS	

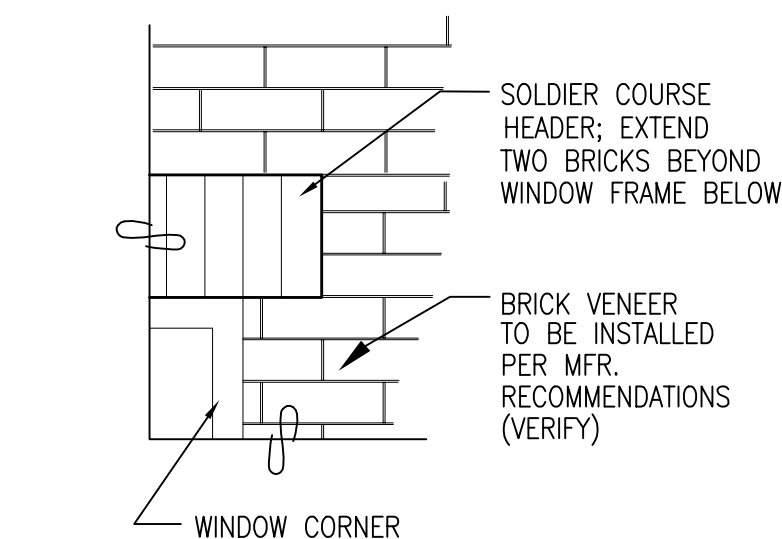
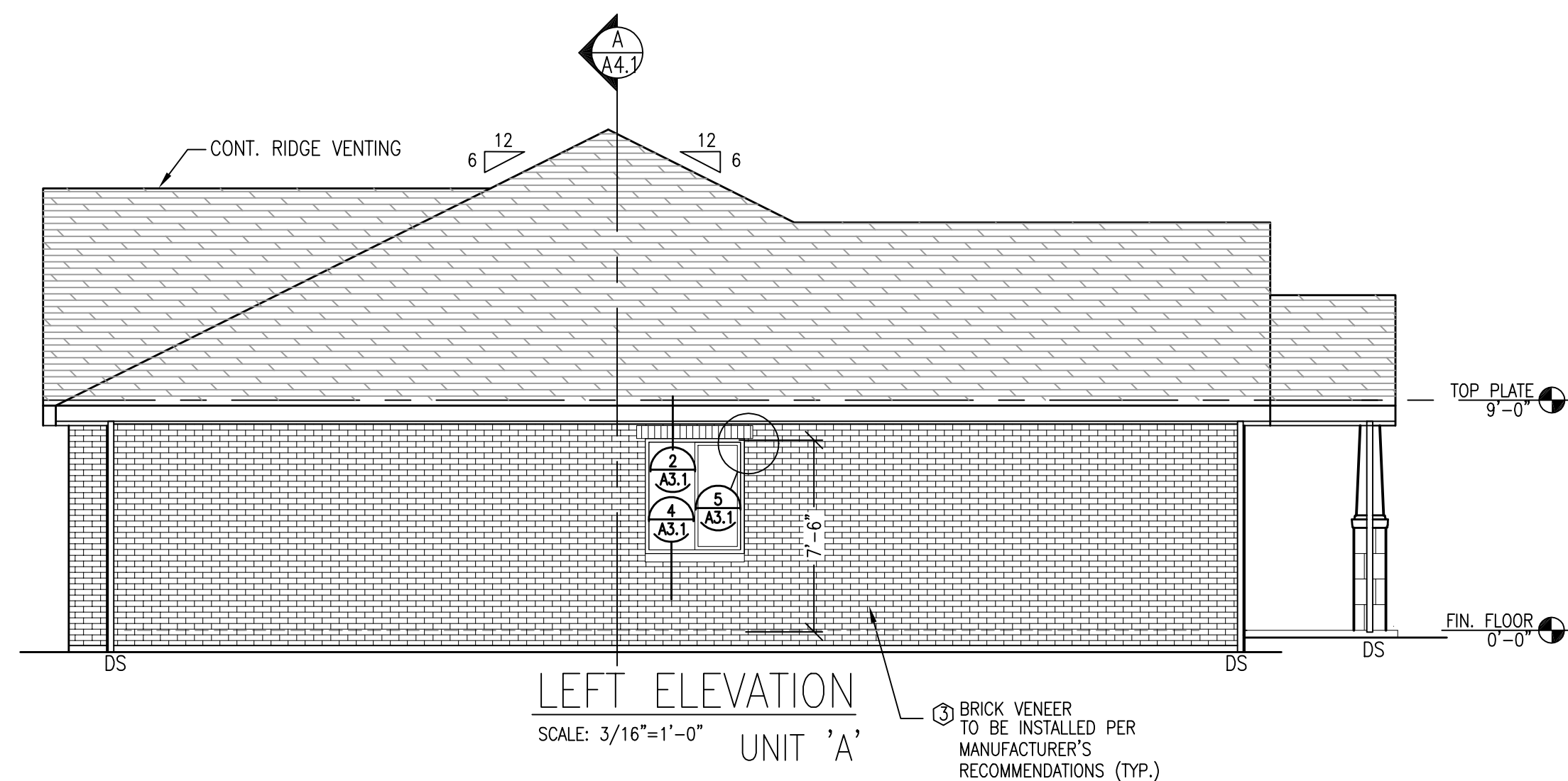
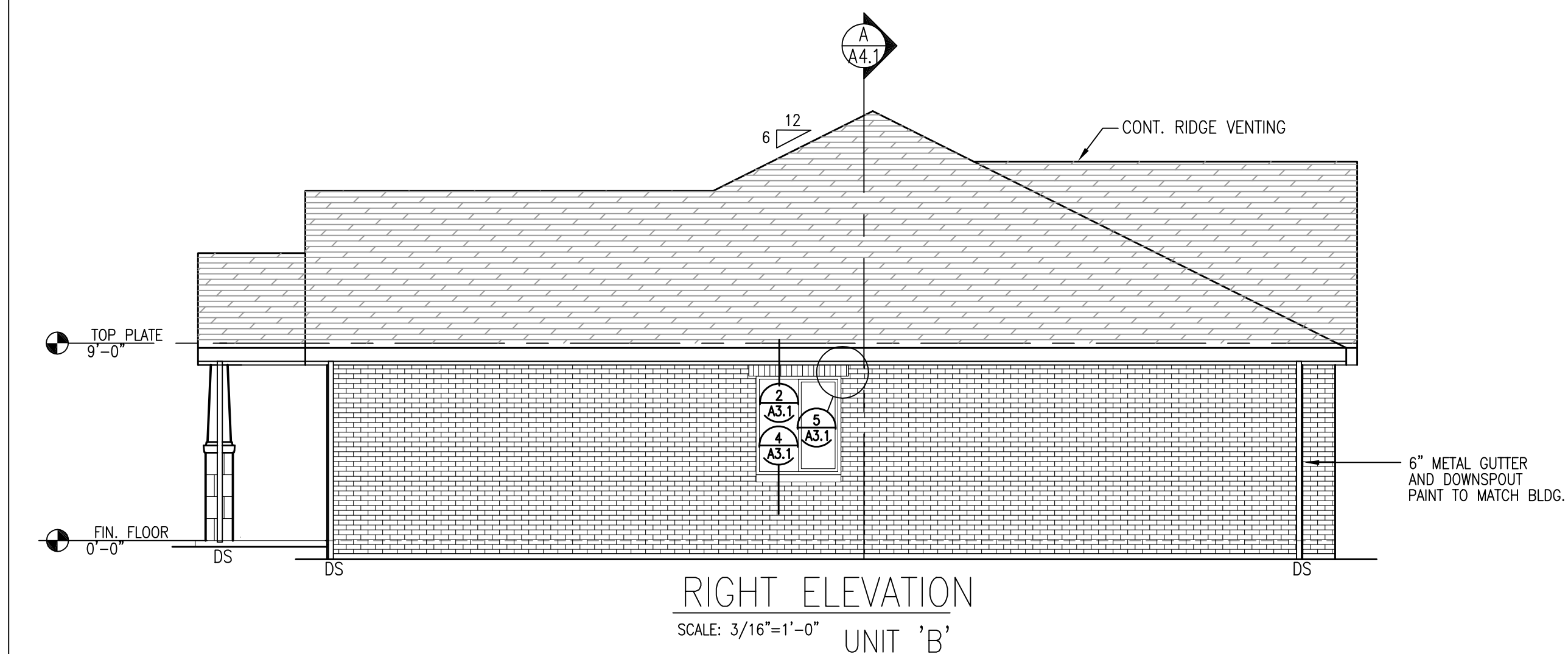
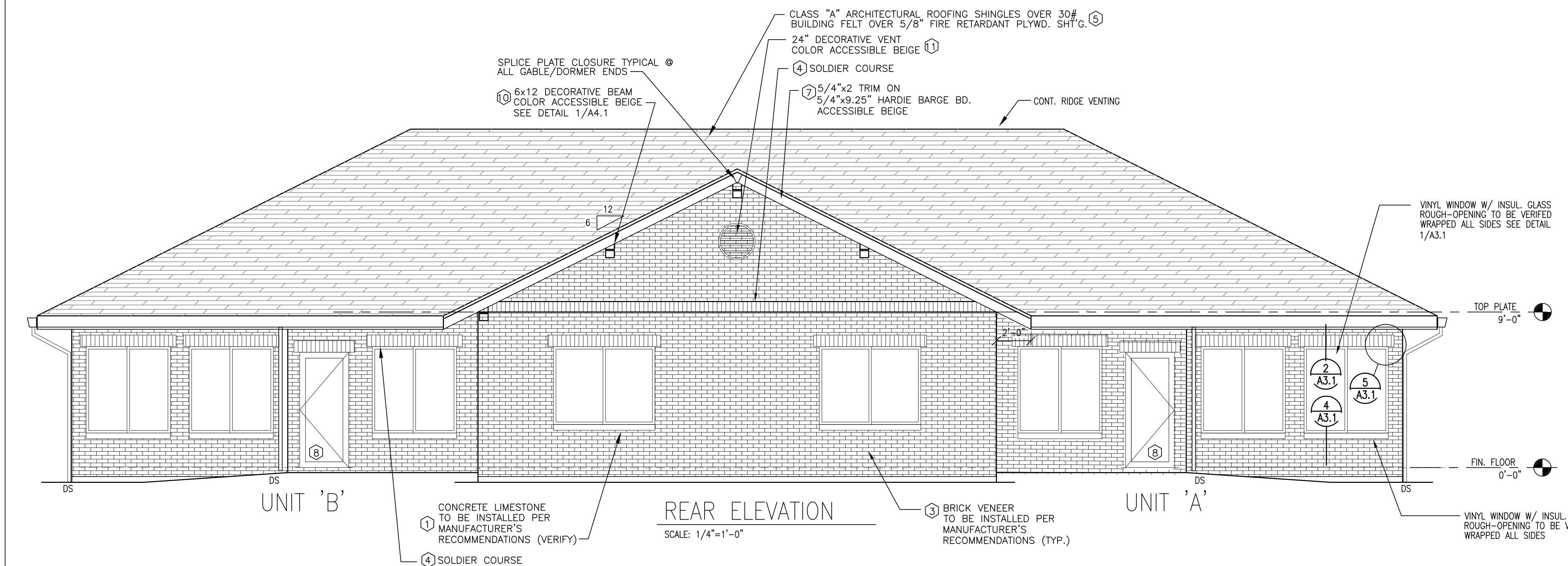
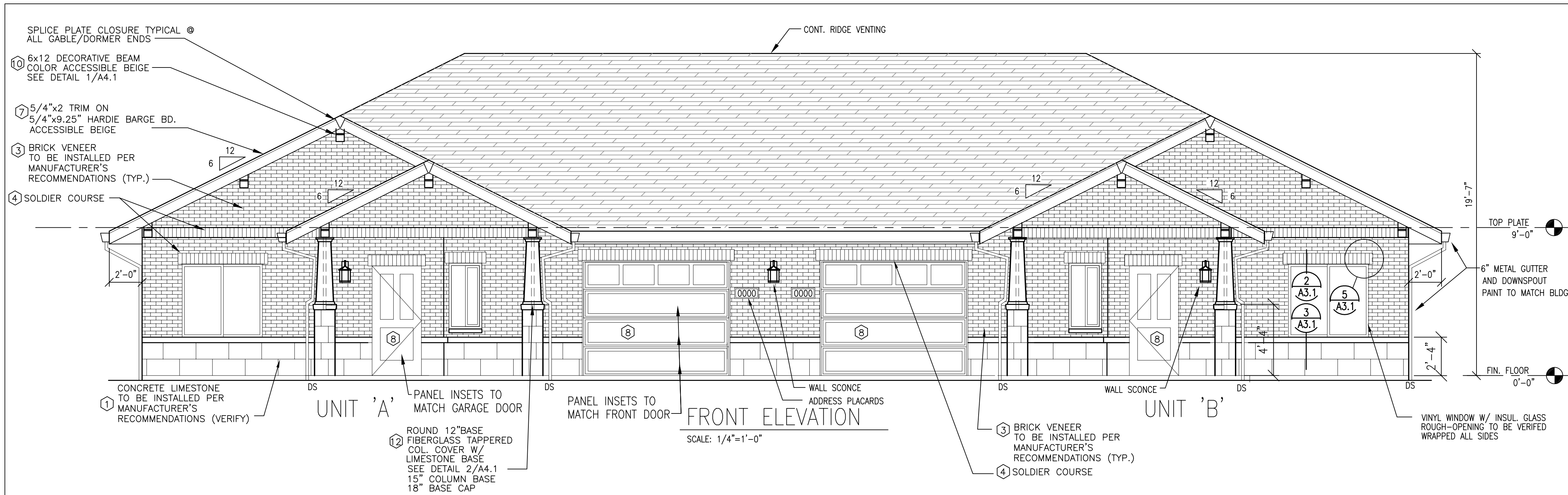
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REVISIONS	
#	DATE SUBJECT
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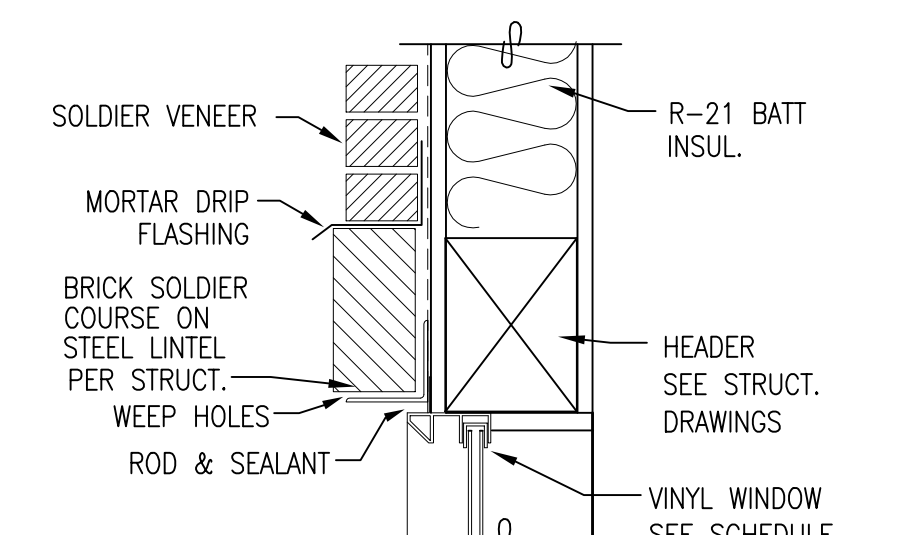
EXTERIOR ELEVATIONS AND DETAILS

SHEET NO.
A6.1

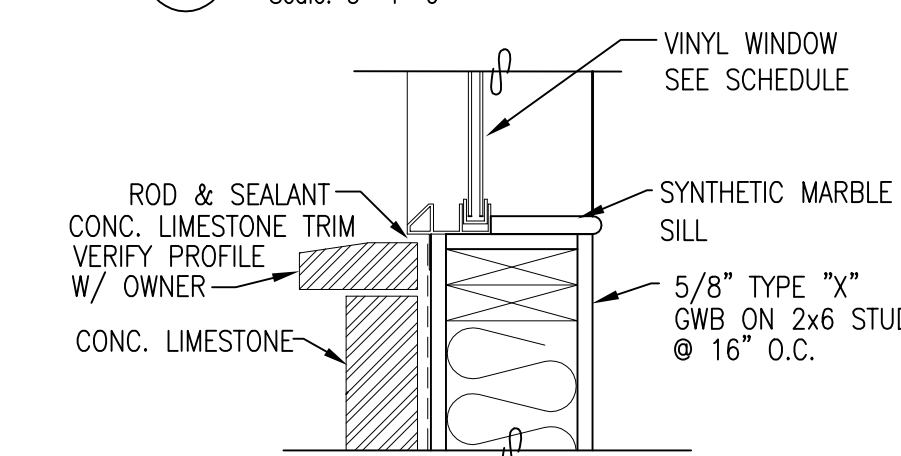
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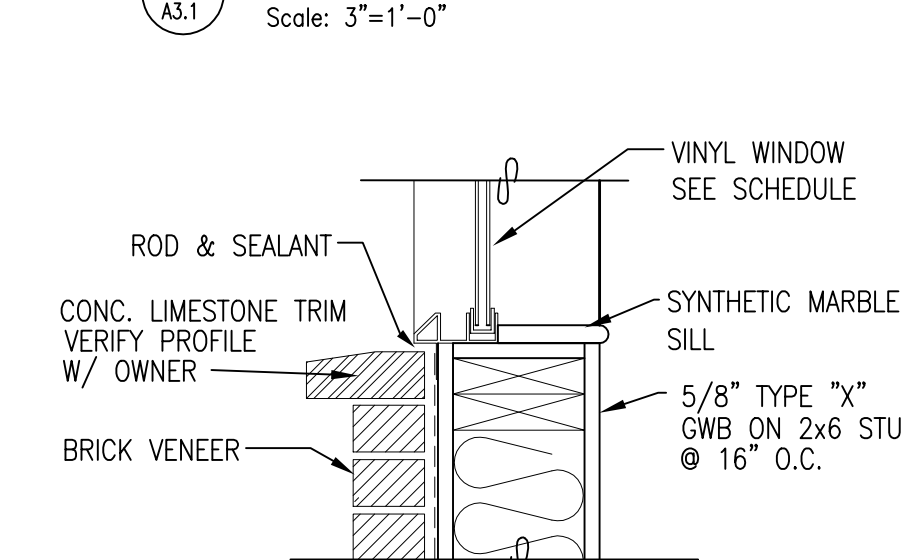
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A3.1
ENLARGED WINDOW CORNER
SCALE: N.T.S.



2
A3.1
WINDOW HEAD / JAMB (SIM.)
Scale: 3"=1'-0"

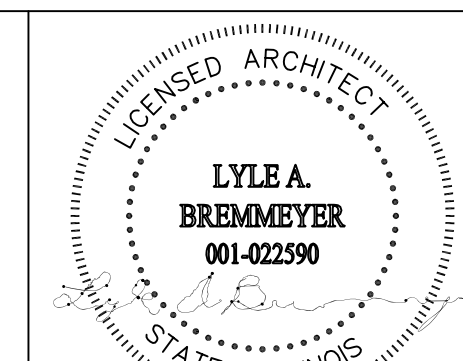


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A3.1
WINDOW SILL
Scale: 3"=1'-0"

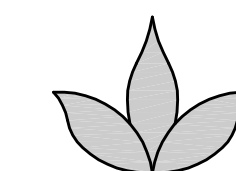


4
A3.1
WINDOW SILL
Scale: 3"=1'-0"

EXTERIOR FINISH SCHEDULE			
TAG	ITEM	MFR.	COLOR/MATERIAL
1	CONC. LIMESTONE	-	SMOOTH TO SEMI SMOOTH COLOR LIGHT TAN
2	CONC. WINDOW HEADER	-	NOT USED
3	BRICK VENEER	GLEN-GERY	MARSEILLES COLLECTION COLOR SUMMERSET
4	BRICK VENEER	GLEN-GERY	MARSEILLES COLLECTION COLOR ST. THOMAS
5	ROOF SHINGLE	PABCO	PREMIER ARCHITECTURAL SHINGLE COLOR WEATHERED WOOD
6	PRE-MFR. 36x54" & 36"x60 SHUTTERS	-	NOT USED
7	FASCIA BD. & BARGE BD.	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE
8	DOORS WOOD OR METAL	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE
9	P-TAC GRILLE	-	NOT USED
10	DECORATIVE FALSE BEAMS	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE
11	DECORATIVE VENTS	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE
12	FIBERGLASS COLUMNS	-	PAINTED SHERWIN WILLIAMS ACCESSIBLE BEIGE
13	HARDIEPLANK SIDING	-	NOT USED



DATE: 02/25/15
EXPIRATION: 11/30/16



**Lyle Andrew Bremmeyer, NCARB
ARCHITECTURAL SERVICES**

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STATES LICENSED:

Washington	Wyoming
Oregon	New Mexico
Michigan	Texas
Colorado	Arizona
Florida	Nevada
Utah	Montana
Georgia	Missouri
Idaho	Illinois

**RJ DEVELOPMENT
SERVICES, LLC**
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E-mail: jeff@rjdevelopmentservices.com

**PROPOSED
ARLINGTON HEIGHTS
COTTAGE**

**227 W RAND ROAD
ARLINGTON HEIGHTS, IL**

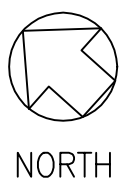
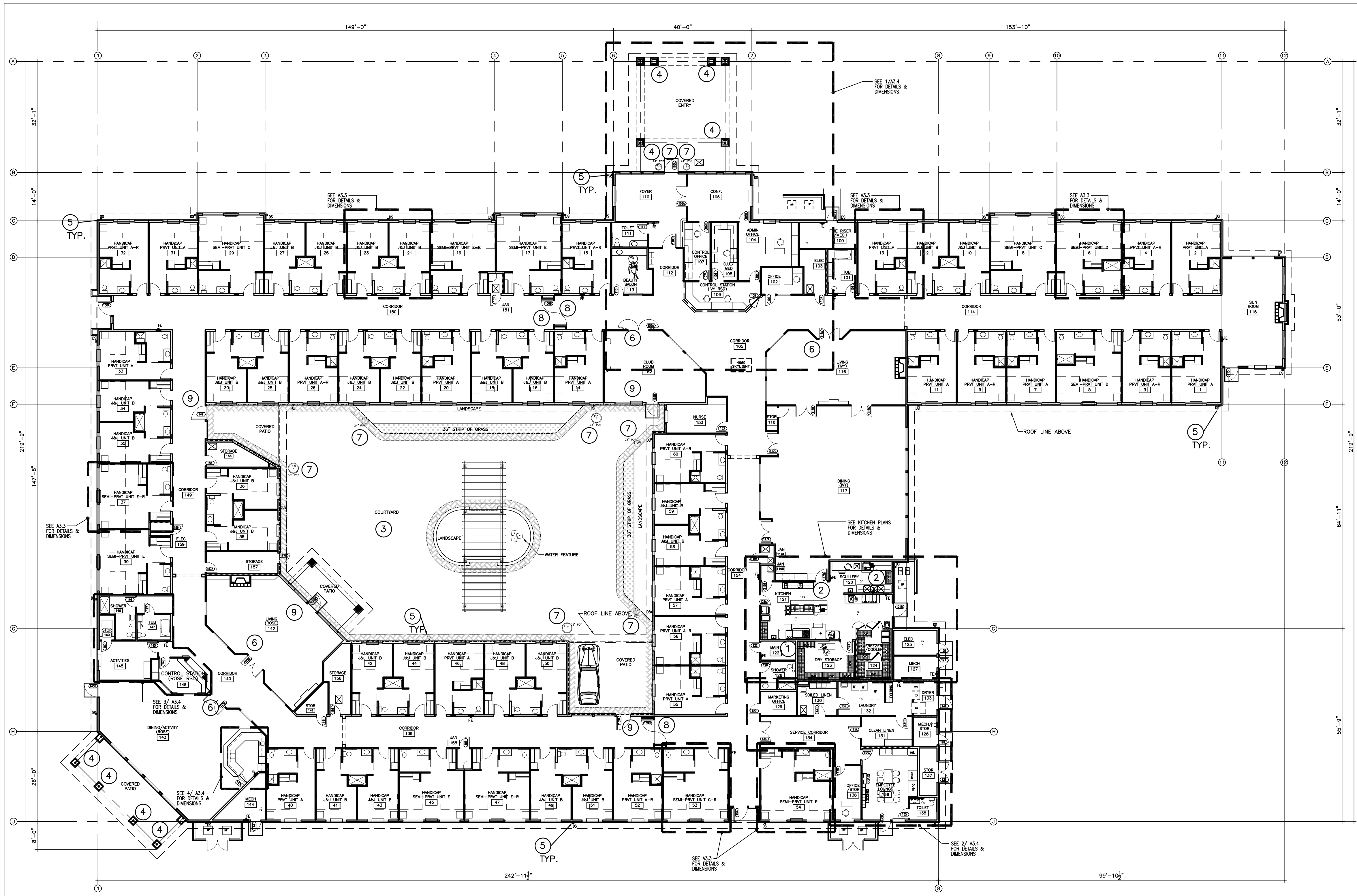
SCALE: AS NOTED
DATE OF
ISSUE: 12-21-15

DESIGN DOCUMENTS		
APPROVAL	APPROVAL	
PERMIT DOCUMENTS		
BID DOCUMENTS		
CONTRACT DOC.		
REVISIONS		
DATE		SUBJECT
1		
2		
3		
4		

**DUPLEX
EXTERIOR
ELEVATIONS**

SHEET NO.
A3.1

PROJECT NO.



OVERALL FLOOR PLAN
Scale: 1/16"=1'-0"

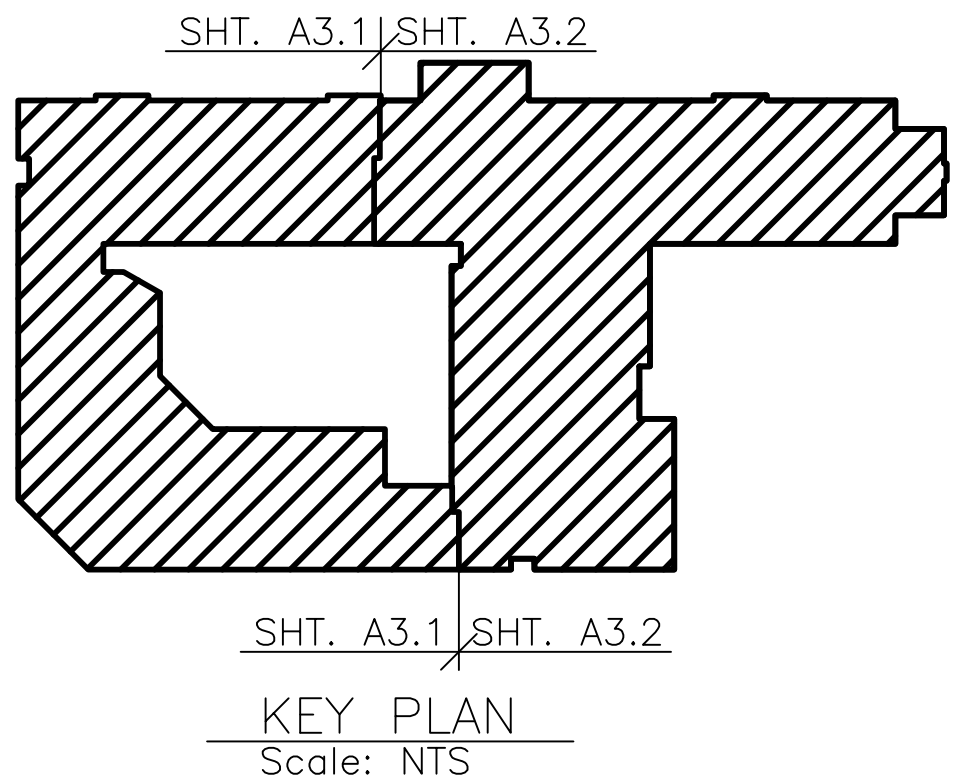
60 TOTAL UNITS	60 TOTAL UNITS	INSULATION REQUIREMENTS
22 - A UNITS - SHOWERS 26 - B UNITS - SHOWERS 2 - D UNITS - SHOWERS 1 - F UNITS - SHOWERS	22 - A UNITS - PRIVATE 26 - B UNITS - SEMI-PRIVATE 3 - C UNITS - SEMI-PRIVATE 2 - D UNITS - SEMI-PRIVATE 6 - E UNITS - SEMI-PRIVATE 1 - F UNITS - SEMI-PRIVATE	WALL = R-21 ROOF = R-38
51 - UNITS WITH SHOWERS	60 ACCESSIBLE UNITS (72 BEDS)	
3 - C UNITS - W/O SHOWERS 6 - E UNITS - W/O SHOWERS		
9 - UNITS W/O SHOWERS 9 x 2 (FOR DBL. OCCUPANT UNITS) = 18 OCCUPANTS W/O SHOWERS 18/8 = 3 BATHING ROOMS REQ. 4 BATHING ROOMS PROVIDED		

- ### GENERAL PLAN NOTES
- A. SEE SHEET A2.1 & A2.2 FOR WALL TYPES, FIRE RATED PARTITIONS AND DETAILS.
B. PROVIDE HEADERS AT ALL OPENINGS IN LOAD BEARING WALLS. SEE STRUCTURAL DRAWINGS.
C. PORTABLE FIRE EXTINGUISHERS ARE TO COMPLY WITH NFPA 10. APPROVED FIVE-POUND CLASS A-B-C DRY CHEMICAL FIRE EXTINGUISHER IS REQUIRED IN EACH LAUNDRY, KITCHEN AND WALK-IN MECHANICAL ROOM. WALL MOUNTED ON APPROVED HANGERS, BRACKETS OR CABINETS. SEE DETAIL 22/A9.1 - SEE PLAN FOR LOCATIONS
D. PROVIDE POSITIVE SLOPE TO ALL FLOOR DRAINS. SEE PLUMBING DRAWINGS FOR DRAIN LOCATIONS.
E. PER 2009 IBC 1210.1 FLOORS-IN OTHER THAN DWELLING UNITS, TOILETS AND BATHING ROOM FLOORS SHALL HAVE A SMOOTH, HARD, NONABSORBENT SURFACE THAT EXTENDS UPWARD ONTO THE WALLS AT LEAST 4"
F. PER 2009 IBC 1210.2 WALLS - WALLS WITHIN 2 FEET OF URINALS AND WATER CLOSETS SHALL HAVE A SMOOTH HARD NONABSORBENT SURFACE TO 4' ABOVE THE FLOOR AND EXCEPT FOR THE STRUCTURAL ELEMENTS THE MATERIALS USED IN SUCH WALL SHALL BE OF A TYPE THAT IS NOT ADVERSELY AFFECTED BY MOISTURE.
EXCEPTIONS:
1. DWELLING UNITS AND SLEEPING UNITS
2. TOILET ROOMS THAT ARE NOT ACCESSIBLE TO THE PUBLIC AND WHICH HAVE NOT MORE THAN ONE WATER CLOSET.
- ### ARCHITECTURAL PLAN NOTES
1. PROVIDE METAL STUD WALL BETWEEN KITCHEN #121 AND DRY STORAGE #123, MAINT. #122 SEE PARTITION TYPE #9 ON SHT. A2.1
2. PROVIDE BLOCKING AS REQUIRED FOR SHELVING/EQUIPMENT. COORDINATE WITH EQUIPMENT SUPPLIER
3. SEE LANDSCAPE DRAWINGS FOR COURTYARD LAYOUT.
4. SEE COLUMN DETAILS ON SHEET A7.2
5. DOWNSPOUT - TYPICAL. SEE 18/A7.0 FOR TYPICAL ROOF DOWNSPOUT ADAPTER CONNECTION TO 6" PVC UNDERGROUND DRAIN.
6. PROVIDE AN ENGRAVED PLASTIC OCCUPANCY SIGN WITH 1 INCH HIGH LETTERS, STATING: "MAXIMUM OCCUPANCY - XX PERSONS". LOCATE SIGN ADJACENT TO THE MAIN ENTRANCE WITHIN THE ROOM.
7. CERAMIC POT LOCATION - PROVIDE WATER & DRAINAGE AT EACH LOCATION
8. AT THE CAVITIES AT THE CROSS CORRIDOR DOORS THE GWB MUST BE CONTINUOUS AT SMOKE BARRIER WALL TO MAINTAIN THE CONTINUITY OF THE SMOKE BARRIER WALL.
9. PROVIDE A SIGN WITH THE WORD "NO" IN 2" HIGH WITH THE WIDTH OF 3/8 INCH AND THE WORD "EXIT" IN LETTERS 1 INCH HIGH WITH THE WORD EXIT BELOW THE WORD NO.

NOTE:
FOR ENLARGED UNIT PLANS & PARTIAL ENLARGED
PLANS SEE SHEETS A3.3 & A3.4

ARCHITECTURAL SYMBOLS

2x6 @ 16" O.C. EXT. STUD WALL W/ BRICK VENEER	DOOR NUMBER - SEE DOOR SCHEDULE ON A10.0
STUD WALL - 2x8 STUDS @ 16" O.C. - @ ELECT. PANELS	WINDOW TYPE - SEE WINDOW TYPES ON A10.2
STUD WALL - 2x6 OR 2x4 STUDS @ 16" O.C. SEE WALL TYPES.	FLOOR DRAIN SEE MECHANICAL PLANS
FE SEE DETAIL 22/A9.1	INTERIOR ROOM ELEVATIONS SEE SHEETS A9.0 & A9.1
DS DOWNSPOUT LOCATION	WALL TYPES SEE TYPES ON SHT. A2.1
XXX ROOM NUMBER - SEE FINISH SCHEDULE ON A10.1	DIRECTION OF SECTION BUILDING SECTION LETTER A7.1
BIO BOX SEE DETAIL 6/A10.1	BUILDING SECTION SHEET



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Utah	Montana
Georgia	Missouri
Idaho	Illinois

LJB DESIGNS, LLC
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**PROPOSED
ARLINGTON HEIGHTS
MEMORY CARE
FACILITY**

227 W RAND ROAD
ARLINGTON HEIGHTS, IL

SCALE: AS NOTED
DATE OF ISSUE: 11-18-15

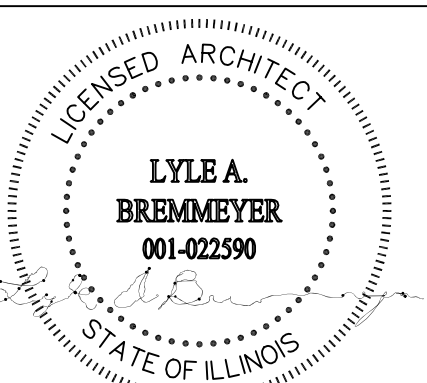
DESIGN DOCUMENTS
APPROVAL _____
PERMIT DOCUMENTS
BID DOCUMENTS
CONTRACT DOC. _____

REVISIONS
DATE SUBJECT
1. _____
2. _____
3. _____
4. _____

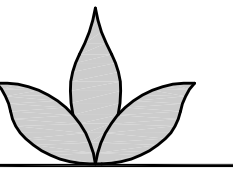
**OVERALL
FLOOR
PLAN**

SHEET NO.
A3.0

PROJECT NO.



DATE: 02/25/15
EXPIRATION: 11/30/16



**Lyle Andrew Bremmeyer, NCARB
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**PROPOSED
ARLINGTON HEIGHTS
COTTAGE**

227 W RAND ROAD
ARLINGTON HEIGHTS, IL

SCALE: AS NOTED
DATE OF
ISSUE: 12-21-15

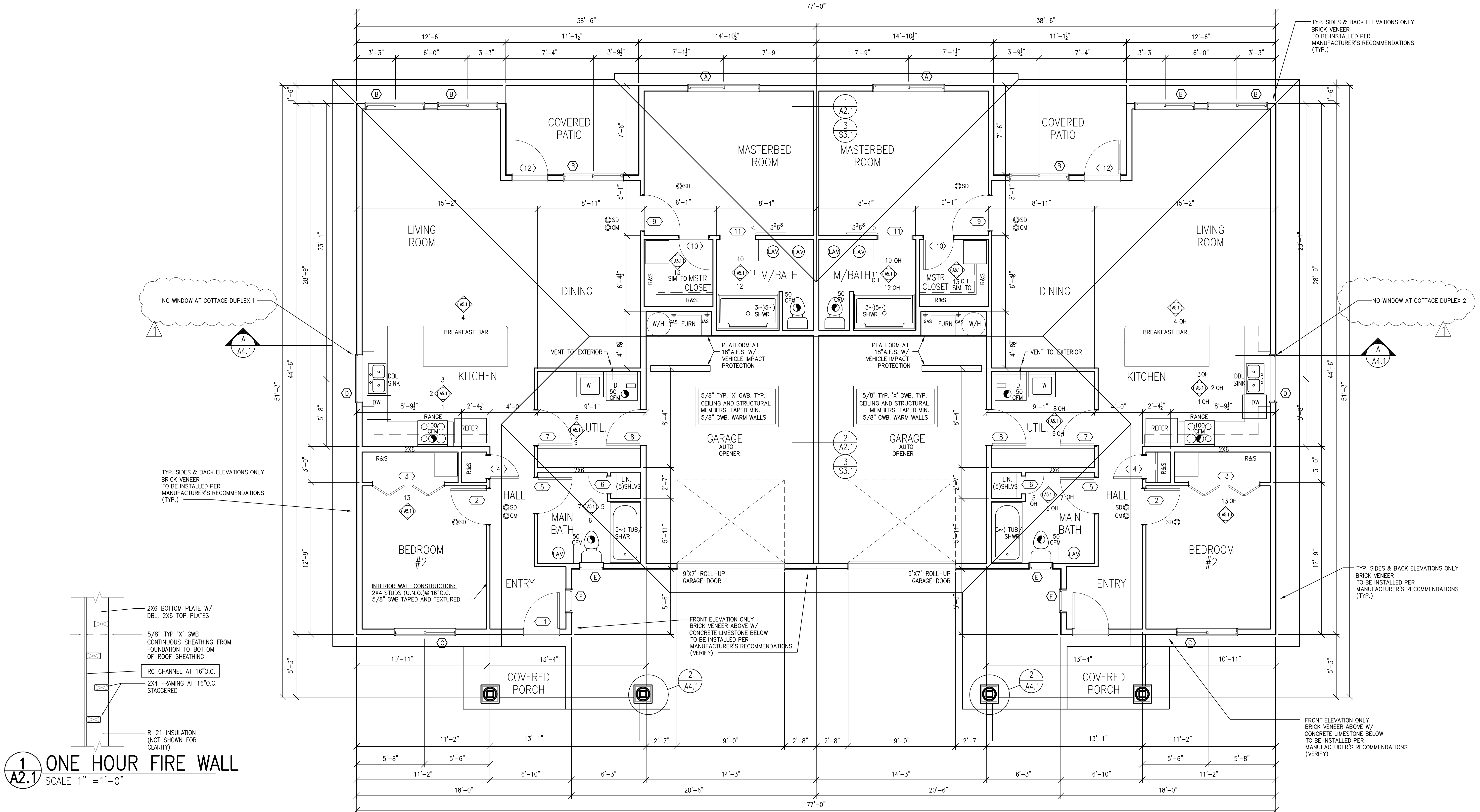
DESIGN DOCUMENTS
APPROVAL _____
PERMIT DOCUMENTS
BID DOCUMENTS _____
CONTRACT DOC. _____

REVISIONS
DATE SUBJECT
01-05-16 REVIEW COMMENTS

**DUPLEX
FLOOR PLANS**

SHEET NO.
A2.1

PROJECT NO.



DUPLEX UNIT 'A'

DUPLEX UNIT 'B'

EACH PROPOSED UNIT 1,266 SQ. FT.
EACH PROPOSED GARAGE 289 SQ. FT.
TOTAL PROPOSED UNIT 1,555 SQ. FT.

TOTAL UNITS 'A'+ 'B' 3,110 SQ. FT.

DUPLEX FLOOR PLAN

SCALE 1/4" = 1'-0"

1 ONE HOUR FIRE WALL
SCALE 1" = 1'-0"

2 ONE HOUR FIRE WALL
SCALE 1" = 1'-0"

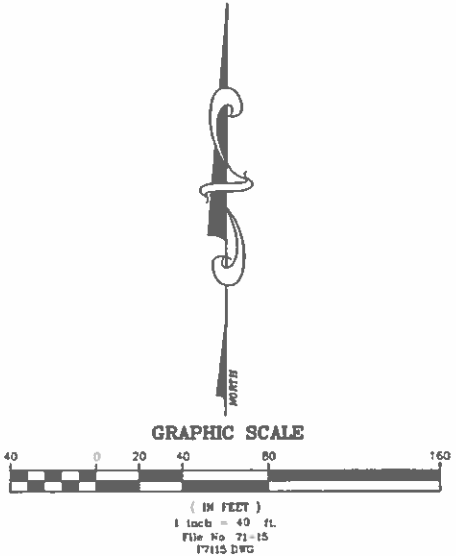
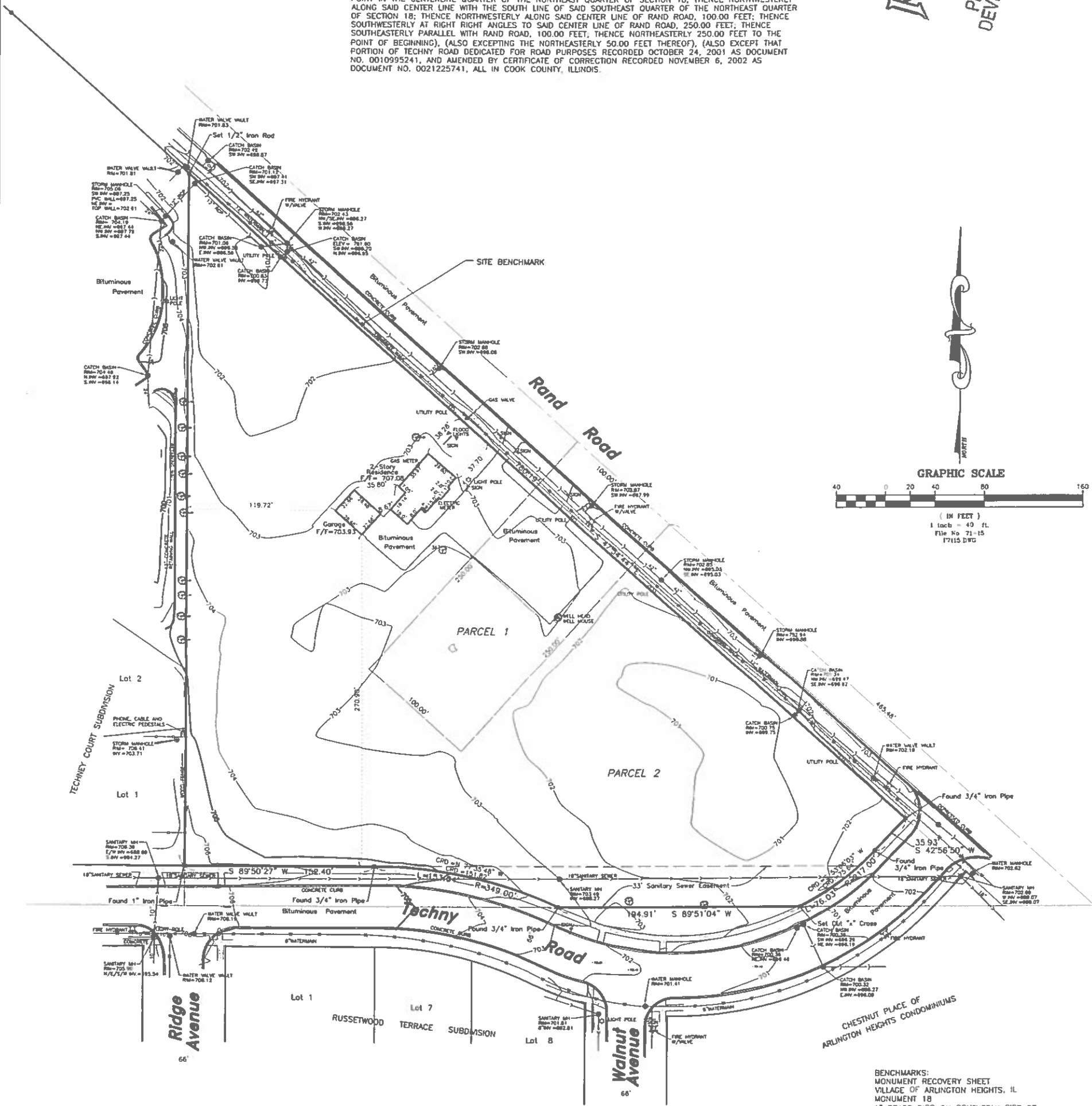
ALTA / ACSM LAND TITLE SURVEY

THE PREMISES COMMONLY KNOWN AS:
227 W. RAND ROAD, ARLINGTON HEIGHTS, IL 60004
PARCEL AREA = 4.195 ACRES, 182,748 S.F.
PIN# 03-18-204-003
03-18-204-007

RECEIVED
FEB 18 2016
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

PARCEL 1:
A TRACT OF LAND IN THAT PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTHWEST OF RAND ROAD DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE CENTER LINE OF RAND ROAD THAT IS 465.48 FEET NORTHWESTERLY OF THE INTERSECTION OF SAID CENTER LINE WITH THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18; THENCE NORTHWESTERLY ALONG SAID CENTER LINE OF RAND ROAD, 100.00 FEET; THENCE SOUTHWESTERLY AT RIGHT ANGLES TO SAID CENTER LINE OF RAND ROAD, 250.00 FEET; THENCE SOUTHEASTERLY PARALLEL WITH RAND ROAD, 100.00 FEET; THENCE NORTHEASTERLY 250.00 FEET TO THE POINT OF BEGINNING (EXCEPT THEREFROM THE NORTHEASTERLY 50 FEET THEREOF), IN COOK COUNTY, ILLINOIS.

PARCEL 2:
A TRACT OF LAND DESCRIBED AS FOLLOWS: COMMENCING AT THE EAST QUARTER CORNER OF SECTION 18, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN; THENCE WESTERLY ON THE QUARTER SECTION LINE, 584.50 FEET TO THE CENTER LINE OF RAND ROAD FOR THE PLACE OF BEGINNING; THENCE WESTERLY ON THE QUARTER SECTION LINE 734.19 FEET; THENCE NORTHERLY ON QUARTER SECTION LINE, 661.57 FEET TO THE CENTER LINE OF RAND ROAD; THENCE SOUTHEAST ALONG SAID ROAD CENTER LINE, 1015.0 FEET TO THE PLACE OF BEGINNING, (EXCEPT THEREFROM THAT PART OF THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTHWEST OF RAND ROAD DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE CENTERLINE QUARTER OF THE NORTHEAST QUARTER OF SECTION 18; THENCE NORTHWESTERLY ALONG SAID CENTER LINE WITH THE SOUTH LINE OF SAID SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 18; THENCE NORTHWESTERLY ALONG SAID CENTER LINE OF RAND ROAD, 100.00 FEET; THENCE SOUTHWESTERLY AT RIGHT ANGLES TO SAID CENTER LINE OF RAND ROAD, 250.00 FEET; THENCE SOUTHEASTERLY PARALLEL WITH RAND ROAD, 100.00 FEET; THENCE NORTHEASTERLY 250.00 FEET TO THE POINT OF BEGINNING), (ALSO EXCEPTING THE NORTHEASTERLY 50.00 FEET THEREOF), (ALSO EXCEPT THAT PORTION OF TECHNY ROAD DEDICATED FOR ROAD PURPOSES RECORDED OCTOBER 24, 2001 AS DOCUMENT NO. 001095241, AND AMENDED BY CERTIFICATE OF CORRECTION RECORDED NOVEMBER 6, 2002 AS DOCUMENT NO. 0021225741, ALL IN COOK COUNTY, ILLINOIS.



BENCHMARKS:
MONUMENT RECOVERY SHEET
VILLAGE OF ARLINGTON HEIGHTS, IL
MONUMENT 18
1" BRASS DISC ON SOUTHERLY SIDE OF
CONCRETE BASE OF SECOND LIGHT POLE
EASTERLY OF KENNICOTT DRIVE, 29' +/-
NORTHERLY OF RAND ROAD AND 550' +/-
EASTERLY OF KENNICOTT DRIVE.
ELEVATION = 705.63 NAVD 1988

GPS SURVEY MONUMENT LOCATION
VILLAGE OF ARLINGTON HEIGHTS, IL
STATION: GETTYSBURG
MONUMENT IS A 3" DIAM. BRONZE DISK PLACED
IN CONCRETE STAMPED VILLAGE OF ARLINGTON
HEIGHTS NORTHEAST CORNER OF GETTYSBURG
DRIVE AND LADD STREET.
ELEVATION = 714.20 NAVD 1988

SITE BENCHMARK:
SURVEY CONTROL POINT, CUT CROSS IN
CONCRETE SIDEWALK ALONG RAND ROAD.
ELEVATION = 701.93 NAVD 1988

CERTIFIED TO:
STATE OF ILLINOIS)
COUNTY OF LAKE) S.S.
THIS IS TO CERTIFY THAT THIS MAP OF PLAT AND THE SURVEY ON WHICH IT IS BASED WERE
MADE IN ACCORDANCE WITH THE 2011 MINIMUM STANDARD DETAIL REQUIREMENTS FOR
ALTA/ACSM LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND
INCLUDES ITEMS 1,2,3,4,7A,8,11A OF TABLE "A" THEREOF. THE FIELD WORK WAS COMPLETED
ON JUNE 17, 2015.
DATED: JUNE 30TH, 2015
Bryan J Lee
ILLINOIS PROFESSIONAL LAND SURVEYOR #35-3616
MY LICENSE EXPIRES 11-30-16
PROFESSIONAL DESIGN FIRM NO. 184-002732



BASED UPON EXAMINATION OF THE F.E.M.A. MAPS, IT HAS
BEEN DETERMINED THAT NONE OF THE PROPERTY SHOWN
HEREIN IS SUBJECT TO FLOOD RISK (THE PROPERTY FALLS
WITHIN A ZONE "X" AREA) AS PORTRAYED ON FLOOD INSURANCE
RATE MAP, COMMUNITY PANEL NO. 17031002011
EFFECTIVE DATE: AUGUST 19, 2006.

FIELDWORK COMPLETED: 06-17-2015
CLIENT NAME: Pearson, Brown and Associates, Inc.
ADDRESS: 1850 W. Winchester Road, Suite 205
Lisle, IL 60130
NOTES:
PLAT IS VOID if the Imprinted Surveyors Seal does not appear.
Only those Building Lines or Easements shown on a Recorded Subdivision
Map or from a Recorded Document are shown hereon. Check field
ordinates before building.
Compare your description and site mortgage with this plat and
AT ONCE report any discrepancies which you may find.
R.E. ALLEN AND ASSOCIATES, LTD.
PROFESSIONAL LAND SURVEYORS
1015 N. CORPORATE CIRCLE, SUITE C
GRAYSLAKE, ILLINOIS 60030
PHONE: 847-223-0914 FAX: 847-223-0980

Statement on Demand for the Proposed Use

- The senior housing needs study was done in November 2013 by Valerie S. Kretchmer Associates, Inc. The study concluded:

...that the Arlington Heights seniors housing market draws from the overall five communities studied, given the willingness of seniors in need of care to move to a nearby community if their Village lacks the services or care they desire. Overall, the report concluded demand in the five communities of 605 market rate independent living units and -45 memory care beds.

- We use various third party industry specific demographers to provide arms length demand reports for our proposed projects. We have asked a third party seniors housing demographer, The Vinca Group, to study the Arlington Heights market and provide its demand calculations. The results of that study are summarized below:

...The Vinca Group concludes that there is currently a net need, after our proposed units/bed, of 300 market rate independent living units and a net need of 281 market rate memory care beds in 2015, within five miles of our property in Arlington Heights. Five miles is the Primary Market Area for our proposed community.

- The reason for the difference in the Vinca demand numbers compared to the needs study done in Nov 2013 is three fold:

- 1) The needs study was done almost two years ago and demographics have changed since then (more people needing care),
- 2) There are multiple ways to calculate demand for seniors housing beds,
- 3) Most demographers in the industry use a saturation rate of 25% to calculate demand, whereas the needs study demographer used 15%.

The saturation rate calculates the percentage of income-qualified residents in the market that are expected to decide to live in a senior housing facility. Studies have been done on "stabilized" markets (stabilized markets are 90%+ occupied) that suggest a 25% saturation rate is a conservative estimate to use when calculating demand and is the most common rate used in market studies. By using 15%, the demographer who did the needs study was being highly conservative; i.e. using a saturation rate lower than 25% (industry standard) decreases the number of people expected to look for care, compared to industry standards which suggest a higher number of people are expected to look for care.

A secondary piece of data we look at to double check demand numbers is occupancy rates in the market. High occupancy in the market (above 90%) can support the demand numbers because it suggests the market is absorbing the available beds, and low occupancy can cast doubt on the demand numbers (below 90%) because it suggests the market is not absorbing the available beds. We have data from NIC MAP on this market...NIC MAP is a seniors housing specific trade group that tracks occupancy data in the top 100 MSA's in the country (Chicago area is included). In this case, within 5 miles of our property, NIC MAP data shows independent living is 95% occupied and memory care is also 95% occupied. Again, a stabilized market is 90%+ occupied; therefore, the occupancy data supports the net demand calculations by our third party demographer.

- Attached is a summary of the third party demand report we received from the Vinca Group.

Given this information, and our experience in this industry, we are confident there is demand in the market for our proposed use, otherwise we would not propose spending \$16 million to build our project. We can provide further information and discussion as requested or needed during the review process.

Attachments: Summary of Vinca Group Demand Report

DEC 03 2015

SECURITY
STAMP

Summary of Vinca Group Demand Study

DEMAND ESTIMATES AND ANALYSIS

This section presents the independent living and Alzheimer's disease/dementia assisted living demand for the proposed senior housing community to be located at 511 W Rand Rd in Arlington Heights, IL. The market area was defined as a five-mile radius originating from the proposed project site.

The demand for Independent Living and assisted living is measured by Market Penetration Rate and Saturation Rate calculations.

The Market Penetration rate helps to determine a market's depth and assess the degree of difficulty for a single facility to achieve and maintain occupancy. The ratio measures the amount of qualified residents the property needs to capture. The Market Penetration rate shows an individual facility's inventory relative to market depth. We use 5% as a threshold limit for Market Penetration rates.

Saturation occurs when the market's total capacity of units exceeds market demand. The Saturation Rate compares the market's total inventory of units to the qualified market. Saturation Rates under 15% are viewed favorably for independent living. Assisted living saturation rates should not exceed 25%.

ASSUMPTIONS:

- We assumed 93% stabilized occupancy.
- The market for people entering independent living is limited to people ages 75 and older.
- The market for people entering Alzheimer's disease/dementia assisted living is limited to people ages 65 and older.
- Income qualifications assume independent living residents use 60% of available income and \$10,000 of their assets annually to help pay for independent living.
- Income qualifications assume routine assisted living and Alzheimer's disease/dementia assisted living residents use 92% of available income and \$20,000 of their assets annually to help pay for assisted living care.
- The demand for routine assisted living uses age specific rates for people who require assistance with activities of daily living reported in U.S. Census, Americans with Disabilities, Household Economic Studies, July 2012:

○ <u>Age</u>	<u>Routine Assisted Living Utilization</u>
75-79	15.4%
80 and older	30.2%
- The incidence rate for dementia is from "Alzheimer's Disease in the United States using 2010 Census," published February 2013 by the American Academy of Neurology:

○ <u>Age</u>	<u>Dementia Assisted Living Utilization</u>
65-74	2.9%

75-84 17.3%
85 and older 32.1%

- We assumed 75% Primary Market Area origin for independent living and dementia assisted living (this means that 75% of future residents at this facility will come from within the Primary Market Area, and 25% will come from outside the Primary Market Area – this is based on industry averages).
- There is one facility that charges entry fees in the market with 287 independent living units (known as a CCRC – Continuing Care Retirement Community). We assume that all the CCRC independent living residents would not move to a new facility for routine assisted living or Alzheimer's disease/dementia assisted living facility, because they have paid a large entrance fee to get that care at the same community as they age in place.
- We tested the market area's ability to support 72 Alzheimer's disease/dementia assisted living beds using \$6,000 rent and the market area's threshold for independent living units using \$3,250 monthly rent. The rates tested were provided by RJ Development.

DEMAND ESTIMATE

Independent Living:

The market area is projected to have 4,839 age and income qualified households for independent living using 2015 demographic data and 5,535 age and income qualified households using 2020 demographic data.

- The Market Penetration Rate for 10 proposed independent living units on the subject site calculates to 0.2% using 2015 demographics and 0.1% using 2020 demographics (note: the project was initially scheduled to have 10 independent living units, but now is only planning to have 4 independent living units based on the current site plan). These Penetration rates are significantly lower than the 5% threshold, representing the proposed inventory of independent living units is significantly lower than the market depth. *(See Exhibit 2 to see how the penetration rate is calculated).*
- The Saturation Rate calculates to 8.8% using 2015 demographics and 7.7% using 2020 demographics. These saturation rates are also significantly lower than the 15% threshold used for independent living saturation rates, representing the market's capacity to absorb more units before becoming saturated. *(See Exhibit 3 to see how the saturation rate is calculated).*
- As you can see on Exhibit 3, there are 611 units of independent living in the market area including the proposed units, and a net need of 300 additional independent living units in the market area in 2015 and 404 units in 2020. *(See Exhibit 7 for a list of existing and proposed units in the market area).*

Alzheimer's/Dementia Assisted Living:

There are projected to be 1,835 available age, income and disability qualified people in the market area using 2015 demographic data and 2,155 available age, income and disability qualified people in the market area using 2020 demographic data in the five-mile radius market area.

- The Market Penetration rate for 72 beds is projected to be 2.9% using 2015 demographics and 2.5% using 2020 demographics. This is significantly lower than the 5% threshold, representing the proposed inventory of Alzheimer's/dementia assisted living beds is significantly lower than the market depth. *(See Exhibit 5 to see how the penetration rate is calculated).*
- The Saturation Rate for the market is projected to be 9.7% using 2015 demographics and 8.3% using 2020 demographics. This is significantly lower than the 25% threshold used for Alzheimer's/dementia assisted living saturation rates, representing the market's capacity to absorb more beds before becoming saturated. *(See Exhibit 6 to see how the saturation rate is calculated).*
- As you can see on Exhibit 6, there are 255 beds of Alzheimer's/dementia assisted living beds in the market area including the proposed beds, and a net need of 281 additional beds in the market area in 2015 and 361 beds in 2020. *(See Exhibit 7 for a list of existing and proposed beds in the market area).*

CONCLUSION

Based on the assumptions and rents tested, the demand estimates project the market area should be able to support the proposed project's 72 Alzheimer's/dementia assisted living beds using \$6,000 monthly rent and the 4 independent living units using a \$3,250 monthly rent.

**EXHIBIT 2
INDEPENDENT LIVING
MARKET PENETRATION RATE
PROPOSED SITE
ARLINGTON HEIGHTS, IL
FIVE MILE RADIUS MARKET AREA
2015 AND 2020 PROJECTED**

MONTHLY RENT

\$3,250

	<u>2015</u>	<u>2020</u>
Income Qualified Households		
Age 75 - 84	3,802	4,429
Age 85+	1,324	1,393
Total IL Qualified Households	5,126	5,822
Less CCRC Households	287	287
Net IL Qualified Households	4,839	5,535
Competitor Units (Existing and Planned)	601	601
Assumed Occupancy @ 93%	<u>93%</u>	<u>93%</u>
Occupancy Adjusted Competitive Units	559	559
Net Available Households	4,280	4,976
Subject Facility Units	10	10
Occupancy @ 93%	9	9
Adjusted for 75% PMA Origin	7	7
Market Penetration Rate	0.2%	0.1%

Assumptions:

1. The Market Penetration Rate is used to measure a market's depth and assess the difficulty in achieving and maintaining stabilized occupancy. The higher the Penetration Rate, the greater the potential level of risk.
2. Please refer to Exhibit 7 for a schedule of units in the market area.
3. The Moorings of Arlington Heights is an entrance fee CCRC with 287 independent living units. We do not count these units as competitive.

**EXHIBIT 3
INDEPENDENT LIVING
SATURATION RATE
PROPOSED SITE
ARLINGTON HEIGHTS, IL
FIVE MILE RADIUS MARKET AREA
2015 AND 2020 PROJECTED**

MONTHLY RENT

\$3,250

	<u>2015</u>	<u>2020</u>
Total Independent Living Qualified Households	5,126	5,822
Less CCRC Households	287	287
Net IL Qualified Households	4,839	5,535
Saturation Rate @ 15%	<u>15%</u>	<u>15%</u>
Market Area Households Using IL	726	830
 Total IL Units Including Subject Facility	 611	 611
Assumed Occupancy @ 93%	<u>93%</u>	<u>93%</u>
Occupancy Adjusted Units	568	568
PMA Origin @ 75%	<u>75%</u>	<u>75%</u>
Occupancy and PMA Origin Adjusted Units	426	426
 Market Area Households Using IL	 726	 830
Less: Occupancy & PMA Adjusted Units	<u>426</u>	<u>426</u>
Net Need	300	404
 Saturation Rate	 8.8%	 7.7%
2015 = 426 beds / 4,839 IL qualified PMA households		
2020 = 426 beds / 5,535 IL qualified PMA households		

Assumptions:

1. The Saturation Rate is used to compare the inventory of units (or capacity) in the market to the qualified market. The Saturation Rate equals the total occupancy and PMA adjusted units including the proposed project divided by the IL qualified market. Saturation Rates under 15% are viewed favorably for independent living.
3. The Moorings of Arlington Heights is an entrance fee CCRC with 287 independent living units. We do not count these units as competitive.

**EXHIBIT 5
DEMENTIA ASSISTED LIVING
MARKET PENETRATION RATE
PROPOSED SITE
ARLINGTON HEIGHTS, IL
FIVE MILE RADIUS MARKET AREA
2015 AND 2020 PROJECTED**

MONTHLY RENT

\$6,000

	<u>2015</u>	<u>2020</u>
Dementia Assisted Living Qualified PMA Residents	1,835	2,155
Competitor Licensed Beds PMA	185	185
Occupancy @ 93%	172	172
Net Available Dementia AL Qualified PMA Residents	1,663	1,983
Subject Facility Licensed Beds	70	70
Subject Facility Licensed Beds @ 93% Occupancy	65	65
PMA Origin @ 75%	49	49
Market Penetration Rate Licensed Beds	2.9%	2.5%

Assumptions:

1. The Market Penetration Rate is used to measure a market's depth and assess the difficulty in achieving and maintaining stabilized occupancy. Penetration Rates under 5% are viewed favorably for assisted living. The higher the Penetration Rate, the greater the potential level of risk.
2. Please refer to Exhibit 7 for a schedule of units in the market area.

**EXHIBIT 6
DEMENTIA ASSISTED LIVING
SATURATION RATE
PROPOSED SITE
ARLINGTON HEIGHTS, IL
FIVE MILE RADIUS MARKET AREA
2015 AND 2020 PROJECTED**

MONTHLY RENT

\$6,000

	<u>2015</u>	<u>2020</u>
Total AL Dementia Qualified PMA Residents	1,835	2,155
Saturation Rate @ 25%	<u>25%</u>	<u>25%</u>
Market Area Residents Seeking AL Dementia Care	459	539
Licensed AL Dementia Beds Including Subject Facility	255	255
Assumed Occupancy @ 93%	<u>93%</u>	<u>93%</u>
Occupancy Adjusted Beds	237	237
PMA Origin @ 75%	<u>75%</u>	<u>75%</u>
Occupancy and PMA Adjusted Licensed Beds	178	178
Market Area Residents Seeking AL Dementia Care	459	539
Less: Occupancy and PMA Adjusted Licensed Beds	<u>178</u>	<u>178</u>
Net Need	281	361
 Saturation Rate Licensed Beds	 9.7%	 8.3%
2015 = 178 beds / 1,835 AL qualified PMA residents		
2020 = 178 beds / 2,155 AL qualified PMA residents		

Assumptions:

1. The Saturation Rate is used to compare the inventory of units (or capacity) in the market to the qualified market. The Saturation Rate equals the total occupancy and PMA adjusted units including the proposed project divided by the dementia AL qualified market. Saturation Rates under 25% are viewed favorably for dementia assisted living

**EXHIBIT 7
SCHEDULE OF UNITS
PROPOSED SITE
ARLINGTON HEIGHTS, IL
FIVE MILE RADIUS MARKET AREA
2015 AND 2020 PROJECTED**

FACILITY	TOTAL LICENSED BEDS			TOTAL OPERATING UNITS	
	Independent	Routine Assisted	Dementia Assisted	Routine Assisted	Dementia Assisted
Existing					
Addolorata Villa	100	39	22	39	22
Autumn Leaves of Arlington Heights	0	0	46	0	46
Belmont Village of Buffalo Grove	0	90	24	90	24
Church Creek	238	13	21	13	21
Emeritus at Prospect Heights	0	128	0	104	0
Harbor House	0	0	48	0	48
Plum Creek Supportive Living Facility	0	102	0	101	0
St. Joseph's Home for the Elderly	34	7	0	7	0
Tamarack	133	0	0	0	0
The Lutheran Home/Hearthstone	0	100	0	100	0
The Moorings of Arlington Heights	287	44	0	44	0
Existing Beds Total	792	523	161	498	161
Planned Beds					
The Solana at Deer Park	96	60	24	60	24
Planned Beds Subtotal	96	60	24	60	24
Propose Facility Beds					
Proposed Site	10	0	70	0	70
Proposed Facility Beds Total	10	0	70	0	70
TOTAL	898	583	255	558	255

Written Justification for Zoning Code Variation

1. **“The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in that zone.”** Currently the property in question is zoned R-1 (One Family Dwelling District). All of the immediately surrounding property is improved with multi-family dwellings and single family cannot yield a reasonable return for this property. A reasonable return for this property cannot be achieved under R-1 zoning. The developer’s intended use is a Care Facility, Intermediate and provides care for seniors suffering from Alzheimer’s disease and other dementias. Such a facility is not permitted within the R-1 zone and therefore in order to obtain the improvements, the zoning modification is necessary.

We are seeking a zoning change from R-1 to I (Institutional District) because of the disallowed use under the R-1 zone. Care Facilities are permitted within an I zone and granting the zoning change would allow the property in question to yield a reasonable return. In early discussions with the Village, including the plat and subdivision committee meeting, the Village expressed interest in changing the zoning from R-1 to I for this property for reasons that included the parcel location within the Village and its proximity to services and the size of the property being too small to financially justify the development of businesses allowed under the R-1 zoning code.

2. **“The plight of the owner is due to unique circumstances.”** The current owner of the property is Northwest Covenant Church, a not for profit entity. The property was initially used as a residence and was zoned accordingly; however, that use is no longer feasible for the owner or feasible for the intended use of the developer. We intend to construct a new 38,000 square foot memory care facility along with two independent living cottages. Our intended use of the property is not allowed under its current zoning, and it was expressed to us during our plat and subdivision meeting that our intended use would fit well within the Village’s vision for this property. Since the property is currently zoned R-1 and used by a church for residential purposes, we think the plight of the owner here is due to unique circumstances that might not otherwise exist but for the church’s unique position. The property will also be returned to the tax rolls.
3. **“The variation, if granted, will not alter the essential character of the locality.”** The largest frontage for this property is on Highway 12 which is a heavily trafficked street containing commercial and other uses of a similar nature in addition to the multi-family surrounding the property. Consequently, granting the zoning modification will not alter the essential character of any of the properties surrounding or in the vicinity of this property but will provide for a low intensity residential use. It is our intent to design and construct a facility that maintains the essential character of the locality. We chose materials and finishes such as brick and concrete headers that will blend well with the exterior elements of the existing multi-family and single-family structures surrounding the site. The building footprint allows landscaped areas adjacent to the building, and we intend to landscape heavily throughout the site. The perimeter of the site will be lined with landscaping consisting of various trees, bushes, and other plantings as required by Village codes while maintaining the essential character and quality of the locality. Our plans also provide a landscape buffer between the property and neighboring single-family properties.

RECEIVED

DEC 03 2015

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Request for Variance of Spacing Between the Opposing Walls of Outer and Inner Courts in Institutional District

We are requesting a variance of the direct emergency vehicle access of a minimum of 12 feet width as it relates to an enclosed inner court, as stated in the Arlington Heights Zoning Regulations (AHZR) Sec. 28-5.1-8.11(a). Section 28-5.1-8.11(a) states that enclosed inner courts are permitted for one story buildings, with the provision that a direct emergency vehicle access of a minimum of 12 feet width is provided.

1. The property in question cannot yield a reasonable return if permitted to be used only under the condition allowed by the regulation in that zone.
 - a. The variance requested is necessary because creating a 12-foot-wide access to the enclosed courtyard will reduce building square footage and the number of units available, thereby reducing financial viability and causing the project to be unviable. Reducing building square footage and number of units available would drastically alter the building layout and services provided within the community. Our current financial model is based upon the number of units originally planned, and any decrease in units offered will substantially decrease the viability of the project. We have developed this building design and layout more than a dozen times in multiple states and have a proven, successful operational model specific to this building. Significantly altering that design and layout would render this project unfeasible. Additionally, providing an enclosed courtyard is a significant feature for our community and something families and caregivers look for when selecting a community for their loved one because of the privacy and security it offers. Eliminating the enclosed courtyard will decrease privacy and security for the residents and surrounding property owners, thereby decreasing the value of the services offered at the community as well as the value of the facility itself.
2. The plight of the owner is due to unique circumstances.
 - a. The variance requested is necessary here due to unique operational and safety aspects of the community. Providing an enclosed courtyard allows staff to monitor residents from four different viewpoints within the building. The enclosed courtyard also allows staff straight and clear sight lines from one side of the courtyard to the other, which is a large part of the operational model of this community. Further, an enclosed courtyard ensures resident safety. Providing a 12-foot-wide access to the enclosed courtyard will create an additional point of egress where residents may elope. Due to the unique nature of caring for those affected by Alzheimer's, minimizing points of egress is extraordinarily important, and doing so increases resident safety significantly.

3. The variation, if granted, will not alter the essential character of the locality.
 - a. The variance requested here will not alter the essential character of the locality, if granted. It is our intent to design and construct a community that maintains the essential character of the locality. We believe that providing an enclosed courtyard will not alter the essential character of the locality, rather, an enclosed courtyard will enhance the essential character of the locality because it will produce a safer and more private community for the residents and surrounding property owners.

Request for Variance of Minimum Distance from Building Wall to Paved Area in Institutional District

We are requesting a variance of the minimum distance from building wall to paved area, as stated in the Arlington Heights Zoning Regulations (AHZR) Sec. 28-5.1-8.14, in order to provide the sidewalks originally shown in our plans. Section 28-5.1-8.14 states that paved areas must be at least 12 feet away from building walls for Non-Residential Uses in the Institutional District.

1. The property in question cannot yield a reasonable return if permitted to used only under the condition allowed by the regulation in that zone.
 - a. The sidewalks, as located on our site plan, provide the opportunity for visitors to access the building quicker than if the sidewalks were located farther from the building, which we feel is important in a climate where rain and snow are prevalent. Further, increasing the distance between the building and the sidewalks will diminish the number of parking spaces we can provide on-site due to pavement and building setbacks. We have assessed whether we could change our building footprint and make it smaller in order to accommodate the necessary space between the sidewalk and our building, but our current financial model is based upon the number of units originally planned, and any decrease in units offered will substantially decrease the financial viability of the project. Moreover, we have developed this building design and layout more than a dozen times across multiple states and have established a proven, successful operational model specific to this building design and layout, which meets the needs of the future residents of this building. Significantly altering the building design and layout will render this project unfeasible.
2. The plight of the owner is due to unique circumstances.
 - a. The variance requested is necessary because of the unique and limited dimensions of the site. Due to the unique shape of this parcel, we spent a tremendous amount of time configuring our site plan to comply with all requisite building and zoning regulations. The site plan that was chosen allows this project to remain in compliance with all building and zoning setbacks and allows the project to remain financially viable. Requiring the sidewalks to be further away from the building than originally planned will result in a reduced amount of parking available for the community, and reducing the parking available for the community will result in noncompliance with the applicable Municipal Code provisions. Additionally, our original placement of the sidewalks takes into account resident safety. Residents with Alzheimer's and related dementias require an enhanced level of care that includes, especially, the resident's well-being and safety while outdoors. Providing sidewalks closer than 12 feet to the

building walls will increase resident safety by allowing residents the opportunity to experience the outdoors in closer proximity to building, which increases resident safety. Also, providing sidewalks closer than 12 feet to the building walls will give residents the ability to quickly enter the building from outside and avoid extended exposure to frigid temperatures.

3. The variation, if granted, will not alter the essential character of the locality.
 - a. The variance requested here will not alter the essential character of the locality, if granted. It is our intent to design and construct a community that maintains the essential character of the locality. We believe that allowing a shorter distance between building walls and paved areas will not alter the essential character of the locality. We further believe that granting this variance will fit well within the essential character of the locality and within the Village's vision for this property.

Arlington Heights Neighborhood Meeting Summary

Attendance:

Approximately 12-15 people from the Village attended the meeting. Attendees signed in with their name, address, and phone number. Packets containing a summary of the discussion, project renderings, a site plan, and a history of the owner/operator were distributed to attendees.

The Meeting:

We began by thanking those attending, explaining the high points of the project, who we were, and what exactly we were doing on the site.

We had on display at the front of the room a few renderings and color landscapes on plan boards. The renderings were the same that were included in the packet for attendees.

Most attendees had little to say regarding the project and were present to simply hear more details. A couple attendees were vocal and appeared to be supportive of the project, while a couple others were vocal and appeared to be unsupportive of the project. One person in particular stated they are not happy with the development of the parcel, regardless of the use, mainly because they don't want to live in a construction zone and have additional traffic on their street.

Comments Received and Responses Given:

- Concerns regarding parking along Techny Rd. during and after construction.
 - Traffic is difficult in the mornings along this stretch of Techny headed towards Rand.
 - Traffic along this stretch of Techny is dangerous because of the curves of the road.
 - We informed the attendees that there will be no parking along Techny during or after construction.
- The parking capacity on the site was questioned as being sufficient.
 - We informed the attendees that we normally provide approximately 42 parking spaces for this building/site layout and have developed this building/site layout more than a dozen times across the central and western US, but we are providing 48 parking spaces for the Arlington Heights layout. We stated that residents at these memory care communities do not drive, so traffic and vehicle counts will be minimal. We further informed the attendees that we have been present at these facilities while fully stabilized, during busy visitation hours, and there were about 10 vehicles in the parking lot, at most.
 - We also explained that our traffic consultant concluded that we have sufficient parking in our plans because there will very few additional trips generated by the

community because residents do not drive, so there should not be traffic issues caused by the development.

- One attendee asked where we planned to park during construction.
 - Our construction team was present and responded that it would create on-site parking in the northwest corner of the site during construction.
- Attendees asked questions concerning how the pond would be constructed and what it would look like in the southeast and southwest corners of the site.
 - We explained that the ponds will contain a few retaining walls that would be softened with landscaping in and around the ponds, such as grass in the ponds themselves and trees around the edges of the ponds, creating a nice landscaping feature. We also explained that the ponds were necessary to retain stormwater on our property and prevent it from running onto theirs. There were no further comments about the ponds.
- One attendee asked how this type of development would affect property values.
 - We explained that we have not seen property values decrease as a result of this type of development because it creates a continuum of care within the community and is seen as a positive addition to the community. We also explained that the property value of our property would increase once a fully stabilized facility is valued, rather than simply raw land, and that this increase should help the surrounding property owners. This response seemed to agree with that attendee.
- One attendee asked if the back porches of the cottages would be screened (this attendee lives on the top floor of the western neighboring condos).
 - We explained that the back porches of the cottages should be kept looking nice and will have nice landscaping buffering between the cottages and the condos and that if items on the porches are ever an issue we will screen them. There were no further questions about this.

Miscellaneous Items Covered:

- This is a very low impact use – little traffic generated, low density, single-story, quiet
- Most attendees agreed that our development was the most low-impact, best use of the property, especially compared to a church, gas station, apartments, or other multi-family use.

Overview:

The project was well-received by those in attendance with the exception of one or two individuals. Traffic along Techny was the biggest concern from attendees, during construction and after completion. One person wasn't happy about the development of the project because she doesn't want additional traffic on her street; however, most attendees seemed agreeable that our use was the best, most low-impact use compared to other potential uses. A few people personally stated full support for the project after the meeting.

THE LASALLE GROUP



March 30, 2016

The Honorable Tom Hayes, Mayor
Village of Arlington Heights
33 S Arlington Heights Road
Arlington Heights, Ill 60005

RE: RJ Development
Memory Care Facility
511 W Rand Road
PC #15-023

Dear Mr. Hayes:

We, at Autumn Leaves, feel compelled to speak up and argue against approval of the referenced Memory Care Facility because the proposed project would seriously compromise our ability to operate our similar existing business profitably. As we are already members of the Arlington Heights business community, we believe concern for our financial success justifies our being heard.

The proposed project, if approved, would create an "overbuilt" situation in which neither our project nor theirs would do well financially. Our experience with our Arlington Heights facility has fallen well short of our planned rent up. As with our other successful projects, we expected Autumn Leaves of Arlington Heights to be rented up to approximately 90% within one year. After a year from our CO date we are at 60%. As experienced owner/operators, with 25 years of experience, 45 facilities, operating in 9 states we feel we can speak of this concern with authority.

We did not become aware of this development until after the Plan Commission meeting on February 24th, where The Petitioner, Jeff Yates, of RJ Development made his presentation on the development which was a request for Rezoning, Comprehensive Plan Amendment, and Preliminary Planned Unit Development. The Plan Commission decided to recommend approval, and this matter will be considered by the Board of Trustees in the near future.

We have reviewed the Staff Development Committee Report, and can see that the review process was thorough with respect to the technical issues involved in the Rezoning. We know that the Petitioner made an oral presentation. We have no record of the claims made about the proposed development; but having participated in the process with our own Autumn Leaves development we assume that there were both statements made, questions asked and answered about aspect of the development other than the technical questions involving the rezoning. We missed the opportunity to hear these claims, and to speak to them as part of the public meeting process, as a member of the Arlington Heights business community.

www.LaSalleGroup.com

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545 E. John Carpenter Freeway, Suite 500 • Irving/Las Colinas, TX 75062

THE LASALLE GROUP

We have found minutes of a meeting in which J. Sigalos asked about our Autumn Leaves project that had recently opened. He asked about the need for another facility located so close to (our) existing facility. We are troubled by RJ Development's several claims at that meeting (and what they could have said at the Plan Commission meeting to secure their approval). For example:

- J Yates stated that in dense markets, such as Chicago, the primary market area is around 3 miles. Autumn Leaves is 4 miles South along Arlington Heights Road, and our site was selected to draw upon drive-by traffic from well north of the Village who use I-90 to commute to work. Our experience is that the submarket is nearer to an 8 mile radius (most often a 15 minute drive time)...but even using their standard at 3 miles for each of us, we would need to be 6 miles apart for us to coexist.
- He also claimed that Autumn Leaves was a year or so ahead with leasing. Implied in this is that they would not harm our marketing effort. However, although our experience does tell us that it takes approximately a year to lease up a property, at Autumn Leaves of Arlington Heights we obtained our Certificate of Occupancy on 4/27/15, and as of this date we have leased 28 of 46 beds, well below projections and alarmingly below sustainable occupancy. This experience points out that the percentage of the estimated demand we expected to become residents has not materialized; and we expect a continuing soft market.
- The thought that we should be rented-up by the time DJ Development comes on line with their project also ignores that residents are now coming to us at a much later time in the progress of their disease, and what was once a typical 2+ year stay is dropping to 1+ years. From the beginning, we have planned for this continual marketing effort; but sharing this market with a new competitor could be disastrous for both of us.

We would like this letter placed in the Board packages for the Board of Trustees Meeting when the proposed DJ Development project is being considered. We plan to attend and to speak at the Public Hearing, basically reemphasizing the points made here, and to ask that the Board of Trustees consider our situation as members of the business community, and to help prevent possible business failures if more Memory Care beds are built in close proximity to our Autumn Leaves of Arlington Heights.

Thank you in advance for your consideration.

Sincerely,

The LaSalle Group, Inc.



Steven C. Meacher
Senior Advisor

Cc. ✓ Members of the Board of Trustees
✓ William V Enright, AICP, Deputy Director

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April 1, 2016

The Honorable Tom Hayes, Mayor
Members of the Board of Trustees
William V Enright, AICP, Deputy Director
The Village of Arlington Heights
33 S Arlington Heights Road
Arlington Heights, IL 60005

RE: RJ Development and Koelsch Senior Communities
Memory Care Facility
511 W Rand Rd
PC #15-023

Dear Mr. Hayes, Members of the Board of Trustees, and Mr. Enright,

We have been informed of the letter delivered to you recently by The LaSalle Group, regarding their opposition to our above referenced project. As they have correctly stated in their letter, the Plan Commission, as well as the Design Commission, have unanimously recommended approval of our project. We are scheduled to deliver our project to the Board of Trustees on Monday, April 4, and look forward to doing so. Please accept this letter as a source of information to help you consider their comments from our perspective.

Being that the Seniors Housing and Care industry is relatively small, we know The LaSalle Group and have built numerous facilities in the same states and specific markets they have, and vice versa, over the years; some in closer proximity compared to our planned project in Arlington Heights. We have nothing but respect for The LaSalle Group and their efforts to take good care of those suffering with Alzheimer's and other related dementias. The fact is, we believe their buildings do very well once they lease up, as do ours, in these markets.

Please consider these facts:

- The LaSalle Group has stated they are 61% occupied (28 residents out of 42) after 10-12 months of operations, which is less than their expectations to be 90% occupied (38 residents) in this time period, which is 10 less residents than they anticipated. Their current lease up rate is 2.33 to 2.80 residents per month.
- At a lease up rate of 2.33, it's reasonable to conclude they will reach 90% occupancy in 5 months.
- Our building would start construction in July and be open for business in September 2017 (18 months from now).
- The Vinca Group, a respected Seniors Housing demographic and demand analysis company for many companies in our industry, including Ventas REIT here in Chicago, has provided an in depth

RJ Development
401 Central St SE – Olympia, WA 98501
(360) 528-3343 – www.rjdevelopment.com

market analysis dated January 2016, with key points summarized here (also, see attached for a few sheets excerpted from this report):

- The Primary Market Area (PMA) for our building is 5 miles. (Our comments, as cited by The LaSalle Group from our meeting with the Plat and Subdivision Committee last year, that the PMA is 3 miles, was merely a reference to the fact that in dense markets the PMA can be smaller given daily life traffic patterns and access to medical care; the PMA for the Arlington Heights market has been defined as 5 miles.)
- The existing market for memory care, WITHOUT Autumn Leaves included, in Arlington Heights is 93.9% occupied.
 - Note: NIC MAP, a seniors housing trade group that tracks data in the nations top 100 markets, including Chicago, shows that as of the end of 2015, seniors housing occupancy averages 90.1%.
- Including Autumn Leaves at 61% occupied, the existing market for memory care in Arlington Heights is 87.3% occupied.
- Industry standard penetration rates suggest 5% or less is desirable for memory care to stabilize. Our project shows a 2.9% penetration rate AFTER our beds enter the market.
- Industry standard saturation rates suggest 25% or less is desirable for memory care to stabilize. Our project shows a 12.2% penetration rate AFTER our beds enter the market.
- The current demand for additional memory care beds in the 5 mile PMA is 301 before our 72 beds enter the market in late 2017.

This demand, demographic and occupancy data is staggering. We rarely see this much unmet demand for memory care, with these low penetration and saturation rates. This is very compelling, given the large unmet need for additional memory care beds and that the market is 93.9% occupied, which is higher than industry standards. This is a very deep market and, in our opinion based on the demographic, demand and occupancy data, there is plenty of need for our building, as well as for Autumn Leaves, not to mention the increase in need for this type of facility over the next 25 years. According to the Alzheimer's Association's 2016 Facts and Figures report from March 2016, today there are 5.4 million Americans living with this disease, including an estimated 200,000 under the age of 65; by 2050 this will increase to 16 million Americans who have Alzheimer's disease.

We sincerely appreciate the 25 years of experience of The LaSalle Group, operating 45 facilities in 9 states. Aaron Koelsch, of Koelsch Senior Communities (KSC) (the sponsor and operator of our proposed project), is a second generation operator in the Seniors Housing and Care industry, since 1958. Currently, KSC operates over 20 communities in 8 states and has built or operated dozens more since 1958, many of which are memory care communities like the one proposed for Arlington Heights.

Without hesitation, we believe the Arlington Heights market has a need for additional memory care beds. If this were not so, we would not be proposing to build a \$17 million facility. KSC operates a high service memory care model that will complement the residents of Arlington Heights and provide them options in the marketplace. We understand, like The LaSalle Group, the effects of competition, but we see no compelling data to suggest there is not enough demand to lease up our proposed facility in addition to Autumn Leaves filling their additional 10 beds over the coming months.

In summary, the data suggests a large unmet need for this type of care in Arlington Heights, not only today but for years into the future; the existing market has a higher occupancy rate than the national average once Autumn Leaves fills an additional 10 beds; and an additional memory care facility in

RJ Development

401 Central St SE – Olympia, WA 98501
(360-528-3343) – www.rjdevelopment.com

Arlington Heights will provide the residents of the community much needed additional care options. We believe these are the reasons the Plan Commission unanimously recommended approval of our project.

We look forward to seeing you on Monday evening to further discuss our project. If there is any further information you need on this topic, please feel free to let us know.

Sincerely,



Jeff Yates

Partner and Vice President

RJ Development

RJ Development

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410 998 9310 fax 410 998 9320
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January 29, 2016

Mr. Jeff Yates
RJ Development Services
401 Central St SE
Olympia, WA 98501

Dear Mr. Yates,

The Vinca Group L.L.C. is pleased to present this market study for an Alzheimer's disease/dementia assisted living facility with 70 beds as well as ten independent living cottages. The project is to be located at Longitude -87.98903, Latitude 42.11809 near West Techny Road and West Rand Road in Arlington Heights, IL. The information and analysis contained in this document supports developing the project. The market area was defined as a five mile radius originating at the proposed project site.

There are estimated to be 308,180 people in the five mile radius market area, of which 48,442 people are ages 65 and older. There are four independent living facilities in the market area with 760 total units. Three properties offer rental independent living while one property is an entrance fee CCRC. Average occupancy was reported to be 93.3%. Independent living facilities in the five mile radius market area charge average monthly rents of \$2,038 for studio units, \$2,704 for one bedroom units and \$3,567 for two bedroom units. One property has cottages that rent for \$3,010 per month. One of the independent living providers in the five mile radius market area charges entry fees ranging from \$140,100 to \$263,700.

The five mile radius market area has five Alzheimer's disease/dementia assisted living facilities that have 157 licensed Alzheimer's disease/dementia assisted living beds. Two properties offer only Alzheimer's disease/dementia assisted living. The Alzheimer's disease/dementia assisted living beds were reported to be 87.3% occupied with 137 residents in 157 operating beds. Adjusting for a property that had recently opened, occupancy averaged 93.9% in 115 beds. Monthly rates for Alzheimer's disease/dementia assisted living average \$6,239 for a private room. Shared room rates average \$4,658 per month. Two Alzheimer's disease/dementia assisted living providers have all inclusive rates while three providers have level of care pricing in addition to the base rate.

Mr. Jeff Yates
January 29, 2016
Page 2

This report is intended for use in the planning of this project. The report is based on estimates, assumptions and other information available to us when we conducted the study or developed in connection to the study. Sources of the information and the basis of the estimates and assumptions are stated in the appropriate places within this report. However, some assumptions may not materialize and unanticipated events and circumstances may occur. Therefore, actual results achieved may vary from those reported.

We have not evaluated the effectiveness of the project's management and we are not responsible for future marketing efforts and other management actions upon which results will depend.

If we can answer any questions, or if you require additional information, please do not hesitate to contact us at 410-998-9310.

Very truly yours,

Alice Katz
President

**EXHIBIT B-5
DEMENTIA ASSISTED LIVING
MARKET PENETRATION RATE
PROPOSED SITE
ARLINGTON HEIGHTS, IL
FIVE MILE RADIUS MARKET AREA
2016 AND 2021 PROJECTED**

MONTHLY RENT

\$6,000

	<u>2016</u>	<u>2021</u>
Dementia Assisted Living Qualified PMA Residents	1,959	2,361
Competitor Licensed Beds PMA	273	273
Occupancy @ 93%	254	254
Net Available Dementia AL Qualified PMA Residents	1,705	2,107
Subject Facility Licensed Beds	70	70
Subject Facility Licensed Beds @ 93% Occupancy	65	65
PMA Origin @ 75%	49	49
Market Penetration Rate Licensed Beds	2.9%	2.3%

Assumptions:

1. The Market Penetration Rate is used to measure a market's depth and assess the difficulty in achieving and maintaining stabilized occupancy. Penetration Rates under 5% are viewed favorably for assisted living. The higher the Penetration Rate, the greater the potential level of risk.
2. Please refer to Exhibit B-7 for a schedule of units in the market area.

EXHIBIT B-6
DEMENTIA ASSISTED LIVING
SATURATION RATE
PROPOSED SITE
ARLINGTON HEIGHTS, IL
FIVE MILE RADIUS MARKET AREA
2016 AND 2021 PROJECTED

MONTHLY RENT

\$6,000

	<u>2016</u>	<u>2021</u>
Total AL Dementia Qualified PMA Residents	1,959	2,361
Saturation Rate @ 25%	<u>25%</u>	<u>25%</u>
Market Area Residents Seeking AL Dementia Care	490	590
Licensed AL Dementia Beds Including Subject Facility	343	343
Assumed Occupancy @ 93%	<u>93%</u>	<u>93%</u>
Occupancy Adjusted Beds	319	319
PMA Origin @ 75%	<u>75%</u>	<u>75%</u>
Occupancy and PMA Adjusted Licensed Beds	239	239
Market Area Residents Seeking AL Dementia Care	490	590
Less: Occupancy and PMA Adjusted Licensed Beds	<u>239</u>	<u>239</u>
Net Need	251	351
 Saturation Rate Licensed Beds	 12.2%	 10.1%
2016 = 239 beds / 1,959 AL qualified PMA residents		
2021 = 239 beds / 2,361 AL qualified PMA residents		

Assumptions:

1. The Saturation Rate is used to compare the inventory of units (or capacity) in the market to the qualified market. The Saturation Rate equals the total occupancy and PMA adjusted units including the proposed project divided by the dementia AL qualified market. Saturation Rates under 25% are viewed favorably for dementia assisted living.

Enright, Bill

From: Randy Skiba <[REDACTED]>
Sent: Wednesday, February 10, 2016 11:07 AM
To: Enright, Bill
Subject: Proposed Memory Care Facility 511 W. Rand Road

Hello Mr. Enright,

I saw the zoning meeting sign for this property this morning and contacted Derek Mach at your office. He discussed this proposal with me and showed me where to find information about it on the VAH website.

After reviewing the documentation that has been submitted by the developer, I have some concerns. Based on the drawings and pictures showing how it will look, I noticed that there is one entrance to the parking areas off of Rand Road and there is another off of Techny Road. I believe the one on Techny Road will lead to increased traffic coming through the Green Brier subdivision via Kennicott Drive. It will not take visitors to this facility long to figure out that it is much shorter to exit RT 53 at Palatine Road and take Kennicott to Techny or one of the other side streets in the area and then to the facility. Ideally, they should be exiting Rt 53 at Rand Road and going south due to the entrance being on the Rand Road side. I would like to recommend that the Techny Road entrance be eliminated from the proposal and a second entrance at the south end of the facility off of Rand Road be added in its' place. I assume the Techny Road entrance is there to facilitate truck access to the loading area but the trucks could still use a south Rand Road entrance to get to the loading dock. The developer could leave the area between the parking lot and sidewalk paved and the trucks could then use this as a turnaround area to back their vehicles into the loading dock. I know that Kennicott could still be used as a short cut to Rand Road but I believe the number of stop signs encountered will make the trip faster coming off of Rt 53 at Rand Road. I also hope the plan calls for left turn lanes into the facility off of Rand Road.

The other thing I would **not** like to see is a stoplight installed at Rand and Techny Roads. I have lived in AH for 40 years and have seen more and more stoplights installed along Rand Road between Thomas and Williams Road in Palatine. Another stoplight at this intersection will just snarl traffic on Rand even more especially on weekends. The situation now is that just about every ¼ mile between Thomas and Williams there is a stoplight. There used to be decent traffic flow on Rand that is now no longer possible. Rand Road through this part of Arlington Heights is starting to look like Chicago with stoplights every 2-3 blocks. I hope the Planning Commission's goal is not to become the Chicago of the Northwest Suburbs.

If you would like to discuss any of this with me, you can reach me via email or you can call my cell phone. My number is [REDACTED]

Thank you for your time and consideration of my concerns.

Best regards,

Randy Skiba
[REDACTED]

Arlington Hts., 60004

Enright, Bill

From: Randy Skiba <[REDACTED]>
Sent: Monday, February 15, 2016 10:51 AM
To: Enright, Bill
Subject: RE: Proposed Memory Care Facility 511 W. Rand Road

Dear Mr. Enright,

Thank you for your quick response and for providing the attached traffic study.

I have taken a brief look at the study and plan on printing it to do a more in depth review. I noticed a couple of things initially as I read through the report.

First, the traffic pattern study was done on a September weekday during the normal morning and evening rush hours. I agree that these will be a key times for access and egress from the parking areas and are of critical concern. However, there were no studies done on the weekends during the months from June to August and the Labor Day weekend. In my experience using Rand Road, there are key times when Rand Road is very busy due to north bound traffic to the Lakes area on Saturdays between 7 AM and 12 PM and southbound on Rand Road on Sundays from late afternoon to early evening with returning traffic. I would also assume that the weekends will be the more prime time for visitors to the facility. As these visitors become aware of the increased Rand Road traffic on weekends, especially if they need to turn left onto northbound Rand Road, they will start looking for alternative routes. I know I would. The entrance/exit on Techny Road will become a viable alternative which I believe will lead them to go through the Greenbrier subdivision via Kennicott Drive to access Route 53. This route will take them past Frontier Park which is becoming more and more utilized by residents and children and will increase the hazards from vehicular traffic around the park. I have witnessed many times, cars not stopping completely or running the stop signs (both north bound and south bound) at Kennicott Drive and Shenandoah. These stop signs serve as the primary protection for pedestrian access to the park. I also noticed while viewing a street map that traffic off of westbound Palatine Road will be able to access the Walnut entrance via Chestnut to Ladd to Walnut. So there are two potential alternatives to the Rand Road entrance.

The second issue concerns the estimated wait times shown for the rush hour traffic (tables 3 and 4). Some of the wait times range from 45 to almost 100 seconds to make a turn into or out of the parking area. If this is a legitimate estimate of timing, I am concerned that many drivers are not that patient and will be more likely to push a short interval on Rand Road leading to increased accident potential. I'm not sure what can be done about this but I would like this to be a consideration for having two and not one entrance/exit on Rand Road.

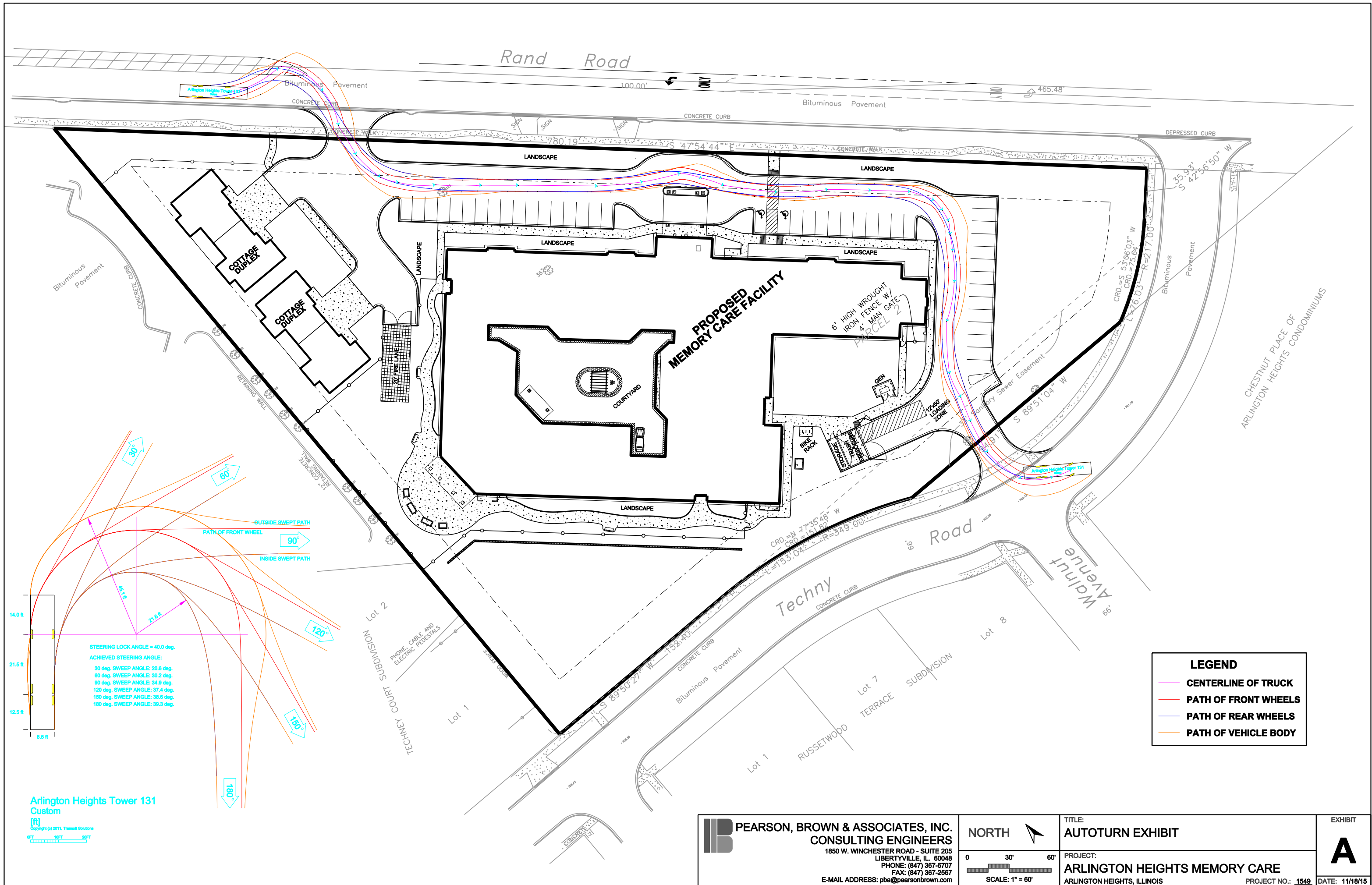
I hope the planning commission will reconsider the Techny entrance/exit situation and make the change I proposed. I am planning on attending the meeting on the 24th and hope that we can have a few moments to meet and discuss my concerns.

Thank you again for your quick response.

Respectfully,

Randy Skiba

From: Enright, Bill [mailto:benright@vah.com]
Sent: Monday, February 15, 2016 9:27 AM



LEGEND

EXISTING	PROPOSED	EXISTING	PROPOSED

All methods of construction and materials must conform to the most recent version of "A Manual of Practice for the Design of Public & Private Improvements" as published by the Village of Arlington Heights Engineering Department.

Water main material shall be poly wrapped D.I.P. Class 52 buried at least 5.5 feet.

All sanitary sewer and storm sewer material shall be PVC SDR 26.

The existing sidewalk encompassed within this construction must not be damaged, if it is, it must be restored to "like new" condition. Sidewalk running through the two entrances shall be removed and replaced with 8" P.C. concrete.

Knox Box shall be located at main front entrance.

A fully operational annunciator panel or alarm panel shall be installed at the front door.

Fee in-lieu of street light installation shall be provided for two street lights on Rand Road. Two residential street lights shall be provided along Techny Road as part of site development.

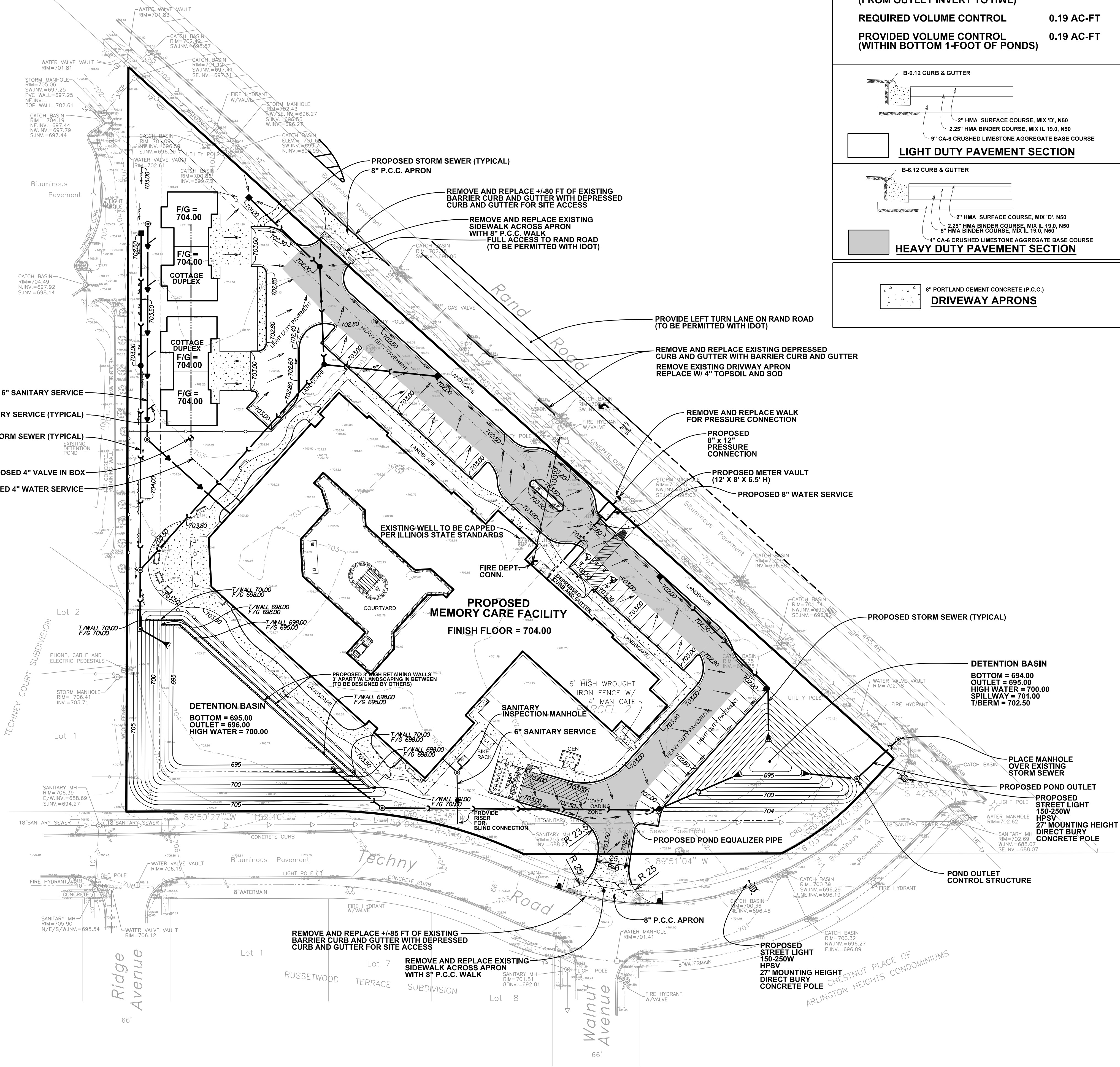
PROPOSED 6" SANITARY SERVICE

6" SANITARY SERVICE (TYPICAL)

PROPOSED STORM SEWER (TYPICAL)

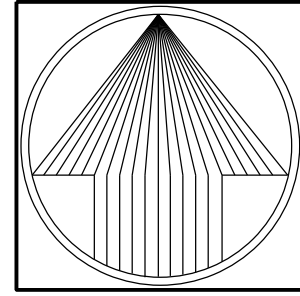
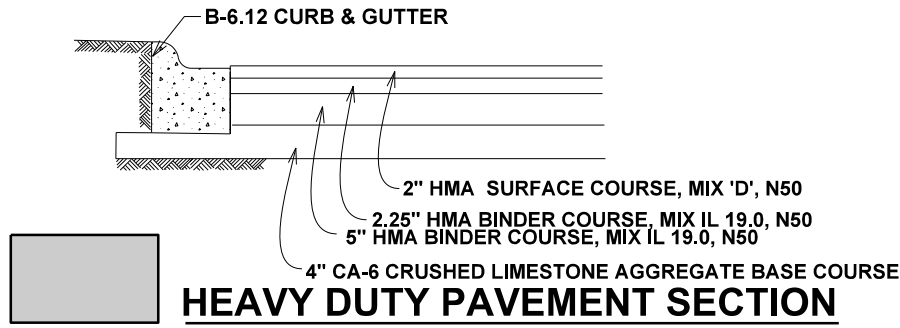
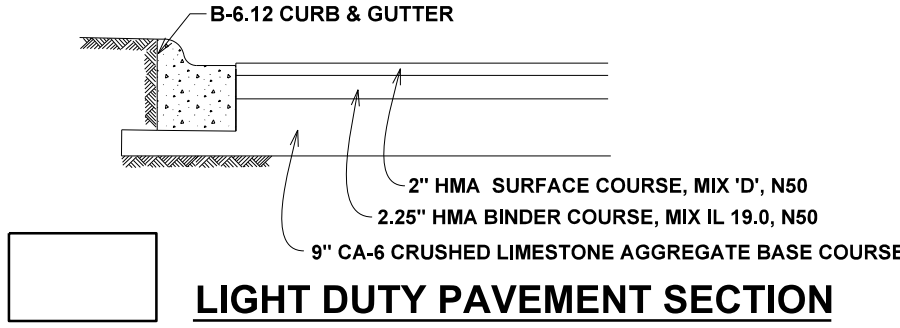
PROPOSED 4" VALVE IN BOX

PROPOSED 4" WATER SERVICE



DETENTION BASIN SUMMARY

PROPERTY OWNERSHIP	4.20 ACRES
PROPOSED IMPERVIOUS SURFACE	2.27 ACRES
DETENTION VOLUME REQUIRED	1.10 AC-FT
DETENTION VOLUME PROVIDED (FROM OUTLET INVERT TO HWL)	1.11 AC-FT
REQUIRED VOLUME CONTROL	0.19 AC-FT
PROVIDED VOLUME CONTROL (WITHIN BOTTOM 1-FOOT OF PONDS)	0.19 AC-FT



NORTH

SCALE: 1" = 40'

ARLINGTON HEIGHTS MEMORY CARE

ARLINGTON HEIGHTS, COOK COUNTY, ILLINOIS

PEARSON, BROWN & ASSOCIATES, INC.

CONSULTING ENGINEERS

1850 W. WINCHESTER ROAD - SUITE 205
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E-MAIL ADDRESS: pba@pearsonbrown.com

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DESIGNED BY: G.A.Z.

DRAWN BY: A.K.Z.

CHECKED BY: A.K.Z.

ORIGINAL ISSUE: 11/19/15

DESCRIPTION

DATE BY

01/20/16 JFC REVISED PER VILLAGE REVIEW COMMENTS

REVISIONS

PRELIMINARY ENGINEERING

SHEET NUMBER

2

OF 2 SHEETS

JOB No. 1549

ARLINGTON HEIGHTS INN MEMORY CARE

ARLINGTON HEIGHTS, ILLINOIS

LANDSCAPE PLANS

GENERAL NOTES:

1. THE LANDSCAPE CONTRACTOR IS REQUIRED TO CONTACT J.U.L.I.E., THE COUNTY PUBLIC WORKS DEPARTMENT, THE VILLAGE OF GLEN ELLYN, AND ANY OTHER PUBLIC OR PRIVATE AGENCY NECESSARY FOR UTILITY LOCATION PRIOR TO ANY CONSTRUCTION.
2. THIS DRAWING IS PART OF A COMPLETE SET OF BID DOCUMENTS, SPECIFICATIONS, ADDITIONAL DRAWINGS, AND EXHIBITS. UNDER NO CIRCUMSTANCES SHOULD THESE PLANS BE USED FOR CONSTRUCTION PURPOSES WITHOUT EXAMINING ACTUAL LOCATIONS OF UTILITIES ON SITE, AND REVIEWING ALL RELATED DOCUMENTS MENTIONED HEREIN, INCLUDING ANY RELATED DOCUMENTS PREPARED BY THE PROJECT ENGINEERS.
3. THE LANDSCAPE ARCHITECT AND CONSULTANTS DO NOT WARRANT OR GUARANTEE THE ACCURACY AND COMPLETENESS OF THE WORK PRODUCT THEREIN BEYOND A REASONABLE STANDARD OF PROFESSIONAL CARE.
4. IF ANY MISTAKES, OMISSIONS, OR DISCREPANCIES ARE FOUND TO EXIST WITH THE WORK PRODUCT, THE LANDSCAPE ARCHITECT SHALL BE PROMPTLY NOTIFIED SO THAT THEY MAY HAVE THE OPPORTUNITY TO TAKE ANY STEPS NECESSARY TO RESOLVE THE ISSUE. FAILURE TO PROMPTLY NOTIFY THE OWNER AND THE LANDSCAPE ARCHITECT OF SUCH CONDITIONS SHALL ABSOLVE THEM FROM ANY RESPONSIBILITY FOR THE CONSEQUENCES OF SUCH FAILURE.
5. ACTIONS TAKEN WITHOUT THE KNOWLEDGE AND CONSENT OF THE OWNER AND THE LANDSCAPE ARCHITECT OR IN CONTRADICTION TO THE OWNER AND THE LANDSCAPE ARCHITECT'S WORK PRODUCT OR RECOMMENDATIONS, SHALL BECOME THE RESPONSIBILITY NOT OF THE OWNER AND THE LANDSCAPE ARCHITECT BUT FOR THE PARTIES RESPONSIBLE FOR THE TAKING OF SUCH ACTION.
6. THE LOCATION OF THE UNDERGROUND UTILITIES AND/OR DRIVEWAYS ARE LOCATED ON ENGINEERING DRAWINGS PREPARED BY THE PROJECT ENGINEER, PEARSON BROWN ASSOCIATES. THE MOST CURRENT REVISIONS ARE HEREIN MADE PART OF THIS DOCUMENT.
7. UNDERGROUND UTILITIES EXIST THROUGHOUT THIS SITE AND MUST BE LOCATED PRIOR TO CONSTRUCTION.
8. WHERE UNDERGROUND UTILITIES EXIST, FIELD ADJUSTMENT MUST BE APPROVED BY A REPRESENTATIVE OF THE OWNER PRIOR TO INSTALLATION.
9. NEITHER THE OWNER NOR THE LANDSCAPE ARCHITECT ASSUMES RESPONSIBILITY WHATSOEVER, IN RESPECT TO THE CONTRACTORS ACCURACY IN LOCATING THE INDICATED PLANT MATERIAL.
10. UNDER NO CIRCUMSTANCES SHOULD THESE PLANS BE USED WITHOUT REFERENCING THE ABOVE MENTIONED DOCUMENTS.
11. CIVIL ENGINEERING BASE INFORMATION HAS BEEN PROVIDED BY PEARSON BROWN ASSOCIATES. SEE PEARSON BROWN ASSOCIATES DRAWINGS FOR UTILITY LOCATIONS. THE LOCATIONS OF VARIOUS UTILITIES ON THIS SET OF DRAWINGS IS ONLY ILLUSTRATIVE AND SHOULD NOT BE RELIED UPON FOR CONSTRUCTION PURPOSES.
12. REFER TO CIVIL ENGINEERING DOCUMENTS FOR DETAILED INFORMATION REGARDING SIZE, LOCATION, DEPTH AND TYPE OF UTILITIES.
13. LANDSCAPE PLANS CONTAINED HEREIN ILLUSTRATE APPROXIMATE LOCATIONS OF ALL UTILITIES AS PROVIDED BY PEARSON BROWN ASSOCIATES. IT IS THE RESPONSIBILITY OF THE CONTRACTOR TO FIELD VERIFY THEIR ACCURACY.
14. LOCATIONS OF ALL PLANT MATERIAL ILLUSTRATED ON THE LANDSCAPE PLANS ARE APPROXIMATE. FINAL LOCATIONS SHALL BE DETERMINED IN THE FIELD.
15. LANDSCAPE CONTRACTOR SHALL REFER TO THE PROVIDED WRITTEN SPECIFICATIONS WHEN LOCATING AND PLANTING SPECIFIED PLANT MATERIAL.
16. CONTRACTOR TO ENSURE SOD IS PLACED BELOW SIDEWALK AND PATIO ELEVATIONS TO ALLOW FOR PROPER DRAINAGE.
17. A NEW, FULLY AUTOMATIC IRRIGATION SYSTEM IS TO BE INSTALLED FOR ALL AREAS WITH NEW LANDSCAPE PLANTINGS.

EXISTING SITE INFORMATION

THE EXISTING SITE INFORMATION INDICATED ON THIS PLAN WAS PROVIDED BY PEARSON BROWN ASSOCIATES.

THE LANDSCAPE ARCHITECT MAKES NO WARRANTY OR REPRESENTATION WITH REFERENCE TO THE ACCURACY AND COMPLETENESS OF THE EXISTING CONDITIONS INDICATED OR NOT INDICATED ON THIS DOCUMENT. THE CONTRACTOR SHALL VERIFY THE LOCATION OF ALL EXISTING SITE CONDITIONS INCLUDING UNDERGROUND UTILITIES.

THE PLANS CONTAINED HEREIN HAVE BEEN PREPARED TO MEET CERTAIN LANDSCAPING ORDINANCE REQUIREMENTS. ANY DEVIATION FROM THESE PLANS MAY RENDER THEM IN NON COMPLIANCE WITH THE VILLAGE OF ARLINGTON HEIGHTS LANDSCAPING ORDINANCE.



PREPARED FOR:

R.J. Development
401 Central Street SE
Olympia, WA 98501
tel: 360.528.3343 fax: 360.534.9079
rjdevelopmentservices.com

PREPARED BY:

Allen L. Kracower & Associates, Inc.
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Lake Bluff, Illinois 60044
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www.kracower.com

REVISIONS	
DATE	DESCRIPTION
11-23-15	VILLAGE REVIEW
01-22-16	REV. PER VILLAGE COMMENTS

LANDSCAPE PLAN SHEET INDEX	
SHEET #	SHEET TITLE
CVR	COVER SHEET
LP-1	NORTH LANDSCAPE PLAN
LP-2	SOUTH LANDSCAPE PLAN
LP-3	PLANT LIST
LP-4	PLANTING DETAILS
TS-1	TREE SURVEY AND PRESERVATION PLAN

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**ALLEN L. KRACOWER
& ASSOCIATES, INCORPORATED**
EJECTS • URBAN PLANNERS • REAL ESTATE CONSULTANTS
ORE DRIVE, SUITE 205 | LAKE BLUFF, ILLINOIS 60044



ARLINGTON HEIGHTS INN
MEMORY CARE
ARLINGTON HEIGHTS, ILLINOIS

ARLINGTON HEIGHTS, ILLINOIS

COVER

SHEET TITLE:

ISSUED FOR:

NOTE:

REV. PER VILLAGE COMMENTS
VILLAGE REVIEW

PRINCIPAL:

PROJECT NUMBER:
21523.0

DESIGNED BY:
LD

SCALE:
AS SHOWN

VIEWED BY:
LD

DATE:
11-17-15

PROJECT MANAGER:

SHEET NUMBER:

CVR



THE PLANS CONTAINED HEREIN HAVE BEEN PREPARED TO MEET CERTAIN LANDSCAPING ORDINANCE REQUIREMENTS. ANY DEVIATION FROM THESE PLANS MAY RENDER THEM IN NON COMPLIANCE WITH THE VILLAGE OF ARLINGTON HEIGHTS LANDSCAPING ORDINANCE.

ARLINGTON HEIGHTS, ILLINOIS

LP-1

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ARLINGTON HEIGHTS, ILLINOIS

SHEET TITLE:

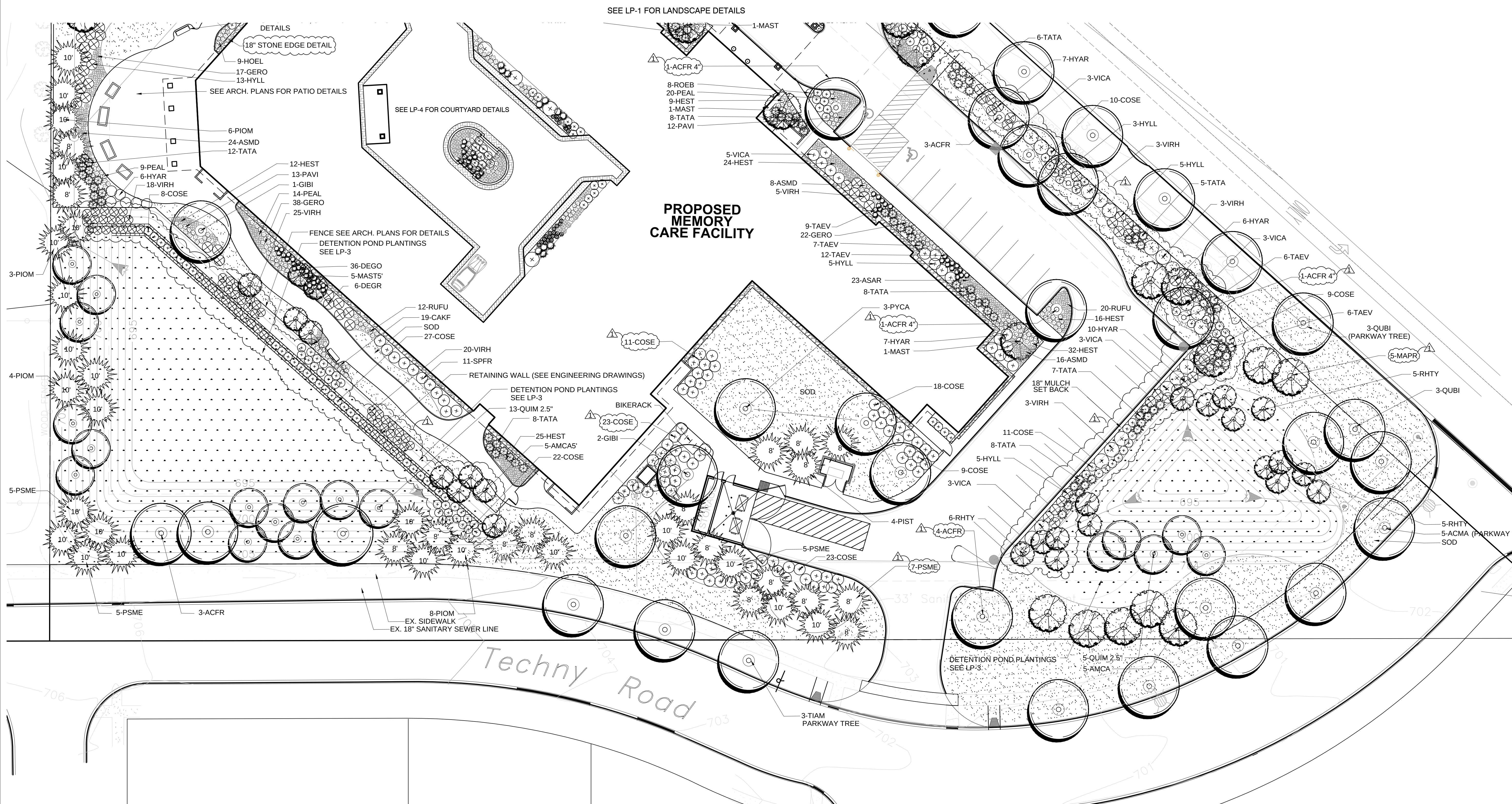
DATE: _____

REV. PER VILLAGE COMMENTS	01-22-16
VILLAGE REVIEW	11-23-15

PRINCIPAL:

PROJECT NUMBER: 21523.0	DESIGNED BY: LD
SCALE: AS SHOWN	REVIEWED BY: LD
DATE: 11-17-15	PROJECT MANAGER: LD

LP-2



SOUTH LANDSCAPE PLAN

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KEY	QTY.	BOTANICAL NAME	COMMON NAME	SIZE	NOTES
SHADE TREES					
ACFR	13	Acer x freemanii 'Autumn Blaze'	Autumn Blaze Maple	3" Cal. BB	Specimen
ACFR 4"	5	Acer x freemanii 'Autumn Blaze'	Autumn Blaze Maple	3" Cal. BB	Specimen
TIAM	10	Tilia americana 'Redmond'	Redmond American Linden	3" Cal. BB	Specimen
ACMA	15	Acer x freemanii 'Marmo'	Marmo Freeman Maple	3" Cal. BB	Specimen
QUBI	9	Quercus bicolor	Swamp White Oak	2.5" Cal. BB	Specimen
PYCA	8	Pyrus calleryana 'Chanticleer'	Chanticleer Callery Pear	4.5" Cal. BB	Specimen
QUIM 2.5"	18	Quercus imbricaria	Shingle Oak	2.5" Cal. BB	Specimen
GIBI	3	Ginkgo biloba 'Autumn Gold'	Autumn Gold Ginko	3" Cal. BB	Specimen

PIST	4	<i>Pinus strobus</i>	Eastern White Pine	8' HT. BB	Heavy Specimen
PIOM 10'	18	<i>Picea omori</i>	Serbian Spruce	10' HT. BB	Heavy Specimen
PIOM	8	<i>Picea omori</i>	Serbian Spruce	8' HT. BB	Heavy Specimen
PSME 10'	10	<i>Pseudotsuga menziesii</i>	Douglas Fir	10' HT. BB	Heavy Specimen
PSME	14	<i>Pseudotsuga menziesii</i>	Douglas Fir	8' HT. BB	Heavy Specimen

AMCA	6	Amelanchier x grandiflora 'Autumn Brilliance'	Autumn Brilliance	8' Ht. BB	Multi-Stem
AMCA 5'	5	Amelanchier x grandiflora 'Autumn Brilliance'	Autumn Brilliance	5' HT. BB	Multi-Stem
RHTY	16	Rhus typhina	Staghorn Sumac	4'-5' HT. Cont.	Multi-Stem
BENI	5	Betula nigra	River Birch	8' HT. BB	Multi-Stem Heavy
MAST	3	Magnolia stellata 'Royal Star'	Royal Star magnolia	8' HT. BB	Multi-Stem
MAST 5'	9	Magnolia stellata 'Royal Star'	Royal Star magnolia	5' HT. BB	Multi-Stem
MARE	13	Malus 'Red Jewel'	Red Jewel Crabapple	10' HT. BB	Multi-Stem
MAPR	6	Malus 'Prairifire'	Prairifire Crabapple		

ROEB	46	Rosa 'Korpancom'	Electric Blanket Rose	24" BB
HYLL	45	Hydrangea paniculata 'Little Lamb'	Little Lamb Hydrangea	24" BB
SPFR	66	Spirea x bumalda 'Froebelii'	Frobel Spirea	36" BB
VICA	45	Viburnum carlesi	Korean Spice Viburnum	36" BB
VIRH	101	Viburnum rhytidophyllum	Leatherleaf Viburnum	36" BB
ROSA	12	Rosa 'Carefree Wonder'	Carefree Wonder Rose	30" BB
HYAR	54	Hydrangea arborescens 'Annabelle'	Annabelle Smooth Hydrangea	30" BB
COSE	190	Cornus sericea 'Kelsey'	Kelsey Red Twig Dogwood	24" BB
HYPA	27	Hydrangea paniculata 'Tardiva'	Tardiva Hydrangea	36" BB
DEGR	10	Deutzia gracilis 'Nikko'	Nikko Slender Deutzia	24" BB
EUAL	11	Euonymus alatus 'Compactus'	Dwarf-Winged Burning Bush	24" BB

TATA	115	Taxus media 'Runyani'	Runyan Intermediate Yew	30" Spread BB
TAEV	139	Taxus media 'Everlow'	Everlow Yew	24" Spread BB

PEAL	109	Pennisetum alopecuroides	Fountain Grass	2 Gal. Cont.
RUFU	132	Rudbeckia fulgida fulgida 'Goldsturm'	Black Eyed Susan	1 Gal. Cont.
HEST	216	Hemerocallis 'Stalla de Oro'	Stella De Oro Daylily	1 Gal. Cont.
PAVI	43	Panicum virgatum 'Heavy Metal'	Heavy Metal Switch Grass	2 Gal. Cont.
CAKF	42	Calamagrostis acutiflora 'Karl Forester'	Karl Forester Grass	2 Gal. Cont.
ECMA	25	Echinacea purpurea 'Magnus'	Magnus Coneflower	1 Gal. Cont.
DEGO	13	Deschampsia 'Goldgehaenge'	Goldgehaenge Tufted Hair Grass	1 Gal. Cont.
ASMD	138	Astilbe 'Maggie Daley'	Maggie Daley Astilbe	1 Gal. Cont.
HOEL	42	Hosta 'Elegans'	Elegans Hosta	1 Gal. Cont.
DISP	14	Dicentra eximia 'Luxuriant'	Luxuriant Bleeding Heart	1 Gal. Cont.
ASAR	78	Astilbe arendsii 'Deutschland'	Deutschland Astilbe	1 Gal. Cont.
GERO	132	Geranium 'Gerwat'	Rozanne Geranium	1 Gal. Cont.

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KEY	QTY.	BOTANICAL NAME			
North Facing Slopes- .			South Facing Slopes-		
60% Grasses at 15" O.C.			60% Grasses at 15" O.C.		
		Schizachyrium scoparium			Schizachyrium scoparium
		Sporobolus heterolepis			Sporobolus heterolepis
Total Grasses	Plugs		Total Grasses	Plugs	
40% Forbs at 15" O.C.			40% Forbs at 15" O.C.		
		Rudbeckia hirta			Rudbeckia hirta
		Asclepias tuberosa			Asclepias tuberosa
		Phlox pilosa			Phlox pilosa
		Echinacea purpurea			Echinacea pallida
		Tradescantia ohiensis			Tradescantia ohiensis
		Aquilegia canadensis			Aquilegia canadensis
		Aster laevis			Aster laevis
		Coreopsis palmata			Coreopsis palmata
Total Grasses	Plugs				Oenothera pilosella
					Penstemon digitalis
			Total Grasses		

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WWW.ALLENKRACOWER.COM

60% Grasses at 15" O.C.		
		Schizachyrium scoparium
		Sporobolus heterolepis
Total Grasses		
40% Forbs at 15" O.C.		
		Rudbeckia hirta
		Monarda fistulosa
		Liatris ligulistylis
		Echinacea pallida
		Tradescantia ohimensis
		Aquilegia canadensis
		Solidago ulmifolia
		Coreopsis palmata
		Verbena stricta
		Zizzia aurea
Total Grasses		

60% Grasses at 15" O.C.	
	Schizachyrium scoparium
	Panicum virgatum
Total Grasses	
40% Forbs at 15" O.C.	
	Asclepias incarnata
	Monarda fistulosa
	Liatris pycnostachya
	Echinacea purpurea
	Eryngium yuccifolium
	Eupatorium maculatum
	Solidago riddellii
Total Grasses	

SPECIFICATIONS

1. Field Verification

The Contractor shall verify all existing conditions and dimensions in the field prior to bidding and report any discrepancies to the Owner or his representative.

2. Protection of Existing Site and Existing Site Features

The Contractor shall provide at his own expense, protection against trespassing and damage to seeded areas, planted areas and other construction areas until the preliminary acceptance. The Contractor shall provide barricades, temporary fencing, signs, written warning or policing as may be required to protect such areas.

The Contractor shall not be responsible for any damage caused by the Owner after such warning has been issued.

It shall be the Contractor's responsibility to locate and protect all existing above and below ground utilities when performing the work. The Contractor shall be responsible for the protection of crowns, trunks and roots of existing trees, shrubs, lawns, paved areas and other landscaped areas that are to remain.

Existing trees which may be subject to construction damage shall be boxed, fenced or otherwise protected before any work is started. Boxing or other protection will be removed at the end of construction. Do not locate heavy equipment or stockpiles within the drip-line of existing plants or on lawns.

Any damage to utilities, structures, plantings or lawn which results from the Contractor's work shall be repaired in kind at the Contractor's expense in a reasonably short period of time with as little inconvenience to the Owner as possible.

3. Planting Techniques

All planting techniques and methods shall be consistent with the latest edition of "Horticulture Standards of Nurserymen, Inc.", and as detailed on these drawings. All deciduous plant material shall be thin pruned to remove 1/3 interior branches, dead branches and broken branches. Pruning shall compliment plants natural form. Absolutely NO tip pruning is allowed, except hedges. Any plant that is tip pruned is subject to rejection by the Landscape Architect. Evergreen trees and shrubs shall be pruned of dead and broken branches and as directed by the Landscape Architect. All pruning work shall be done with hand pruners only.

4. Inspection of Plant Material

All plant materials shall be subject to inspection and approval. The Landscape Architect reserves the right to reject any plants which fail to meet this inspection. All rejected material shall be removed from the site by the Contractor. Height of evergreen trees are measured from the ground to the first lateral branch closest to the top. Height and/or width of other plants so specified are measured by the mass of the plant no the very tip of the branches.

5. Plant Substitution

Substitution from the specified list will be accepted only when evidence in writing is submitted to the Landscape Architect, showing that the plant specified is not available. Requests for approval of substitute plant material shall include common and botanical names and size of substitute material. Only those substitutions of at least equivalent size and having essential characteristics similar to the originally specified material will be approved. Acceptance or rejection of substitute plant materials will be issued in writing by the Landscape Architect.

6. Planting Soil

A. Topsoil Testing

The Contractor shall engage an approved agronomic soil testing laboratory. The cost of topsoil testing to be borne by the Contractor. Landscape architect shall approve in writing contractor's proposed soil testing laboratory.

B. Required topsoil Tests

1. Chemical analysis indicating:
 - a. Chemical Analysis: pH, Phosphate phosphorous, potassium, calcium, magnesium, caution exchange capacity, organic matter, available phosphorous potassium, exchangeable magnesium, percent base saturation, soluble salts by saturation, extract, estimated nitrogen release, and sodium adsorption ratio.
 - b. Nutrient data to be given in parts per million (ppm).

2. Physical properties including:

- a. Organic content
- b. Particle size distribution including percentages of sand, silt, and clay; USDA textural class designation and sand fractionation by ASTM D 422-63

C. Landscape Architect shall approve the topsoil source prior to site delivery.

D. At the discretion of the Landscape Architect soil handling procedures and spreading operations will be demonstrated for conformance approval for conformance with industry standards

E. Planting soil mix shall be protected from water and wind erosion by some type of temporary vegetative cover. All erosion methods shall be approved by the landscape architect.

F. Topsoil for landscape work shall be furnished as specified below:

1. A fertile, friable, sandy, loamy surface soil without admixture of subsoil and free of stones, stumps, root, trash, debris, and other materials deleterious to plant growth.
- a. Particle size distribution - Loam texture having the proper mix of sand, silt and clay distribution to give favorable fertility, water drainage, and water holding capacity for plant growth as well as soil strength.
2. The pH range shall be 6.8 to 7.4. Topsoil that does not meet this pH range will be amended by the addition of pH adjusters approved by the Landscape Architect.
3. Organic content shall not be less than 4% and not greater than 8% determined by loss through ignition.
7. Mulch.
All shrub beds and individual trees shall be mulched with a minimum of 3" finely shredded hardwood or bark mulch. Perennial, groundcover and annual flower beds shall be mulched with 2" of decomposed compost.

8. Pre-emergent Herbicide

All shrub beds, individual tree rings and groundcover beds shall be treated with a pre-emergent herbicide prior to the mulch being installed. These areas shall be weed free prior to herbicide application.

9. Sodding

Sod shall be Kentucky Bluegrass and is required in all areas as noted on the landscape plan. Sod should be grown from at least four varieties of quality seed. Sodded slopes 3:1 or greater shall be staked to prevent erosion and washout. Watering shall continue until all sod areas are thoroughly knit to the ground.
Provide 6" of topsoil minimum for all sod areas.

10.Seeding
All lawn areas on landscape plan specified to be seeded shall be treated as specified below:

A. Topsoil

Shall be spread over all areas to be seeded to a minimum depth of 6" when compacted (to be performed by those other than Landscape Contractor).

B. Seed Mixture Application Rate

- Kentucky Bluegrass (4 varieties): 70%
Perennial Ryegrass: 10%
Redtop or Creeping Red Fescue: 20%

C. Fertilization

Apply fertilizers and conditioners at the rate specified per soil test findings. In lieu of soil test results, apply two tons ground agricultural limestone and 1,000 lbs. 10-10-10 or equivalent analysis fertilizer per acre. At least 40% of the fertilizer nitrogen shall be of an organic origin.

D. Watering

Seeded areas shall be watered to insure proper germination. Once seeds have germinated, watering may be decreased but the seedlings must never be allowed to dry out completely. Frequent watering should be continued for approximately four (4) weeks after germination or until grass has become sufficiently established to warrant watering on an "as needed" basis.

E. Establishment

Turf is being established on a variety of slope conditions. It shall be the contractor's responsibility to determine and implement whatever procedures he deems necessary to establish the turf as part of his work. Seeded areas will be accepted when all areas show a uniform stand of the specified grass in healthy condition and at least 60 days have elapsed since the completion of this work. The Contractor shall submit with his bid a description of the methods and procedures he intends to use.

11. Preliminary Acceptance

All plantings shall be maintained by the Contractor for a period of 60 days after preliminary acceptance by the Owner. Maintenance shall include, but is not limited to, mowing and edging turf, pulling weeds, watering turf and plant material, and annual flower maintenance.

12. Warranty

A. Warranty: Warrant that all work in this section shall be free from defects of materials and workmanship for a period of one (1) year from the date of acceptance of the project. Warrant all plant materials, including pre-tagged or pre-purchased materials, for a period of one year from the date of acceptance to be a good, healthy and flourishing condition.

B. Acceptance Procedure:

1. Completion of Work: Upon completion of the work, a review will be made by the Landscape Architect upon written notice requesting such a review submitted by the Contractor at least (10) days in advance of the anticipated date. The purpose of the review shall be to determine whether or not the contractor has completed all the work of the contract, including maintenance of all planted areas.
2. Review for Substantial Completion: This review shall take place at the same time as the maintenance review. The Landscape Architect will make a review to begin the warranty of planting areas and initiate the 60 day maintenance period on the date requested, by the Contractor, as above specified, or as soon thereafter as possible. Of the work is found to be in compliance with the Contract Documents, the Landscape Architect will notify in writing the Contractor and owner of the beginning of the warranty period.
3. Warranty Period: Make periodic inspections during the warranty period to determine what changes should be made to the maintenance program. Submit in writing to the Landscape Architect any recommended changes. Upon completion of the warranty period submit a request for a review at least ten (10) days in advance of the anticipated date.
4. Review for Final Acceptance: The Landscape Architect will make a review for Final Acceptance of the Contract work, including maintenance but exclusive of replacements. If the work is found to be in compliance, the Architect will recommend acceptance by the Owner, exclusive of possible replacement of plants subject to warranty. If there are any deficiencies in the maintenance, the contractor will be notified of these deficiencies in writing and the work shall be subject to re-review before acceptance.

13. Maintenance

- A. Maintain trees and shrubs by pruning, cultivating, watering, weeding, fertilizing, restoring planting saucers, tightening and repairing stakes and guy supports, and resetting to proper grades or vertical position, as required to establish healthy, viable plantings. Spray as required to keep trees and shrubs free of insects and disease. Restore or replace damaged tree wrappings.
- B. Maintenance Periods: Perform landscape maintenance, as specified hereunder, for the following periods:

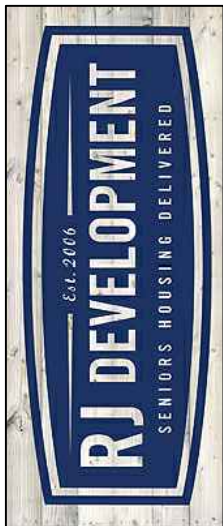
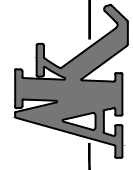
1. Initial Maintenance: The Contractor is responsible for maintenance of each area until it has been granted preliminary acceptance by the Architect and the warranty period is formally started. Begin maintenance immediately upon delivery to the site and as each plant and each portion is planted, and continue until the end of the 60 day maintenance period.
2. Work Not Included: Maintenance of project after the 60 day required maintenance period performed by the Owner's work forces and are not apart of this Contract.

14. Final Acceptance

All plant material (excluding annual flowers), shall be guaranteed for one year after the end of the 60 day maintenance period. The end of the maintenance period is marked by the final acceptance of the Contractor's work by the Owner.

15. Site Cleanup

The Contractor shall protect the property of the Owner and the work of other Contractors.
The Contractor shall also be directly responsible for all damage caused by his activities and for the daily removal of all trash and debris from his work area to the satisfaction of the Landscape Architect.



ARLINGTON HEIGHTS INN
MEMORY CARE
ARLINGTON HEIGHTS, ILLINOIS

SHEET TITLE

ISSUED FOR: DATE:

REV. PER VILLAGE COMMENTS	01-22-16
VILLAGE REVIEW	11-23-15

PRINCIPAL:

PROJECT NUMBER: 21523.0	DESIGNED BY: LD
SCALE: AS SHOWN	REVIEWED BY: LD
DATE: 11-17-15	PROJECT MANAGER: LD

SHEET NUMBER:

LP-5

MEMORANDUM TO: Jeff Yates
RJ Development

FROM: Brendan May
Consultant

Luay Aboona, PE
Principal

DATE: February 8, 2016

SUBJECT: Traffic Impact Study
Memory Care Facility
Arlington Heights, Illinois

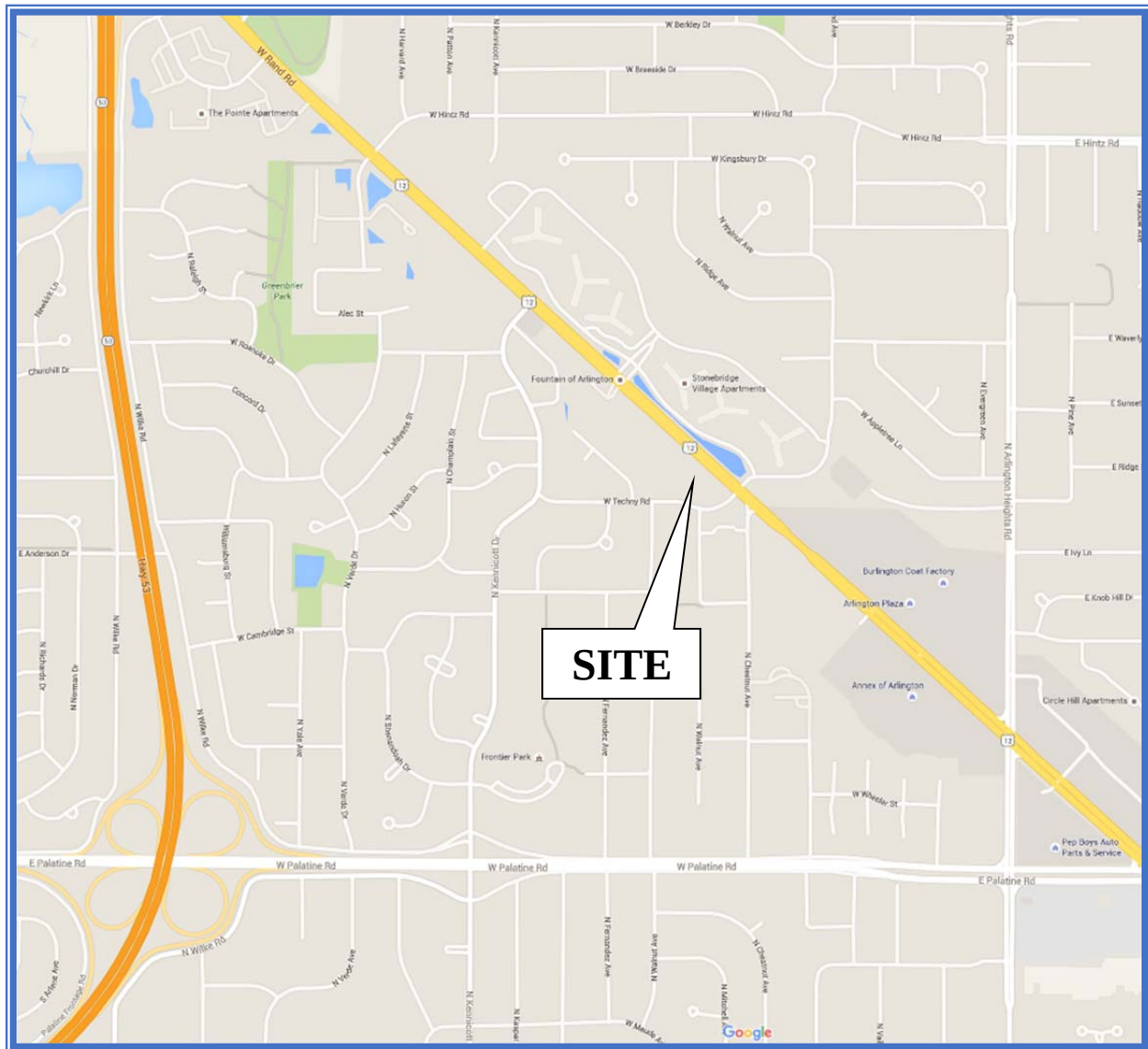
This memorandum summarizes the methodologies, results and findings of a traffic impact study conducted by Kenig, Lindgren, O'Hara, Aboona, Inc. (KLOA, Inc.) for a proposed memory care facility to be located in Arlington Heights, Illinois. The site, which is currently occupied by the Northwest Covenant Church, is located in the northwest quadrant of the intersection of Rand Road with Techny Road. As proposed, the development is to contain 72 memory care units and 4 independent living units. The development will provide 44 parking spaces. Access to the development will be provided via a full movement access drive on Rand Road and a full movement access drive on Techny Road.

Figure 1 shows the location of the site in relation to the area roadway system. **Figure 2** shows an aerial view of the site area.

The purpose of this study was to examine background traffic conditions, assess the impact that the proposed development will have on traffic conditions in the area and determine if any roadway or access improvements are necessary to accommodate traffic generated by the proposed development.

The sections of this memorandum present the following.

- Existing roadway conditions
- A description of the proposed development
- Directional distribution of the development traffic
- Vehicle trip generation for the development
- Future traffic conditions including access to the site
- Traffic analyses for the weekday morning and evening peak hours
- Recommendations with respect to adequacy of the site access system and adjacent roadway system
- Recommendations regarding the adequacy of the parking supply.



Site Location

Figure 1



Aerial View of Site Location

Figure 2

Existing Conditions

Existing transportation conditions in the vicinity of the site were documented based on field visits conducted by KLOA, Inc. in order to obtain a database for projecting future conditions. The following provides a description of the geographical location of the site, physical characteristics of the area roadway system including lane usage and traffic control devices and existing peak hour traffic volumes.

Site Location

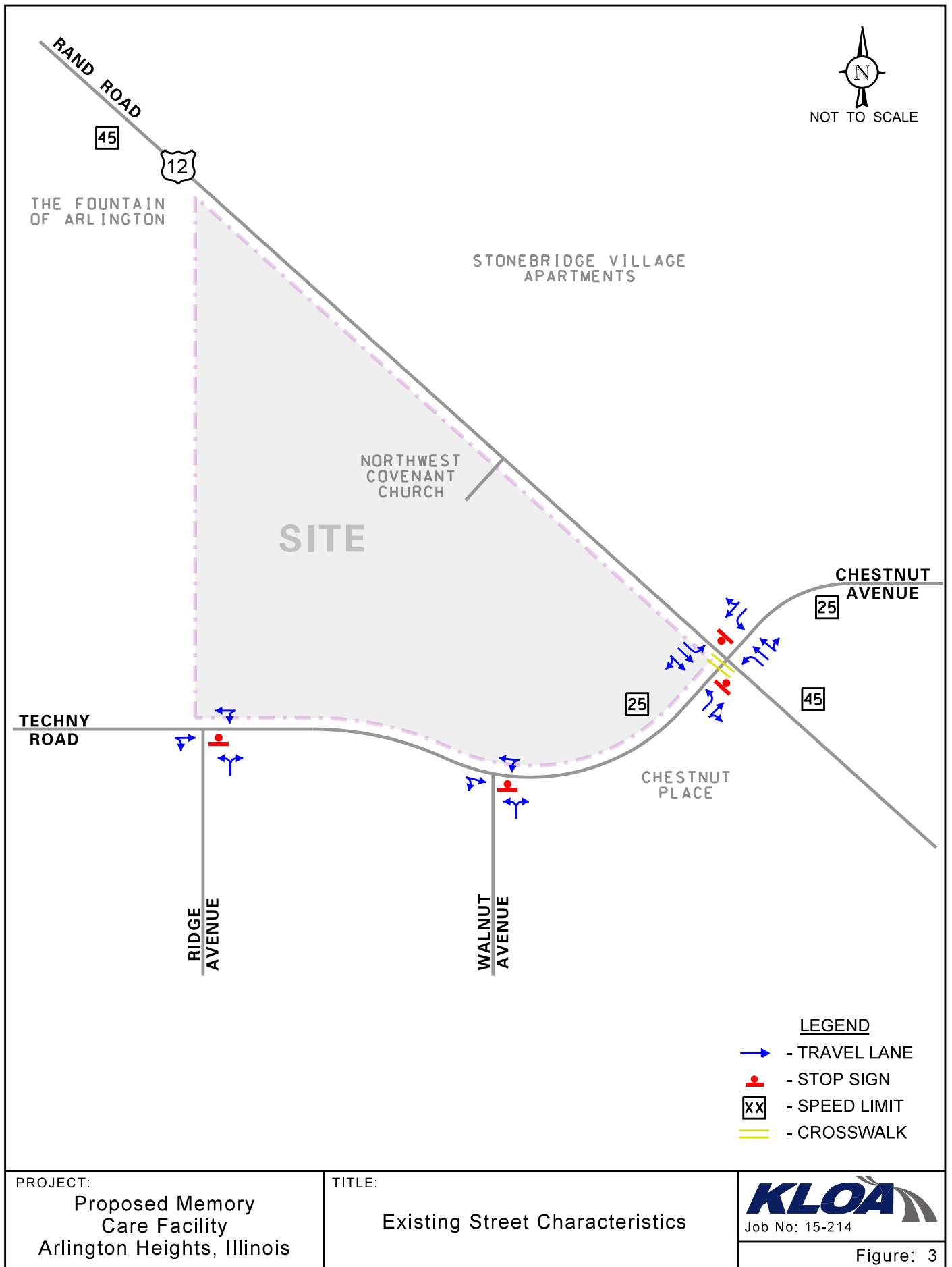
The site, which is currently occupied by the Northwest Covenant Church is located in the northwest quadrant of the intersection of Rand Road with Techny Road. Area land uses in the vicinity of the site are primarily residential in all directions with the Greenbriar Apartments and the Fountain of Arlington to the north, Stonebridge Village Apartments to the north and east, Chestnut Place and Russetwood Terrace subdivision to the south and Greenbriar subdivision and Techny Court subdivision to the west. Furthermore, Arlington Plaza and the Annex of Arlington are located to the southeast.

Existing Roadway System Characteristics

The following and summarizes the existing roadway characteristics within the vicinity of the site which are illustrated in **Figure 3**.

Rand Road (US Route 12) is a northwest-southeast four-lane roadway divided by a painted median. Rand Road in the vicinity of the site provides two lanes in each direction. At its unsignalized intersection with Techny Road, Rand Road provides an exclusive left-turn lane, an exclusive through lane and a shared through/right-turn lane on both approaches. Rand Road is signalized at its intersection with Kennicott Drive approximately 2,000 feet to the northwest and with the Arlington Plaza Access Drive approximately 1,300 feet southeast. Rand Road is under the jurisdiction of the Illinois Department of Transportation (IDOT), is classified as a Strategic Regional Arterial (SRA) route, carries an average daily traffic (ADT) volume of 26,900 vehicles and has a posted speed limit of 35 miles per hour south of Techny Road and a posted speed limit of 45 miles per hour north of Techny Road.

Techny Road is an east-west roadway that extends from Rand Road west to Kennicott Drive and provides one lane in each direction. At its unsignalized intersection with Rand Road, Techny Road provides an exclusive left-turn lane and a shared through/right-turn lane that are under stop-sign control. This west leg of Techny Road provides a crosswalk. The east leg at this intersection is Chestnut Avenue which provides an exclusive left-turn lane and a shared through/right-turn lane that are under stop-sign control. At its unsignalized intersections with Walnut Avenue and Ridge Avenue, Techny Road provides a shared through/right-turn lane on the west approach and a shared left-turn/through lane on the east approach. Parking is permitted on both sides of the roadway. Techny Road is under the jurisdiction of the Village of Arlington Heights and has a posted speed limit of 25 miles per hour.



Walnut Avenue is a north-south two-lane roadway that extends from Techny Road south to Ladd Street. At its unsignalized intersection with Techny Road, Walnut Avenue provides a shared left/right-turn lane that is under stop-sign control. Parking is permitted on both sides of Walnut Avenue. Walnut Avenue is under the jurisdiction of the Village of Arlington Heights and has a posted speed limit of 25 miles per hour.

Ridge Avenue is a north-south two-lane roadway that extends from Techny Road south to its terminus approximately 325 feet south of Ladd Street. In the vicinity of the site, parking is permitted on both sides of the roadway. At its unsignalized intersection with Techny Road, Ridge Avenue provides a shared left/right-turn lane that is under stop-sign control. Ridge Avenue is under the jurisdiction of the Village of Arlington Heights and has a posted speed limit of 25 miles per hour.

Existing Traffic Volumes

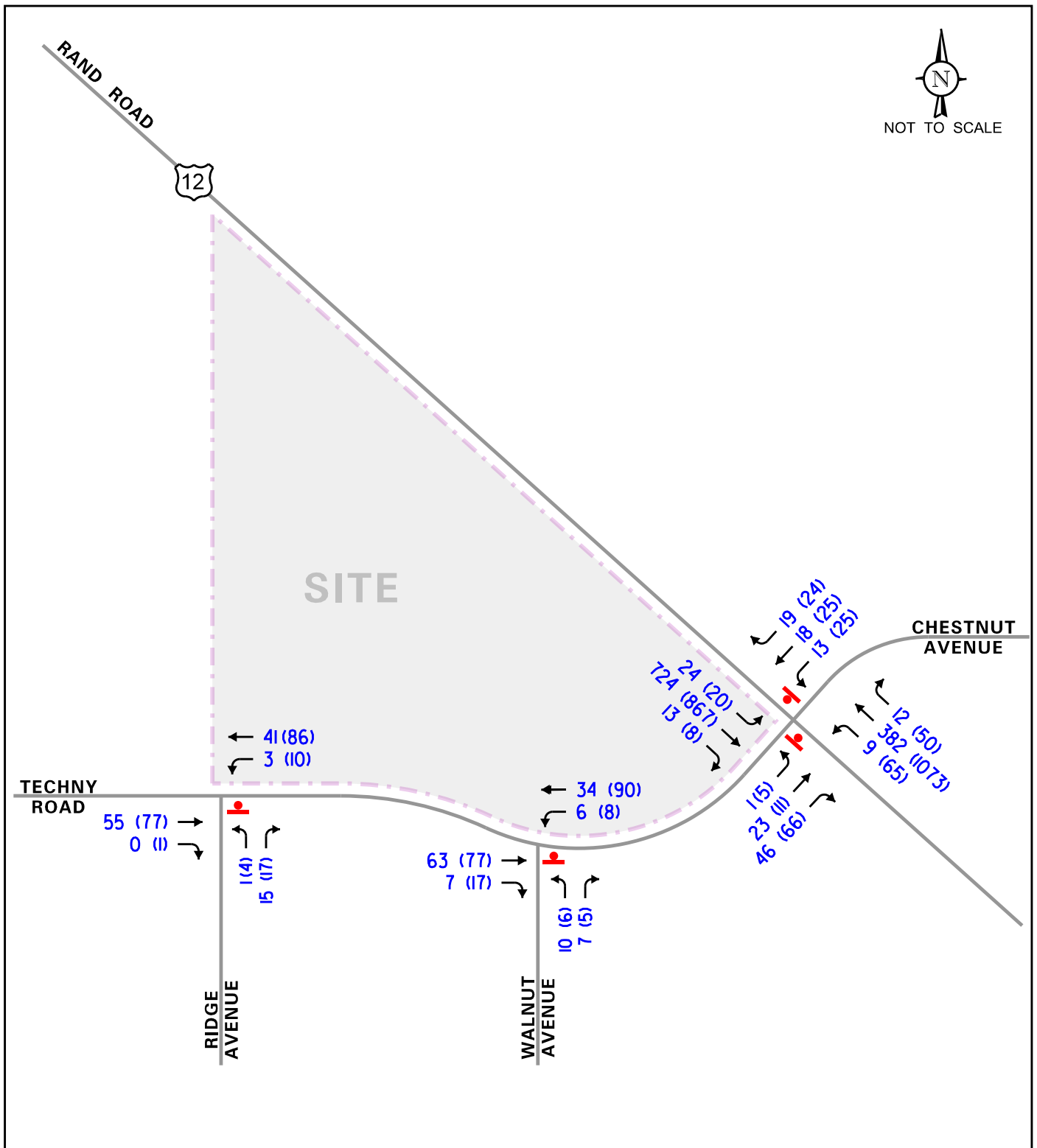
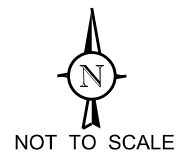
In order to determine current traffic conditions on the existing roads, KLOA, Inc. conducted peak period vehicle traffic counts on Thursday, September 17, 2015 during the morning (7:00 A.M. to 9:00 A.M.) and evening (4:00 P.M. to 6:00 P.M.) peak periods at the following intersections:

- Rand Road with Techny Road
- Techny Road with Walnut Road
- Techny Road with Ridge Road

The results of the traffic counts showed that the weekday morning peak hour of traffic occurs from 7:30 A.M. to 8:30 A.M. and the weekday evening peak hour of traffic occurs 5:00 P.M. to 6:00 P.M. **Figure 4** illustrates the existing peak hour vehicle volumes.

Accident Data

KLOA, Inc. obtained accident data from IDOT for the past five years (2009 to 2013) for the intersections of Rand Road with Techny Road/Chestnut Avenue, Techy Road with Walnut Avenue and Techny Road with Ridge Avenue. A review of the accident data indicated that the intersections of Techny Road with Walnut Avenue and Techny Road with Ridge Avenue experienced zero accidents between 2010 and 2014. The intersection of Rand Road with Techny Road/Chestnut Avenue experienced only two accidents in 2010, three accidents in 2011 and 2014, five accidents in 2012 and one accident in 2013. In addition, there were no fatalities reported and the frequency of accidents was low. Furthermore, the intersection is not listed in IDOT's Statewide or Local Five Percent Report which presents the five percent of state, county, township and municipal roadway segments and intersections exhibiting the most pressing safety needs.



LEGEND

- 00 - AM PEAK HOUR (7:30-8:30 AM)
- (00) - PM PEAK HOUR (5:00-6:00 PM)

PROJECT:
Proposed Memory
Care Facility
Arlington Heights, Illinois

TITLE:
Existing Traffic Volumes



Figure: 4

Gap Study Results

A gap study was conducted along Rand Road at the location of the proposed access drive in order to determine the availability of gaps or interruptions in the Rand Road traffic stream. The gap study was conducted on Thursday, September 17, 2015 during the weekday morning and weekday evening peak periods and examined the availability of gaps or interruptions in the traffic streams. Gaps in the southbound direction on Rand Road will allow site traffic to turn left into the site and right out of the site. Gaps in both directions on Rand Road will allow site traffic to turn left out of the site. The results of the gap study are summarized in **Table 1**. As can be seen, the results indicate that numerous gaps are available in the traffic stream to accommodate turning movements.

Table 1
GAP STUDY RESULTS – RAND ROAD

Time Periods	Number of Potential Movements Based on Gaps Available		
	Northbound Left-Turn In	Eastbound Left-Turn Out	Eastbound Right-Turn Out
Weekday 7:30 - 8:30 A.M.	681	178	312
Weekday 5:00 – 6:00 P.M.	742	166	337

Traffic Characteristics of the Proposed Development

In order to properly evaluate future traffic conditions in the surrounding area, it was necessary to determine the traffic characteristics of the proposed development, including the directional distribution and volumes of traffic that it will generate.

Proposed Development Plan

As proposed, the development is to consist of memory care facility providing 72 beds and two senior duplexes (four independent living units). A total of 44 parking spaces will be provided for staff, visitors and residents. Access to the development is proposed to be provided via two full movement access drives. One access drive will be located off Rand Road located approximately 600 feet north of Techny Road. This access drive should provide one inbound lane and one outbound lane with outbound movements under stop-sign control. Furthermore, the painted median on Rand Road should be restriped to provide an exclusive left-turn lane for northbound left-turn movements onto the access drive. The second access drive will be located off Techny Road aligned opposite of Walnut Avenue. The access drives will provide one inbound lane and one outbound lane with outbound movements under stop-sign control.

Directional Distribution

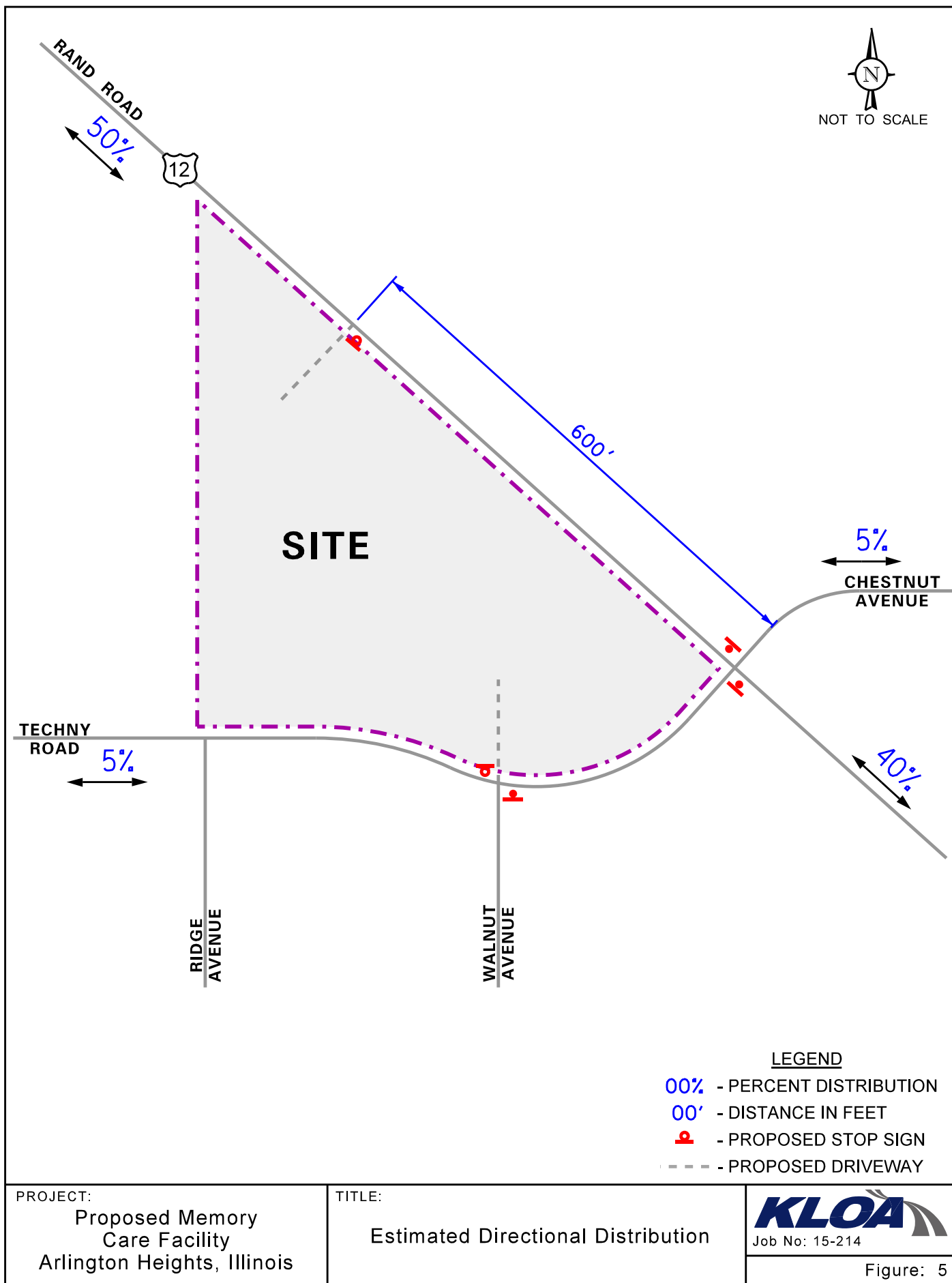
The directional distribution of development-generated trips on the roadway system is a function of several variables, including the operational characteristics of the roadway system and the ease with which drivers can travel over various sections of the roadway system without encountering congestion. The directions from which development-generated traffic will approach and depart the facility's proposed location were estimated based on existing travel patterns, as determined from the traffic counts at the existing location. The estimated directional distribution of development traffic is shown in **Figure 5**.

Estimated Site Traffic Generation

The volume of traffic generated by the facility is based on the type of land use and size of the development. The number of peak hour vehicle trips estimated to be generated by the proposed assisted living facility is based on the trip generation rates published in the 9th Edition of the *Trip Generation Manual* published by the Institute of Transportation Engineers (ITE). Since the ITE *Trip Generation Manual* does not provide rates for memory care units, the Assisted Living (Land-Use Code 254) rates were used to estimate the trips to be generated by the memory care units. **Table 2** shows the site-generated traffic volumes for the proposed facility during the weekday morning and evening peak hours.

Table 2
PROJECTED SITE-GENERATED TRAFFIC VOLUMES

Land Use Code	Quantity	Weekday Morning Peak Hour			Weekday Evening Peak Hour		
		In	Out	Total	In	Out	Total
Assisted Living (254)	72 Beds	9	4	13	11	10	21
Independent Living (252)	4 Units	<u>1</u>	<u>1</u>	<u>2</u>	<u>2</u>	<u>1</u>	<u>3</u>
	Total	10	5	15	13	11	24



Projected Traffic Conditions

The total projected traffic volumes include the existing traffic volumes, increase in background traffic due to growth and the traffic estimated to be generated by the proposed subject development.

Development Traffic Assignment

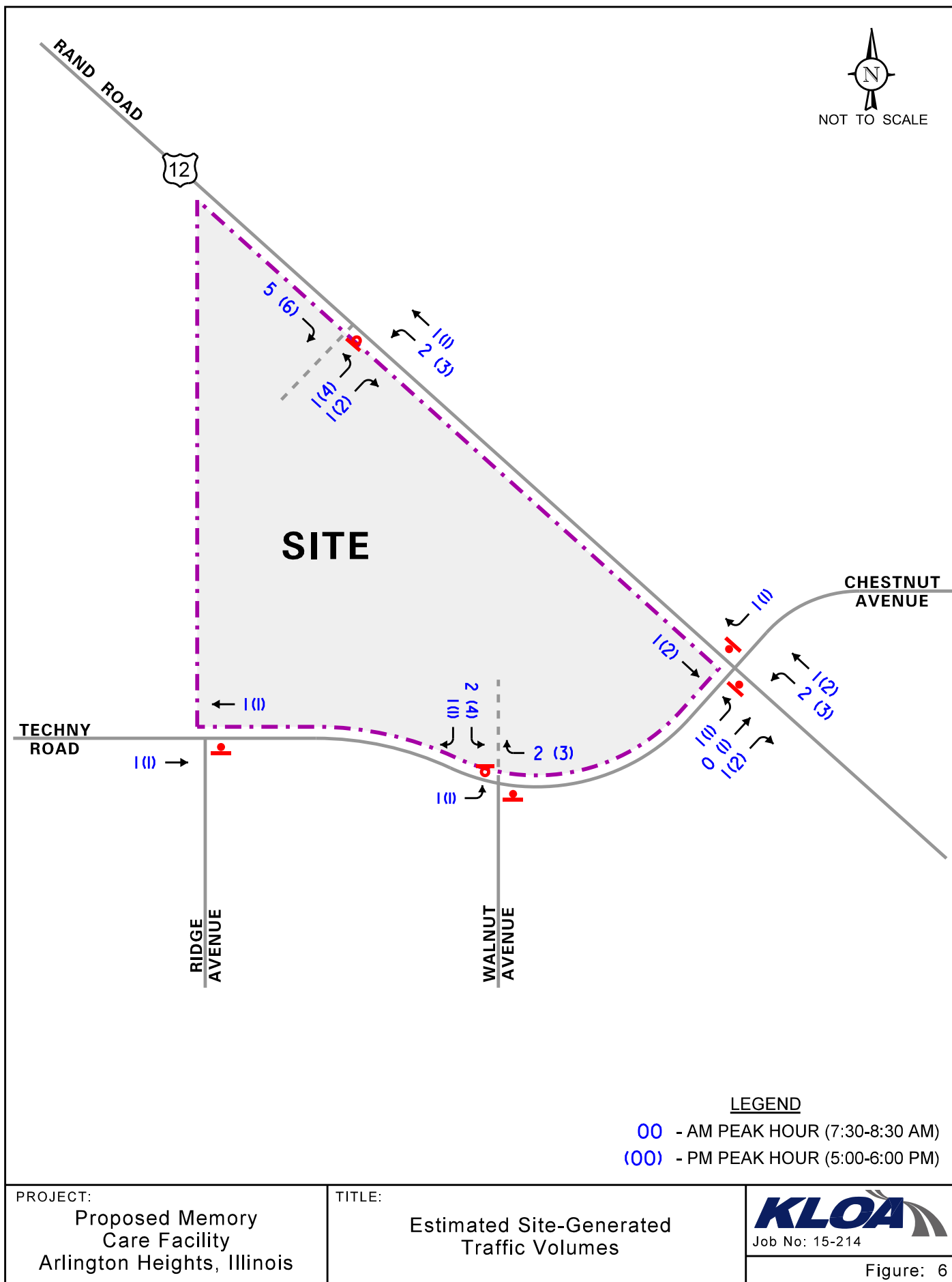
The estimated weekday morning and evening peak hour traffic volumes that will be generated by the proposed development were assigned to the roadway system in accordance with the previously described directional distribution (Figure 5) and are illustrated in **Figure 6**.

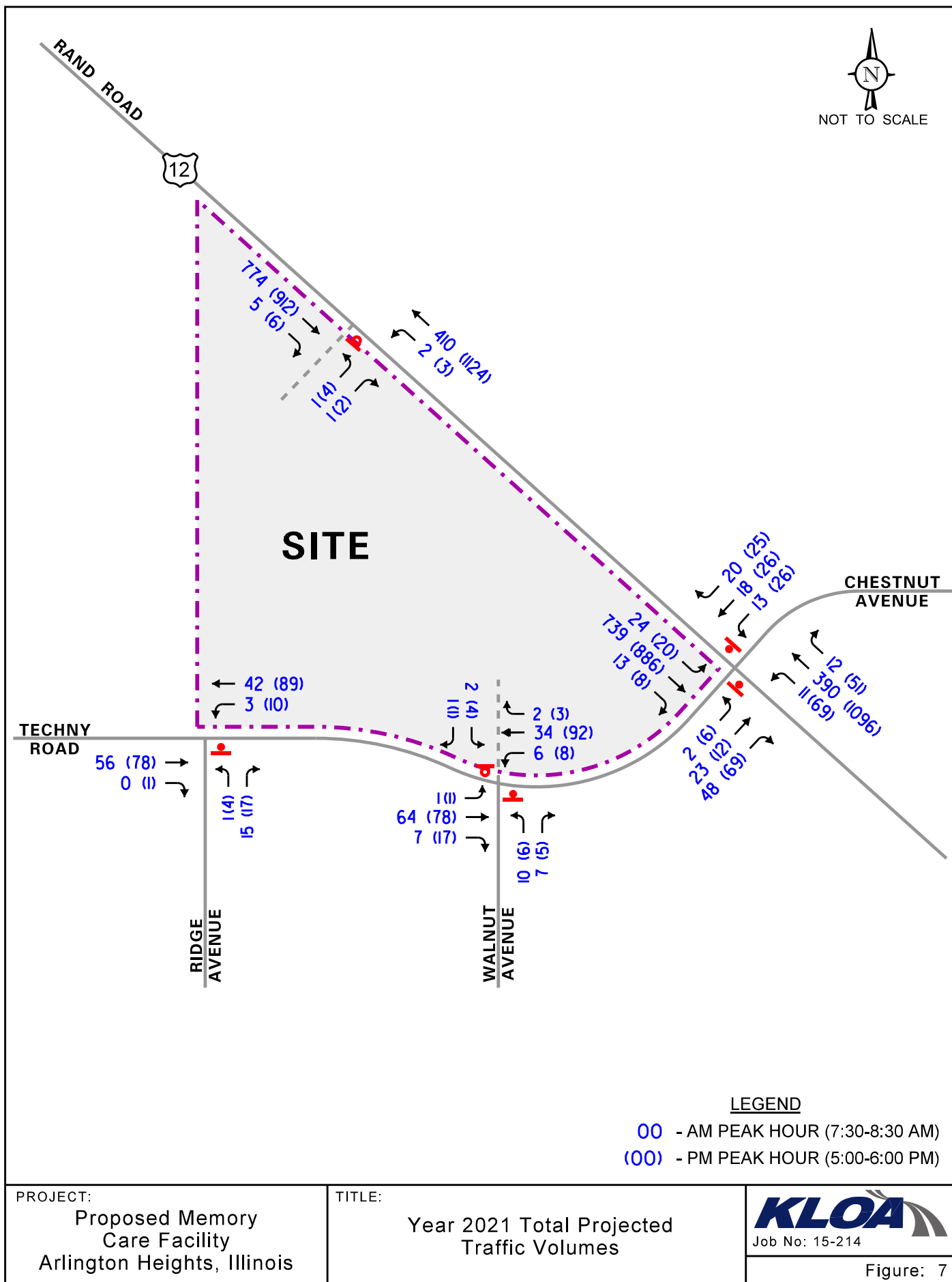
Background Traffic Conditions

Based on the Chicago Metropolitan Agency for Planning (CMAP) Year 2040 population and employment projections, the existing traffic volumes were increased by one-third percent per year for six years (buildout year plus five) to project the Year 2021 background traffic volumes.

Total Projected Traffic Volumes

The existing traffic volumes accounting for growth were combined with the peak hour traffic volumes generated by the development to determine the Year 2021 total projected traffic volumes that are shown in **Figure 7**.





Traffic Analysis

Traffic analyses were performed for the intersections in the study area to determine the operation of the existing roadway system, evaluate the impact of the proposed development and determine the ability of the roadway system to accommodate projected traffic demands. Analyses were performed for the weekday morning and evening peak hours for both the existing and projected traffic volumes.

The traffic analyses were performed using the Highway Capacity Software (HCS) computer software. The ability of an intersection to accommodate traffic flow is expressed in terms of level of service, which is assigned a letter grade from A to F based on the average control delay experienced by vehicles passing through the intersection. Control delay is that portion of the total delay attributed to the traffic signal or stop sign control operation and includes initial deceleration delay, queue move-up time, stopped delay and final acceleration delay. Level of Service A is the highest grade (best traffic flow and least delay), Level of Service E represents saturated or at-capacity conditions and Level of Service F is the lowest grade (oversaturated conditions, extensive delays).

For two-way stop controlled (TWSC) intersections, levels of service are only calculated for the approaches controlled by a stop sign (not for the intersection as a whole). The *Highway Capacity Manual* definitions for levels of service and the corresponding control delay for unsignalized and signalized intersections are provided in the Appendix. The results of the capacity analysis for both existing and future conditions are summarized in **Table 3** and **Table 4**, respectively.

Table 3
CAPACITY ANALYSIS RESULTS—EXISTING TRAFFIC CONDITIONS

Intersection	Weekday A.M. Peak Hour		Weekday P.M. Peak Hour	
	LOS	Delay	LOS	Delay
Rand Road with Techny Road/Chestnut Avenue				
• Eastbound Approach	C	18.8	E	45.7
• Westbound Approach	C	20.7	F	>100
• Northbound Lefts	A	9.6	B	10.3
• Southbound Lefts	A	8.2	B	11.2
Techny Road with Walnut Avenue				
• Northbound Approach	A	9.1	A	9.4
• Westbound Lefts	A	7.4	A	7.4
Techny Road with Ridge Avenue				
• Northbound Approach	A	8.8	A	9.0
• Westbound Lefts	A	7.3	A	7.4
LOS - Level of Service Delay is measured in seconds. Note: All of the intersections operate under stop sign control				

Table 4
CAPACITY ANALYSIS RESULTS—PROJECTED TRAFFIC CONDITIONS

Intersection	Weekday A.M. Peak Hour		Weekday P.M. Peak Hour	
	LOS	Delay	LOS	Delay
Rand Road with Techny Road/Chestnut Avenue				
• Eastbound Approach	C	19.4	F	59.0
• Westbound Approach	C	21.2	F	>100
• Northbound Lefts	A	9.7	B	10.5
• Southbound Lefts	A	8.3	B	11.3
Techny Road with Walnut Avenue/Proposed Access Drive				
• Northbound Approach	A	9.2	A	9.4
• Southbound Approach	A	9.1	A	9.9
• Eastbound Lefts	A	7.3	A	7.4
• Westbound Lefts	A	7.4	A	7.4
Techny Road with Ridge Avenue				
• Northbound Approach	A	8.8	A	9.1
• Westbound Lefts	A	7.3	A	7.4
Rand Road with Proposed Access Drive				
• Eastbound Approach	A	13.5	C	18.0
• Northbound Lefts	A	9.4	B	10.0
LOS - Level of Service				
Delay is measured in seconds.				
Note: All of the intersections operate under stop sign control				

Discussion and Recommendations

The following summarizes how the intersections are projected to operate and identify any roadway and traffic control improvements to accommodate the development traffic.

Rand Road with Techny Road/Chestnut Avenue

The results of the capacity analyses indicate that the eastbound approach at this intersection currently operates at Level of Service (LOS) C during the weekday morning peak hour and at LOS E during the weekday evening peak hour. The westbound approach at this intersection experiences longer delays especially during the evening peak hour due to the higher volume of left-turning vehicles. Under future conditions, the eastbound and westbound approaches are projected to continue operating at their current LOS with increases in delay attributed primarily to the assumed growth in background traffic. This is evident by the fact that the proposed development traffic will result in an increase of only one-half percent of the total traffic traversing the intersection. Furthermore, this LOS is expected for minor roadways like Techny Road and Chestnut Avenue that intersect major roadways like Rand Road. As the results of the gap study have shown, there are numerous gaps available in the roadway system created by the existing signals to the northwest and southeast. These available gaps allow for traffic to turn out of Techny Road and Chestnut Avenue more efficiently than the results of the capacity analyses indicate. In addition, left-turns onto Techny Road and Chestnut Avenue are projected to continue to operate at LOS A during the morning peak hour and at LOS B during the evening peak hour with 95th percentile queues of one to two vehicles which can be accommodated within the provided storage. As such, the proposed development will have a minimal impact on the operations of this intersections.

Techny Road with Walnut Avenue/Proposed Access Drive

The results of the capacity analyses indicate that the Walnut Avenue approach currently operates and is projected to continue operating at LOS A during the peak hours with minimal increases in delay. The proposed access drive is projected to operate at LOS A during both peak hours. Furthermore, left-turns onto Walnut Avenue and the proposed access drive are projected to operate at LOS A during both peak hours with 95th percentile queues of one vehicle. As such, the proposed access driveway will have a minimal impact on the operations of this intersection and no roadway or traffic control improvements are necessary. In addition, this access drive will be adequate in accommodating traffic projected to be generated by the development and will provide efficient and flexible access to the development

Techny Road with Ridge Avenue

The results of the capacity analyses indicate that the Ridge Avenue approach currently operates and is projected to continue operating at LOS A during the peak hours with minimal increases in delay. Furthermore, left-turns onto Ridge Avenue are projected to continue operating at LOS A during both peak hours with 95th percentile queues of one vehicle. As such, the proposed access driveway will have a minimal impact on the operations of this intersection and no roadway or traffic control improvements are necessary.

Rand Road with Proposed Access Drive

The results of the capacity analyses indicate that this access drive is projected to operate at LOS A during the weekday morning peak hour and at LOS C during the weekday evening peak hour. Furthermore, left-turns onto the access drive are projected to operate at LOS A during the weekday morning peak hour and at LOS B during the weekday evening peak hour. When compared to the turn-lane warrants published in Chapter 36 of the IDOT *Bureau of Design and Environment (BDE)* Manual, it was determined that a northbound left-turn lane is warranted during both peak hours which can be accommodated by restriping the existing median on Rand Road. However, the projected traffic volumes will not warrant a southbound right-turn lane during both peak hours. Based on these results, the access drive will be adequate in accommodating traffic projected to be generated by the development and will provide efficient and flexible access to the development.

Gap Study Evaluation

Table 5 shows the number of available gaps compared to the number of required gaps that are needed to accommodate the projected development traffic turning into and out of this proposed access roadway. As shown in Table 5, there are more sufficient gaps in traffic to accommodate the northbound left-turns in, the eastbound right-turns out, and the eastbound left-turns out for both the weekday morning and weekday evening peak hours of adjacent roadway traffic. This indicated that this access roadway will operate adequately and will provide efficient access to the development.

Table 5
REQUIRED GAPS AT PROPOSED FULL ACCESS

Time Periods	Weekday Morning Peak Hour		Weekday Evening Peak Hour	
	Available Gaps	Required Gaps	Available Gaps	Required Gaps
Left Turns In	100+	2	100+	3
Right Turns Out	100+	1	100+	2
Left Turns Out	100+	4	100+	2

Parking Evaluation

The Village of Arlington Heights requires parking for a nursing home be provided at a ratio of one-half spaces per bed and parking for housing for the elderly (60+) be provided at a ratio of two spaces per dwelling unit. This equates to a total of 44 spaces required. The proposed development is proposed to provide 44 total parking spaces, meeting the amount required by village code. Additionally, the proposed 44 parking spaces exceeds the number of spaces required by the rates published in the ITE *Parking Generation Manual* which requires a total of 32 spaces at a ratio of 0.41 spaces per bed and 0.59 spaces per duplex unit. As such, the proposed parking supply will be adequate in meeting the parking needs of the proposed development.

Conclusion and Recommendations

Based on the proposed development plans and the preceding traffic impact study, the following conclusions and recommendations are made.

- The peak hour traffic that will be generated by the proposed development will be low as very few residents will own a vehicle.
- The limited volume of new traffic to be generated by the proposed development can be accommodated by the existing roadway system.
- The access system has been designed to provide efficient and orderly access to/from the development
- Sufficient gaps are available in the Rand Road traffic stream to accommodate the projected turning movements in and out of the site for both the weekday morning and weekday evening peak hours.
- The proposed parking supply of 44 parking spaces will be sufficient to meet the peak parking needs of the development.

Appendix

Traffic Count Summary Sheets



Kenig Lindgren O'Hara Aboona, Inc.
9575 W. Higgins Rd., Suite 400

Rosemont, Illinois, United States 60018
(847)518-9990

Count Name: Rand Road with Techny Road
Site Code:
Start Date: 09/17/2015
Page No: 1

Turning Movement Data

Start Time	Techny Road Eastbound						Techny Road Westbound						Rand Road Northbound						Rand Road Southbound						Int. Total	
	U-Turn	Left	Thru	Right	Peds	App. Total	U-Turn	Left	Thru	Right	Peds	App. Total	U-Turn	Left	Thru	Right	Peds	App. Total	U-Turn	Left	Thru	Right	Peds	App. Total		
7:00 AM	0	1	1	6	0	8	0	4	4	4	0	12	0	2	61	1	0	64	0	7	210	2	0	219	303	
7:15 AM	0	0	4	6	0	10	0	5	3	4	0	12	0	5	77	1	0	83	0	4	161	0	0	165	270	
7:30 AM	0	0	4	18	0	22	0	4	4	4	0	12	0	0	79	3	0	82	0	8	191	3	0	202	318	
7:45 AM	0	1	6	9	0	16	0	5	5	4	0	14	0	3	112	4	0	119	0	4	177	1	0	182	331	
Hourly Total	0	2	15	39	0	56	0	18	16	16	0	50	0	10	329	9	0	348	0	23	739	6	0	768	1222	
8:00 AM	0	0	10	6	0	16	0	1	4	6	0	11	1	3	91	4	0	99	0	6	185	3	0	194	320	
8:15 AM	0	0	3	13	2	16	0	3	5	5	0	13	0	2	100	1	0	103	0	6	171	5	2	182	314	
8:30 AM	0	1	7	11	1	19	0	6	6	6	0	18	0	0	107	9	0	116	0	5	154	5	1	164	317	
8:45 AM	0	1	7	20	0	28	0	5	5	5	0	15	0	2	109	0	0	111	0	7	163	4	0	174	328	
Hourly Total	0	2	27	50	3	79	0	15	20	22	0	57	1	7	407	14	0	429	0	24	673	17	3	714	1279	
*** BREAK ***	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	
4:00 PM	0	1	3	13	0	17	0	5	2	8	0	15	0	17	225	14	0	256	0	5	206	1	0	212	500	
4:15 PM	0	0	2	11	1	13	0	0	4	6	0	10	0	21	239	4	0	264	0	2	189	2	0	193	480	
4:30 PM	0	0	1	11	0	12	0	3	2	9	0	14	0	10	243	9	0	262	0	6	185	2	0	193	481	
4:45 PM	0	1	2	12	0	15	0	0	6	8	0	14	0	12	260	4	0	276	0	4	179	1	0	184	489	
Hourly Total	0	2	8	47	1	57	0	8	14	31	0	53	0	60	967	31	0	1058	0	17	759	6	0	782	1950	
5:00 PM	0	1	2	13	0	16	0	2	4	6	0	12	0	17	280	10	0	307	0	1	206	3	0	210	545	
5:15 PM	0	0	2	19	0	21	0	5	6	5	0	16	0	14	256	15	0	285	0	8	229	2	0	239	561	
5:30 PM	0	2	1	14	0	17	0	7	11	7	0	25	0	21	262	10	0	293	0	5	208	3	0	216	551	
5:45 PM	0	2	6	20	0	28	0	11	4	6	0	21	0	12	275	15	0	302	0	6	224	0	0	230	581	
Hourly Total	0	5	11	66	0	82	0	25	25	24	0	74	0	64	1073	50	0	1187	0	20	867	8	0	895	2238	
Grand Total	0	11	61	202	4	274	0	66	75	93	0	234	1	141	2776	104	0	3022	0	84	3038	37	3	3159	6689	
Approach %	0.0	4.0	22.3	73.7	-	-	0.0	28.2	32.1	39.7	-	-	0.0	4.7	91.9	3.4	-	-	0.0	2.7	96.2	1.2	-	-	-	
Total %	0.0	0.2	0.9	3.0	-	4.1	0.0	1.0	1.1	1.4	-	3.5	0.0	2.1	41.5	1.6	-	45.2	0.0	1.3	45.4	0.6	-	47.2	-	
Lights	0	11	60	198	-	269	0	65	74	91	-	230	1	139	2706	100	-	2946	0	83	2964	37	-	3084	6529	
% Lights	-	100.0	98.4	98.0	-	98.2	-	98.5	98.7	97.8	-	98.3	100.0	98.6	97.5	96.2	-	97.5	-	98.8	97.6	100.0	-	-	97.6	97.6
Buses	0	0	1	4	-	5	0	1	0	2	-	3	0	0	8	3	-	11	0	0	11	0	-	11	30	
% Buses	-	0.0	1.6	2.0	-	1.8	-	1.5	0.0	2.2	-	1.3	0.0	0.0	0.3	2.9	-	0.4	-	0.0	0.4	0.0	-	0.3	0.4	
Single-Unit Trucks	0	0	0	0	-	0	0	0	0	0	-	0	0	2	54	0	-	56	0	1	51	0	-	52	108	
% Single-Unit Trucks	-	0.0	0.0	0.0	-	0.0	-	0.0	0.0	0.0	-	0.0	0.0	1.4	1.9	0.0	-	1.9	-	1.2	1.7	0.0	-	1.6	1.6	
Articulated Trucks	0	0	0	0	-	0	0	0	0	0	-	0	0	0	8	1	-	9	0	0	12	0	-	12	21	
% Articulated Trucks	-	0.0	0.0	0.0	-	0.0	-	0.0	0.0	0.0	-	0.0	0.0	0.0	0.3	1.0	-	0.3	-	0.0	0.4	0.0	-	0.4	0.3	
Bicycles on Road	0	0	0	0	-	0	0	0	1	0	-	1	0	0	0	0	-	0	0	0	0	0	-	0	1	
% Bicycles on Road	-	0.0	0.0	0.0	-	0.0	-	0.0	1.3	0.0	-	0.4	0.0	0.0	0.0	0.0	-	0.0	-	0.0	0.0	0.0	-	0.0	0.0	
Pedestrians	-	-	-	-	4	-	-	-	-	0	-	-	-	-	-	-	0	-	-	-	-	3	-	-	-	



Kenig Lindgren O'Hara Aboona, Inc.
9575 W. Higgins Rd., Suite 400

Rosemont, Illinois, United States 60018
(847)518-9990

Count Name: Techny Road with Walnut Avenue
Site Code:
Start Date: 09/17/2015
Page No: 1

Turning Movement Data

Start Time	Techny Road Eastbound					Techny Road Westbound					Walnut Avenue Northbound					Int. Total
	U-Turn	Thru	Right	Peds	App. Total	U-Turn	Left	Thru	Peds	App. Total	U-Turn	Left	Right	Peds	App. Total	
7:00 AM	0	9	1	0	10	0	0	8	0	8	0	1	1	0	2	20
7:15 AM	0	9	1	0	10	0	1	7	0	8	0	0	1	1	1	19
7:30 AM	0	16	1	2	17	0	0	6	0	6	0	9	5	0	14	37
7:45 AM	0	15	1	0	16	0	1	8	0	9	0	1	1	1	2	27
Hourly Total	0	49	4	2	53	0	2	29	0	31	0	11	8	2	19	103
8:00 AM	0	16	2	0	18	0	3	7	0	10	0	0	0	0	0	28
8:15 AM	0	15	3	0	18	0	2	10	0	12	0	0	1	0	1	31
8:30 AM	0	16	4	0	20	0	2	9	0	11	0	7	4	0	11	42
8:45 AM	0	26	6	0	32	0	1	10	0	11	0	10	5	2	15	58
Hourly Total	0	73	15	0	88	0	8	36	0	44	0	17	10	2	27	159
*** BREAK ***	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
4:00 PM	0	17	10	11	27	0	2	16	0	18	0	0	3	1	3	48
4:15 PM	0	9	1	0	10	1	6	22	0	29	0	1	2	0	3	42
4:30 PM	0	12	6	0	18	0	2	11	0	13	0	2	0	0	2	33
4:45 PM	0	15	6	0	21	0	2	16	0	18	0	2	0	0	2	41
Hourly Total	0	53	23	11	76	1	12	65	0	78	0	5	5	1	10	164
5:00 PM	0	17	4	0	21	0	1	23	0	24	0	4	2	0	6	51
5:15 PM	0	17	2	0	19	1	2	19	0	22	0	0	0	0	0	41
5:30 PM	0	16	8	0	24	0	2	33	0	35	0	1	0	0	1	60
5:45 PM	0	27	3	0	30	0	3	13	0	16	0	1	3	0	4	50
Hourly Total	0	77	17	0	94	1	8	88	0	97	0	6	5	0	11	202
Grand Total	0	252	59	13	311	2	30	218	0	250	0	39	28	5	67	628
Approach %	0.0	81.0	19.0	-	-	0.8	12.0	87.2	-	-	0.0	58.2	41.8	-	-	-
Total %	0.0	40.1	9.4	-	49.5	0.3	4.8	34.7	-	39.8	0.0	6.2	4.5	-	10.7	-
Lights	0	248	55	-	303	2	30	217	-	249	0	38	27	-	65	617
% Lights	-	98.4	93.2	-	97.4	100.0	100.0	99.5	-	99.6	-	97.4	96.4	-	97.0	98.2
Buses	0	4	2	-	6	0	0	0	-	0	0	1	1	-	2	8
% Buses	-	1.6	3.4	-	1.9	0.0	0.0	0.0	-	0.0	-	2.6	3.6	-	3.0	1.3
Single-Unit Trucks	0	0	2	-	2	0	0	0	-	0	0	0	0	-	0	2
% Single-Unit Trucks	-	0.0	3.4	-	0.6	0.0	0.0	0.0	-	0.0	-	0.0	0.0	-	0.0	0.3
Articulated Trucks	0	0	0	-	0	0	0	0	-	0	0	0	0	-	0	0
% Articulated Trucks	-	0.0	0.0	-	0.0	0.0	0.0	0.0	-	0.0	-	0.0	0.0	-	0.0	0.0
Bicycles on Road	0	0	0	-	0	0	0	1	-	1	0	0	0	-	0	1
% Bicycles on Road	-	0.0	0.0	-	0.0	0.0	0.0	0.5	-	0.4	-	0.0	0.0	-	0.0	0.2
Pedestrians	-	-	-	13	-	-	-	-	0	-	-	-	-	5	-	-
% Pedestrians	-	-	-	100.0	-	-	-	-	-	-	-	-	-	100.0	-	-



Kenig Lindgren O'Hara Aboona, Inc.
9575 W. Higgins Rd., Suite 400

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Count Name: Techny Road with Ridge Avenue
Site Code:
Start Date: 09/17/2015
Page No: 1

Turning Movement Data

Start Time	Techny Road Eastbound					Techny Road Westbound					Ridge Avenue Northbound					Int. Total
	U-Turn	Thru	Right	Peds	App. Total	U-Turn	Left	Thru	Peds	App. Total	U-Turn	Left	Right	Peds	App. Total	
7:00 AM	0	7	0	0	7	0	0	9	3	9	0	0	3	0	3	19
7:15 AM	0	7	0	0	7	0	2	5	0	7	0	1	2	0	3	17
7:30 AM	0	17	0	0	17	0	1	16	0	17	0	0	2	0	2	36
7:45 AM	0	14	0	0	14	0	1	7	0	8	0	0	3	0	3	25
Hourly Total	0	45	0	0	45	0	4	37	3	41	0	1	10	0	11	97
8:00 AM	0	12	0	0	12	0	0	8	0	8	0	0	4	1	4	24
8:15 AM	0	11	0	0	11	0	1	10	0	11	0	1	6	0	7	29
8:30 AM	0	18	0	1	18	0	0	16	0	16	0	1	3	0	4	38
8:45 AM	0	23	1	0	24	0	2	17	0	19	0	0	9	2	9	52
Hourly Total	0	64	1	1	65	0	3	51	0	54	0	2	22	3	24	143
*** BREAK ***	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
4:00 PM	0	20	0	0	20	0	3	12	0	15	0	0	2	2	2	37
4:15 PM	0	8	0	0	8	0	2	21	0	23	0	0	4	1	4	35
4:30 PM	0	15	0	0	15	0	0	16	0	16	0	0	2	0	2	33
4:45 PM	0	19	0	0	19	0	2	12	0	14	0	0	1	0	1	34
Hourly Total	0	62	0	0	62	0	7	61	0	68	0	0	9	3	9	139
5:00 PM	0	18	1	0	19	0	4	23	0	27	0	0	5	0	5	51
5:15 PM	0	14	0	0	14	0	1	20	0	21	0	2	3	0	5	40
5:30 PM	0	24	0	0	24	0	0	32	0	32	0	2	4	0	6	62
5:45 PM	0	21	0	0	21	0	5	11	0	16	0	0	5	2	5	42
Hourly Total	0	77	1	0	78	0	10	86	0	96	0	4	17	2	21	195
Grand Total	0	248	2	1	250	0	24	235	3	259	0	7	58	8	65	574
Approach %	0.0	99.2	0.8	-	-	0.0	9.3	90.7	-	-	0.0	10.8	89.2	-	-	-
Total %	0.0	43.2	0.3	-	43.6	0.0	4.2	40.9	-	45.1	0.0	1.2	10.1	-	11.3	-
Lights	0	243	2	-	245	0	24	232	-	256	0	7	55	-	62	563
% Lights	-	98.0	100.0	-	98.0	-	100.0	98.7	-	98.8	-	100.0	94.8	-	95.4	98.1
Buses	0	4	0	-	4	0	0	1	-	1	0	0	2	-	2	7
% Buses	-	1.6	0.0	-	1.6	-	0.0	0.4	-	0.4	-	0.0	3.4	-	3.1	1.2
Single-Unit Trucks	0	1	0	-	1	0	0	0	-	0	0	0	1	-	1	2
% Single-Unit Trucks	-	0.4	0.0	-	0.4	-	0.0	0.0	-	0.0	-	0.0	1.7	-	1.5	0.3
Articulated Trucks	0	0	0	-	0	0	0	0	-	0	0	0	0	-	0	0
% Articulated Trucks	-	0.0	0.0	-	0.0	-	0.0	0.0	-	0.0	-	0.0	0.0	-	0.0	0.0
Bicycles on Road	0	0	0	-	0	0	0	2	-	2	0	0	0	-	0	2
% Bicycles on Road	-	0.0	0.0	-	0.0	-	0.0	0.9	-	0.8	-	0.0	0.0	-	0.0	0.3
Pedestrians	-	-	-	1	-	-	-	-	3	-	-	-	-	8	-	-
% Pedestrians	-	-	-	100.0	-	-	-	-	100.0	-	-	-	-	100.0	-	-

Level of Service Criteria

LEVEL OF SERVICE CRITERIA

Signalized Intersections		
Level of Service	Interpretation	Average Control Delay (seconds per vehicle)
A	Favorable progression. Most vehicles arrive during the green indication and travel through the intersection without stopping.	≤10
B	Good progression, with more vehicles stopping than for Level of Service A.	>10 - 20
C	Individual cycle failures (i.e., one or more queued vehicles are not able to depart as a result of insufficient capacity during the cycle) may begin to appear. Number of vehicles stopping is significant, although many vehicles still pass through the intersection without stopping.	>20 - 35
D	The volume-to-capacity ratio is high and either progression is ineffective or the cycle length is too long. Many vehicles stop and individual cycle failures are noticeable.	>35 - 55
E	Progression is unfavorable. The volume-to-capacity ratio is high and the cycle length is long. Individual cycle failures are frequent.	>55 - 80
F	The volume-to-capacity ratio is very high, progression is very poor and the cycle length is long. Most cycles fail to clear the queue.	>80.0
Unsignalized Intersections		
Level of Service	Average Total Delay (SEC/VEH)	
A	0 - 10	
B	> 10 - 15	
C	> 15 - 25	
D	> 25 - 35	
E	> 35 - 50	
F	> 50	

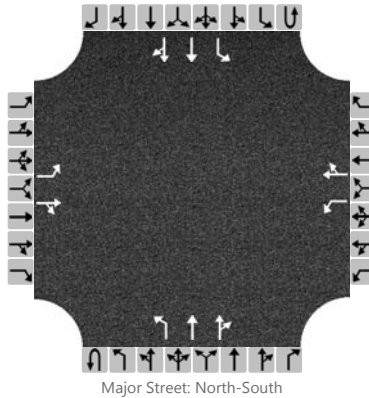
Source: *Highway Capacity Manual*, 2010.

Capacity Analysis Summary Sheets

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Rand with Techny
Agency/Co.	KLOA, Inc.	Jurisdiction	IDOT
Date Performed	11/12/2015	East/West Street	Rand Road
Analysis Year	2015	North/South Street	Techny Road
Time Analyzed	AM Existing Peak Hour	Peak Hour Factor	0.97
Intersection Orientation	North-South	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		1	1	0		1	1	0	0	1	2	0	0	1	2	0
Configuration		L		TR		L		TR		L	T	TR		L	T	TR
Volume (veh/h)		1	23	46		13	18	19		9	382	12		24	724	13
Percent Heavy Vehicles		0	0	0		8	0	5		12				4		
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

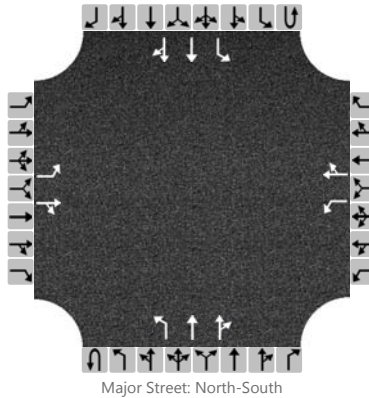
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)		1		71		13		39		9				25		
Capacity		167		333		196		290		786				1135		
v/c Ratio		0.01		0.21		0.07		0.13		0.01				0.02		
95% Queue Length		0.0		0.8		0.2		0.5		0.0				0.1		
Control Delay (s/veh)		26.7		18.7		24.7		19.3		9.6				8.2		
Level of Service (LOS)		D		C		C		C		A				A		
Approach Delay (s/veh)	18.8				20.7				0.2				0.3			
Approach LOS	C				C				A				A			

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Rand with Techny
Agency/Co.	KLOA, Inc.	Jurisdiction	IDOT
Date Performed	11/12/2015	East/West Street	Rand Road
Analysis Year	2015	North/South Street	Techny Road
Time Analyzed	PM Existing Peak Hour	Peak Hour Factor	0.96
Intersection Orientation	North-South	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		1	1	0		1	1	0	0	1	2	0	0	1	2	0
Configuration		L		TR		L		TR		L	T	TR		L	T	TR
Volume (veh/h)		5	11	66		25	25	24		65	1073	50		20	867	8
Percent Heavy Vehicles		0	0	0		0	0	5		2				0		
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

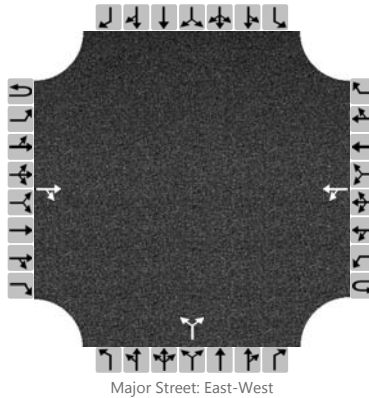
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)		5		80		26		51		68				21		
Capacity		25		189		33		69		744				604		
v/c Ratio		0.20		0.42		0.80		0.74		0.09				0.03		
95% Queue Length		0.6		1.9		2.7		3.4		0.3				0.1		
Control Delay (s/veh)		178.5		37.4		274.3		143.5		10.3				11.2		
Level of Service (LOS)		F		E		F		F		B				B		
Approach Delay (s/veh)	45.7				187.7				0.6				0.3			
Approach LOS	E				F				A				A			

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Techny with Walnut
Agency/Co.	KLOA, Inc.	Jurisdiction	Arlington Heights
Date Performed	11/12/2015	East/West Street	Techny Road
Analysis Year	2015	North/South Street	Walnut Avenue
Time Analyzed	AM Existing Peak Hour	Peak Hour Factor	0.83
Intersection Orientation	East-West	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority	1U	1	2	3	4U	4	5	6		7	8	9		10	11	12
Number of Lanes	0	0	1	0	0	0	1	0		0	0	0		0	0	0
Configuration				TR		LT					LR					
Volume (veh/h)			63	7		6	34			10		7				
Percent Heavy Vehicles						0				0		0				
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

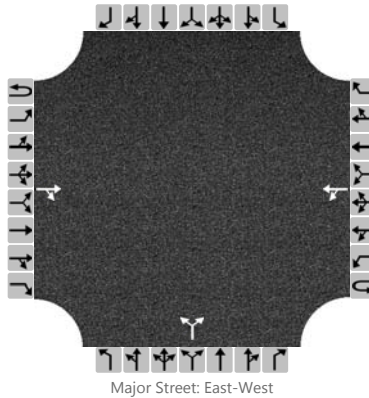
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)						48						20				
Capacity						1526						906				
v/c Ratio						0.03						0.02				
95% Queue Length						0.0						0.1				
Control Delay (s/veh)						7.4						9.1				
Level of Service (LOS)						A						A				
Approach Delay (s/veh)					1.1				9.1							
Approach LOS					A				A							

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Techny with Walnut
Agency/Co.	KLOA, Inc.	Jurisdiction	Arlington Heights
Date Performed	11/12/2015	East/West Street	Techny Road
Analysis Year	2015	North/South Street	Walnut Avenue
Time Analyzed	PM Existing Peak Hour	Peak Hour Factor	0.84
Intersection Orientation	East-West	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority	1U	1	2	3	4U	4	5	6		7	8	9		10	11	12
Number of Lanes	0	0	1	0	0	0	1	0		0	0	0		0	0	0
Configuration				TR		LT					LR					
Volume (veh/h)			77	17		8	90			6		5				
Percent Heavy Vehicles						0				0		0				
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

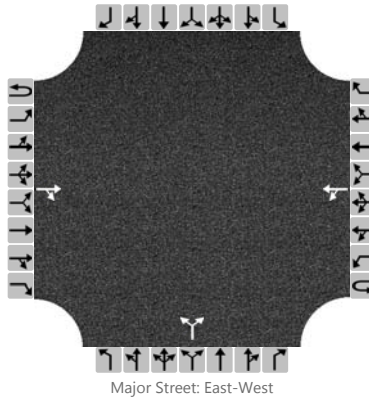
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)						117						13				
Capacity						1490						839				
v/c Ratio						0.08						0.02				
95% Queue Length						0.0						0.0				
Control Delay (s/veh)						7.4						9.4				
Level of Service (LOS)						A						A				
Approach Delay (s/veh)					0.7				9.4							
Approach LOS					A				A							

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Techny with Ridge
Agency/Co.	KLOA, Inc.	Jurisdiction	Arlington Heights
Date Performed	11/12/2015	East/West Street	Techny Road
Analysis Year	2015	North/South Street	Ridge Avenue
Time Analyzed	AM Existing Peak Hour	Peak Hour Factor	0.79
Intersection Orientation	East-West	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority	1U	1	2	3	4U	4	5	6		7	8	9		10	11	12
Number of Lanes	0	0	1	0	0	0	1	0		0	0	0		0	0	0
Configuration				TR		LT					LR					
Volume (veh/h)			55	0		3	41			1		15				
Percent Heavy Vehicles						0				0		7				
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

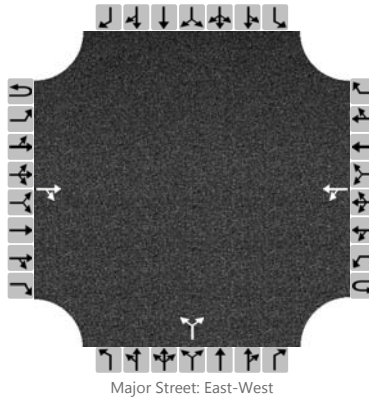
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)						56					20					
Capacity						1544					974					
v/c Ratio						0.04					0.02					
95% Queue Length						0.0					0.1					
Control Delay (s/veh)						7.3					8.8					
Level of Service (LOS)						A					A					
Approach Delay (s/veh)					0.5				8.8							
Approach LOS					A				A							

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Techny with Ridge
Agency/Co.	KLOA, Inc.	Jurisdiction	Arlington Heights
Date Performed	11/12/2015	East/West Street	Techny Road
Analysis Year	2015	North/South Street	Ridge Avenue
Time Analyzed	PM Existing Peak Hour	Peak Hour Factor	0.79
Intersection Orientation	East-West	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority	1U	1	2	3	4U	4	5	6		7	8	9		10	11	12
Number of Lanes	0	0	1	0	0	0	1	0		0	0	0		0	0	0
Configuration				TR		LT					LR					
Volume (veh/h)			77	1		10	86			4		17				
Percent Heavy Vehicles						0				0		0				
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

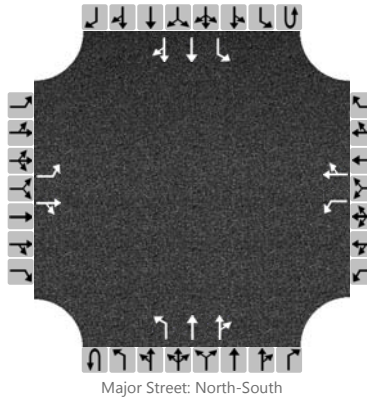
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)						122						27				
Capacity						1508						916				
v/c Ratio						0.08						0.03				
95% Queue Length						0.0						0.1				
Control Delay (s/veh)						7.4						9.0				
Level of Service (LOS)						A						A				
Approach Delay (s/veh)					0.9				9.0							
Approach LOS					A				A							

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Rand with Techny
Agency/Co.	KLOA, Inc.	Jurisdiction	IDOT
Date Performed	11/12/2015	East/West Street	Rand Road
Analysis Year	2021	North/South Street	Techny Road
Time Analyzed	AM Projected Peak Hour	Peak Hour Factor	0.97
Intersection Orientation	North-South	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		1	1	0		1	1	0	0	1	2	0	0	1	2	0
Configuration		L		TR		L		TR		L	T	TR		L	T	TR
Volume (veh/h)		2	23	48		13	18	20		11	390	12		24	739	13
Percent Heavy Vehicles		0	0	0		8	0	5		12				4		
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

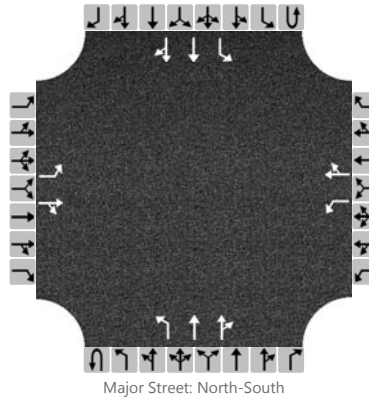
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)		2		73		13		40		11				25		
Capacity		159		327		187		285		775				1127		
v/c Ratio		0.01		0.22		0.07		0.14		0.01				0.02		
95% Queue Length		0.0		0.8		0.2		0.5		0.0				0.1		
Control Delay (s/veh)		27.9		19.1		25.7		19.7		9.7				8.3		
Level of Service (LOS)		D		C		D		C		A				A		
Approach Delay (s/veh)	19.4				21.2				0.3				0.3			
Approach LOS	C				C				A				A			

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Rand with Techny
Agency/Co.	KLOA, Inc.	Jurisdiction	IDOT
Date Performed	11/12/2015	East/West Street	Rand Road
Analysis Year	2021	North/South Street	Techny Road
Time Analyzed	PM Projected Peak Hour	Peak Hour Factor	0.96
Intersection Orientation	North-South	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		1	1	0		1	1	0	0	1	2	0	0	1	2	0
Configuration		L		TR		L		TR		L	T	TR		L	T	TR
Volume (veh/h)		6	12	69		26	26	25		69	1096	51		20	886	8
Percent Heavy Vehicles		0	0	0		0	0	5		2				0		
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

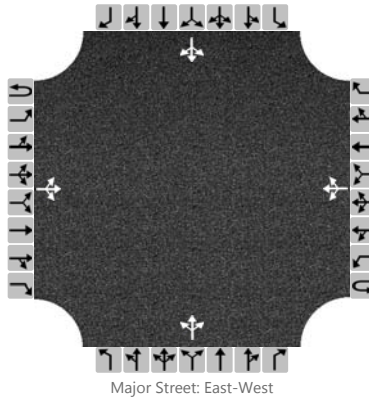
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)		6		84		27		53		72				21		
Capacity		19		172		28		63		731				591		
v/c Ratio		0.32		0.49		0.96		0.84		0.10				0.04		
95% Queue Length		0.9		2.4		3.1		3.9		0.3				0.1		
Control Delay (s/veh)		265.2		44.3		359.8		175.3		10.5				11.3		
Level of Service (LOS)		F		E		F		F		B				B		
Approach Delay (s/veh)	59.0				237.5				0.6				0.2			
Approach LOS	F				F				A				A			

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Techny with Walnut/Access
Agency/Co.	KLOA, Inc.	Jurisdiction	Arlington Heights
Date Performed	11/12/2015	East/West Street	Techny Road
Analysis Year	2021	North/South Street	Walnut Avenue/Access
Time Analyzed	AM Projected Peak Hour	Peak Hour Factor	0.83
Intersection Orientation	East-West	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority	1U	1	2	3	4U	4	5	6		7	8	9		10	11	12
Number of Lanes	0	0	1	0	0	0	1	0		0	1	0		0	1	0
Configuration			LTR				LTR				LTR				LTR	
Volume (veh/h)		1	64	7		6	34	2		10	0	7		2	0	1
Percent Heavy Vehicles		0				0				0	0	0		0	0	0
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

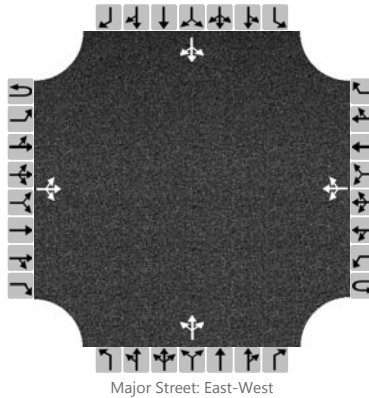
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)		1				7					20				3	
Capacity		1579				1524					886				882	
v/c Ratio		0.00				0.00					0.02				0.00	
95% Queue Length		0.0				0.0					0.1				0.0	
Control Delay (s/veh)		7.3				7.4					9.2				9.1	
Level of Service (LOS)		A				A					A				A	
Approach Delay (s/veh)	0.1				1.1				9.2				9.1			
Approach LOS	A				A				A				A			

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Techny with Walnut/Access
Agency/Co.	KLOA, Inc.	Jurisdiction	Arlington Heights
Date Performed	11/12/2015	East/West Street	Techny Road
Analysis Year	2021	North/South Street	Walnut Avenue/Access
Time Analyzed	PM Projected Peak Hour	Peak Hour Factor	0.84
Intersection Orientation	East-West	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority	1U	1	2	3	4U	4	5	6		7	8	9		10	11	12
Number of Lanes	0	0	1	0	0	0	1	0		0	1	0		0	1	0
Configuration			LTR				LTR				LTR				LTR	
Volume (veh/h)		1	78	17		8	92	3		6	0	5		4	0	1
Percent Heavy Vehicles		0				0				0	0	0		0	0	0
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

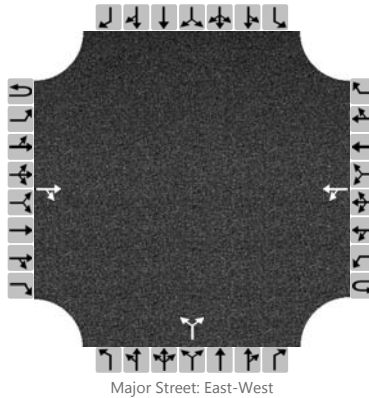
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)		1				10					13					6
Capacity		1488				1489					833					741
v/c Ratio		0.00				0.01					0.02					0.01
95% Queue Length		0.0				0.0					0.0					0.0
Control Delay (s/veh)		7.4				7.4					9.4					9.9
Level of Service (LOS)		A				A					A					A
Approach Delay (s/veh)	0.1				0.6				9.4				9.9			
Approach LOS	A				A				A				A			

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Techny with Ridge
Agency/Co.	KLOA, Inc.	Jurisdiction	Arlington Heights
Date Performed	11/12/2015	East/West Street	Techny Road
Analysis Year	2021	North/South Street	Ridge Avenue
Time Analyzed	AM Projected Peak Hour	Peak Hour Factor	0.79
Intersection Orientation	East-West	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority	1U	1	2	3	4U	4	5	6		7	8	9		10	11	12
Number of Lanes	0	0	1	0	0	0	1	0		0	0	0		0	0	0
Configuration				TR		LT					LR					
Volume (veh/h)			56	0		3	42			1		15				
Percent Heavy Vehicles						0				0		7				
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

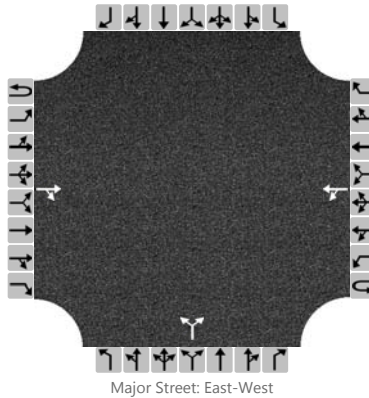
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)						57						20				
Capacity						1542						972				
v/c Ratio						0.04						0.02				
95% Queue Length						0.0						0.1				
Control Delay (s/veh)						7.3						8.8				
Level of Service (LOS)						A						A				
Approach Delay (s/veh)					0.5				8.8							
Approach LOS					A				A							

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Techny with Ridge
Agency/Co.	KLOA, Inc.	Jurisdiction	Arlington Heights
Date Performed	11/12/2015	East/West Street	Techny Road
Analysis Year	2021	North/South Street	Ridge Avenue
Time Analyzed	PM Projected Peak Hour	Peak Hour Factor	0.79
Intersection Orientation	East-West	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority	1U	1	2	3	4U	4	5	6		7	8	9		10	11	12
Number of Lanes	0	0	1	0	0	0	1	0		0	0	0		0	0	0
Configuration				TR		LT					LR					
Volume (veh/h)			78	1		10	89			4		17				
Percent Heavy Vehicles						0				0		0				
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Undivided															
Median Storage																

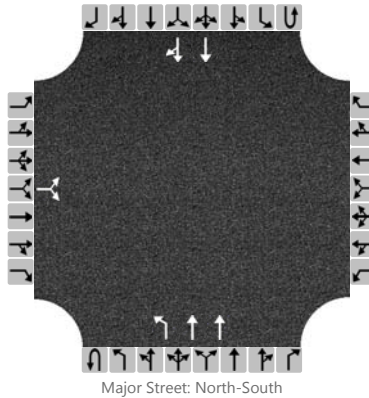
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)						126						27				
Capacity						1505						913				
v/c Ratio						0.08						0.03				
95% Queue Length						0.0						0.1				
Control Delay (s/veh)						7.4						9.1				
Level of Service (LOS)						A						A				
Approach Delay (s/veh)					0.8				9.1							
Approach LOS					A				A							

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Rand Road with Access
Agency/Co.	KLOA, Inc.	Jurisdiction	IDOT
Date Performed	11/12/2015	East/West Street	Rand Road
Analysis Year	2021	North/South Street	Access Drive
Time Analyzed	AM Projected Peak Hour	Peak Hour Factor	0.95
Intersection Orientation	North-South	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	0	0	0	1	2	0	0	0	2	0
Configuration			LR							L	T				T	TR
Volume (veh/h)		1		1						2	410				774	5
Percent Heavy Vehicles		0		0						0						
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Left Only															
Median Storage	1															

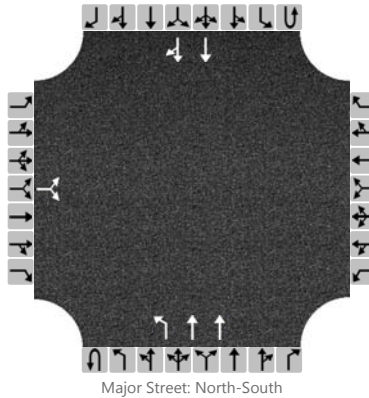
Delay, Queue Length, and Level of Service

Flow Rate (veh/h)			2							2						
Capacity			424							818						
v/c Ratio			0.00							0.00						
95% Queue Length			0.0							0.0						
Control Delay (s/veh)			13.5							9.4						
Level of Service (LOS)			B							A						
Approach Delay (s/veh)	13.5								0.0							
Approach LOS	B								A							

HCS 2010 Two-Way Stop Control Summary Report

General Information		Site Information	
Analyst	BSM	Intersection	Rand Road with Access
Agency/Co.	KLOA, Inc.	Jurisdiction	IDOT
Date Performed	11/12/2015	East/West Street	Rand Road
Analysis Year	2021	North/South Street	Access Drive
Time Analyzed	PM Projected Peak Hour	Peak Hour Factor	0.95
Intersection Orientation	North-South	Analysis Time Period (hrs)	0.25
Project Description	Memory Care Facility		

Lanes



Vehicle Volumes and Adjustments

Approach	Eastbound				Westbound				Northbound				Southbound			
Movement	U	L	T	R	U	L	T	R	U	L	T	R	U	L	T	R
Priority		10	11	12		7	8	9	1U	1	2	3	4U	4	5	6
Number of Lanes		0	0	0		0	0	0	0	1	2	0	0	0	2	0
Configuration			LR							L	T				T	TR
Volume (veh/h)		4		2						3	1124				912	6
Percent Heavy Vehicles		0		0						0						
Proportion Time Blocked																
Right Turn Channelized	No				No				No				No			
Median Type	Left Only															
Median Storage	1															

Delay, Queue Length, and Level of Service

Flow Rate (veh/h)			6							3						
Capacity			284							721						
v/c Ratio			0.02							0.00						
95% Queue Length			0.1							0.0						
Control Delay (s/veh)			18.0							10.0						
Level of Service (LOS)			C							B						
Approach Delay (s/veh)	18.0								0.0							
Approach LOS	C								A							



January 29, 2016

Village of Arlington Heights
Dept. of Planning & Community Development
ATTN: Bill Enright, Deputy Director of Planning & Development
33 South Arlington Heights Road
Arlington Heights, IL 60005
847-368-5211

RE: Plan Commission 2nd Submittal – 511 W. Rand Road, Arlington Heights

Dear Bill,

Enclosed you will find our responses to the first round review comments from the Plan Commission. We have included herein 3 sets of 24x36 plans and 3 sets of 11x17 plans, as requested. Also included is a response to each departments comments, as requested.

Please review and let us know if you have any questions. Also, when you can, please confirm the Plan Commission hearing date so we can make the appropriate travel arrangements.

Thank you.

Sincerely,

Jeff Yates
Vice-president and Partner

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DEVELOPMENT DEPARTMENT

RJ Development
401 Central St SE – Olympia, WA 98501
(360) 528-3343 – www.rjdevelopment.com

RESPONSE TO BILL ENRIGHT'S EMAIL REGARDING DETENTION POND DEPTH AND DESIGN

Bill,

Attached is an email received from you regarding the depth and design of the detention pond in the southwest corner of the site.

Please see below for our response to this comment:

The detention basin slopes at 3:1 will be planted with native forb and grass plugs designed specifically for the high and normal water conditions. The bottom of the detention pond will be planted with plants that can tolerate inundation for a short period of time or drier conditions during the summer months. All plantings will generate an aggressive fibrous root system that will stabilize soil and prevent erosion. Plantings will be placed directly along the retaining wall which will assist in buffering the wall as most native plants achieve a height between 2'-4'. Deciduous native shrub plantings will be located between the retaining walls providing additional softening for the upper wall.

On January 6, 2016 we contacted Mike Pagones of the Village Engineering Department and we were advised that the Village has allowed 3:1 side slopes within detention facilities (both public and private) that use naturalized plantings on the bottom and side slopes which are proposed in this case.

The latest stormwater management requirements of the MWRDGC WMO require both detention and runoff volume control (typically infiltration of the first one inch of runoff from the proposed impervious areas). The Village has also permitted retaining walls to be used within privately owned and maintained detention facilities.

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FEB - 2 2016

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Subject: RE: Arlington Heights Memory Care, 511 W. Rand - Design Commission

Date: Thursday, January 7, 2016 at 9:36:42 AM Pacific Standard Time

From: Enright, Bill

To: Jeff Yates, Hautzinger, Steven

CC: Caleb Perkins, Pagones, Mike

Jeff: In my first round comments I mentioned concerns with the SW detention pond wall given the depth of the pond. Also Engineering commented on the slope requirements of the ponds. While further reviewing staff has concerns with the depth of both ponds. The Village Board has in the past expressed concerns with deep ponds given the aesthetics and safety concerns. I think you need to explore some degree of underground detention so that the ponds are not so steep and deep so that walks can be eliminated and a more natural slope can be designed for these ponds as the abut residential areas.

Please respond to this comment as part of your responses to the first round comments previously provided last week. Thank you.

Bill Enright

Deputy Director Planning & Community Development

Village of Arlington Heights

33 S. Arlington Heights Road

Arlington Heights, IL 60005

847-368-5211

From: Jeff Yates [mailto:jeff@rjdevelopment.com]

Sent: Thursday, January 07, 2016 11:20 AM

To: Enright, Bill; Hautzinger, Steven

Cc: Caleb Perkins; DiMatteo, Pat

Subject: Re: Arlington Heights Memory Care, 511 W. Rand - Design Commission

Thank you both!

Jeff Yates

Partner & Vice President

RJ Development

401 Central St SE

Olympia, WA 98501

Office • (360) 528-3343, ext 3

Mobile • (360) 918-6037

www.rjdevelopment.com

BUILDING DEPARTMENT RESPONSE

1. The construction type of the building shall be a minimum of Type II-A construction, and fully sprinklered to meet the proposed floor area based on Table 503 and Section 506.3 of the 2009 International Building Code.

Sheets A0.0 and A2.0 have been revised to show Type IIA construction and fully sprinklered to meet the proposed floor area based on Table 503 and Section 506.3 of 2009 IBC.

2. Linen and waste collection room walls shall have a minimum fire-resistive rating of 1-hour per Table 508.2.5 of the 2009 International Building Code.

Linen and waste collection room walls shall have a minimum fire-resistive rating of 1-hour per table 508.2.5 of the 2009 International Building Code.

3. Maximum travel distance from any point in a smoke compartment to a smoke barrier door shall not exceed 200 feet per Section 407.4 of the 2009 International Building Code.

Maximum travel distance from any point in a smoke compartment to a smoke barrier door shall not exceed 200 feet to meet section 407.4.1 of the 2009 International Building Code. Our plans shall comply.

4. A refuge area shall be provided on each side of each smoke barrier. Area per person to be as indicated in Section 407.4.1 of the 2009 International Building Code.

Refuge areas are provided on each side of smoke barrier as required per section 407.4.1 of 2009 International Building Code. Refuge area can be in the large dining room on each side of the smoke barrier or in the corridors on each side of smoke barrier.

5. An independent means of egress shall be provided from each smoke compartment created by smoke barriers without having to return through the smoke compartment from which the means of egress originated per Section 407.4.2 of the 2009 International Building Code.

An independent means of egress shall be and is provided from each smoke compartment without having to return through the smoke compartment from which the means of egress originated per section 407.4.2 of 2009 International Building Code.

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PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

BUILDING DEPARTMENT

1

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

03-18-204-003 &

P.I.N.# 03-18-204-007

Petition #: P.C. 15-023
 Petitioner: RJ Development, LLC - Jeff Yates
401 Central St. SE. Olympia, WA 98501
360-528-3343

Owner: Northwest Covenant Church
300 N. Elmhurst Rd., Mt. Prospect, IL 60056
847-255-4671

Contact Person: _____
 Address: _____

Phone #: _____
 Fax #: _____
 E-Mail: _____

Location: 511 W. Rand Road
 Rezoning: Yes Current: R-1 Proposed: I
 Subdivision: _____
 # of Lots: 1 Current: 2 Proposed: 1
 PUD: _____ For: _____ Special Use: _____
 _____ For: _____ Land Use
 Variation: _____ For: _____

Land Use: _____ Current: Residential
 Proposed: Institutional

Site Gross Area: 182,748 sq ft
 # of Units Total: _____
 1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

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

DO EXISTING STRUCTURES, IF ANY, MEET MINIMUM REQUIREMENTS OF THE FOLLOWING:

YES NO

- | | | | |
|----|-------|-------|-----------------------|
| 1. | _____ | _____ | VILLAGE BUILDING CODE |
| 2. | _____ | _____ | PRESENT ZONING USE |
| 3. | _____ | _____ | REQUESTED ZONING USE |
| 4. | _____ | _____ | SUBDIVISION REQUIRED |
| 5. | _____ | _____ | SIGN CODE |

6. GENERAL COMMENTS:

Director _____

Date _____

MEMORANDUM

TO: Bill Enright, Deputy Director of Planning
FROM: Deb Pierce, Plan Reviewer, Building Services
DATE: 12/16/15
RE: RJ Development Memory Care – 511 W. Rand Road
P.C. #: 15-023 – Round 1

RECEIVED
DEC 16 2015
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

I have reviewed the Round 1 submittal for the rezoning of the address referenced above and have the following comments:

1. The construction type of the building shall be a minimum of Type II-A construction, and fully sprinklered to meet the proposed floor area based on Table 503 and Section 506.3 of the 2009 International Building Code.
2. Linen and waste collection room walls shall have a minimum fire-resistive rating of 1-hour per Table 508.2.5 of the 2009 International Building Code.
3. Maximum travel distance from any point in a smoke compartment to a smoke barrier door shall not exceed 200 feet per Section 407.4 of the 2009 International Building Code.
4. A refuge area shall be provided on each side of each smoke barrier. Area per person to be as indicated in Section 407.4.1 of the 2009 International Building Code.
5. An independent means of egress shall be provided from each smoke compartment created by smoke barriers without having to return through the smoke compartment from which the means of egress originated per Section 407.4.2 of the 2009 International Building Code.

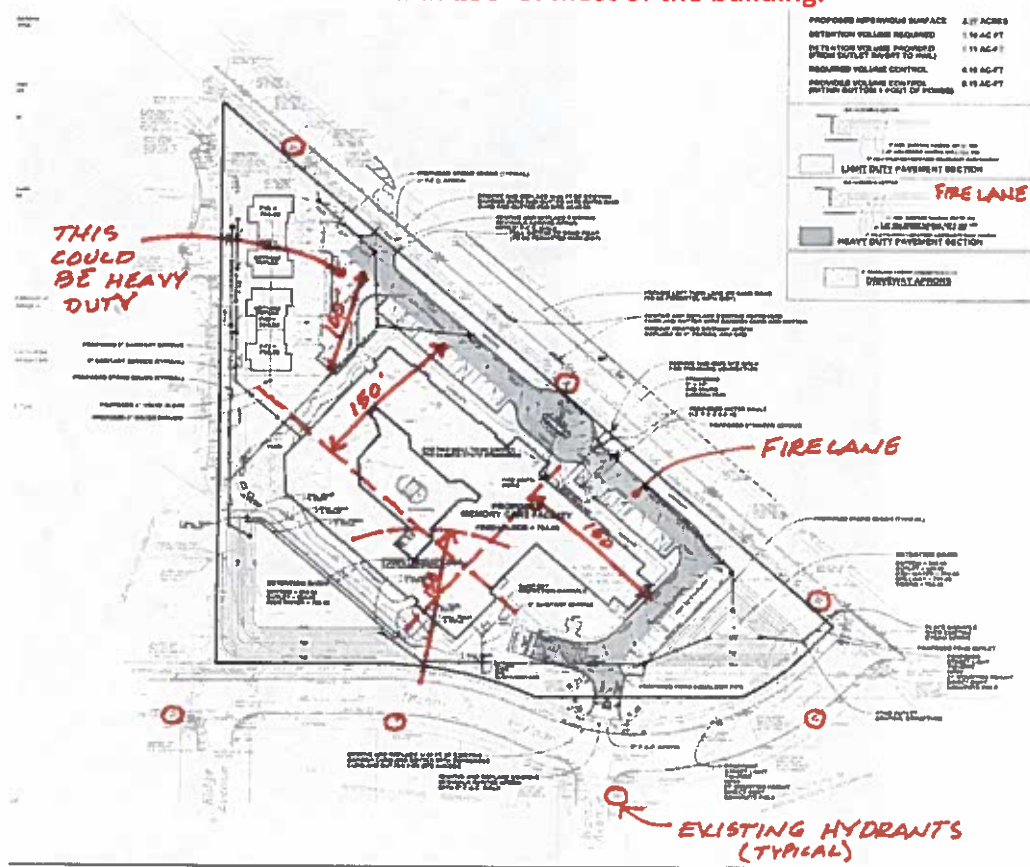
Building Inspection Services
FIRE DEPARTMENT RESPONSE

1. Verify Fire Lane turning Radius and access to within 150 ' of all points of building.

Auto turn and fire lane being discussed with staff. We have reached out multiple times to get clarification and received no response as of this response letter. The fire turning radius has been verified and access to within 150 feet of all points of the building are almost met. Our building is a type II A and is sprinklered. There is very little of the back of the building that is not within the 150'. We are asking for a variance on this requirement.

2. With a fully sprinklered building, some accommodation on this distance can be given, but need to know actual dimensions.

Our building is a type II A and is fully sprinklered and we would like some accommodation on the 150 feet distance. We are asking for a variance on this requirement. Below is a sketch of what we submitted for review and response but haven't heard back yet. This shows how fire can reach to within 150' of most of the building.



3. Any dead end fire lane must have a cul-de-sac.

The dead end fire lane has been removed.

GENERAL COMMENTS:

~~RECEIVED~~

FEB - 2 2016

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

03-18-204-003 &

P.I.N.# 03-18-204-007

Location: 511 W. Rand RoadRezoning: Yes Current: R-1 Proposed: I

Subdivision: _____

of Lots: 1 Current: 2 Proposed: 1

PUD: _____ For: _____ Special Use: _____

_____ For: _____ Land Use

Variation: _____ For: _____

Land Use: _____ Current: ResidentialProposed: InstitutionalSite Gross Area: 182,748 sq ft

of Units Total: _____

1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

Petition #: P.C.Petitioner: RJ Development, LLC - Jeff Yates401 Central St. SE, Olympia, WA 98501360-528-3343Owner: Northwest Covenant Church300 N. Elmhurst Rd., Mt. Prospect, IL 60056847-255-4671

Contact Person: _____

Address: _____

Phone #: _____

Fax #: _____

E-Mail: _____

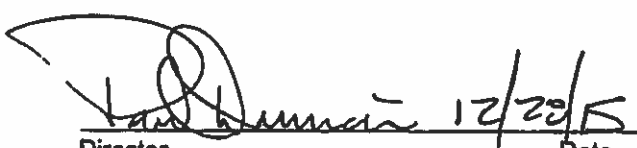
(Petitioner: Please do not write below this line.)

INSPECTIONAL SERVICES

- VERIFY FIRE LANE TURNING RADIUS & ACCESS TO WITHIN 150' OF ALL POINTS OF BUILDING.
- WITH A FULLY SPRINKLERED BUILDING, SOME ACCOMMODATION ON THIS DISTANCE CAN BE GIVEN, BUT NEED TO KNOW ACTUAL DIMENSIONS.
- ANY DEAD END FIRE LANE MUST HAVE A CUL-DE-SAC.

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DEC 29 2015

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

 Director
12/23/15
Date

PUBLIC WORKS RESPONSE

1. Water Main material will be poly wrapped class 52 DIP. All sanitary and storm material will be a minimum SDR 26.
Noted on revised plans.
2. All methods of construction and materials must conform to the most recent version of "A Manual of Practice for the Design of Public & Private Improvements" as published by the Village of Arlington Heights Engineering Department.
Noted on revised plans.
3. Please contact Mike Gilles at 847-368-5810 for a detail if the proposed Meter Vault.
Detail was provided by Engineering and noted on revised plans.
4. Fire Hydrants will most likely need to be added in accordance with Fire Department requirements.
Seven existing hydrants are available and one is located within 100 feet of the proposed Fire Department Connection (FDC).
5. The new Water Service line must be buried at least 5.5'
Noted on revised plans.
6. The existing sidewalk encompassed within this construction must not be damaged, if it is, it must be restored to "like new" condition.
Noted on revised plans.

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PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

PUBLIC WORKS DEPARTMENT

2

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. K-023
 Petitioner: RJ Development, LLC - Jeff Yates
401 Central St. SE, Olympia, WA 98501
360-528-3343
 Owner: Northwest Covenant Church
300 N. Elmhurst Rd., Mt. Prospect, IL 60056
847-255-4671
 Contact Person: _____
 Address: _____
 Phone #: _____
 Fax #: _____
 E-Mail: _____

03-18-204-003 &
 P.I.N.# 03-18-204-007
 Location: 511 W. Rand Road
 Rezoning: Yes Current: R-1 Proposed: I
 Subdivision: _____
 # of Lots: 1 Current: 2 Proposed: 1
 PUD: _____ For: _____ Special Use: _____
 For: _____ Land Use: _____
 Variation: _____ For: _____
 Land Use: _____ Current: Residential
 Proposed: Institutional
 Site Gross Area: 182,748 sq ft
 # of Units Total: _____
 1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

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

	EXISTING IMPROVEMENT	REQUIRED IMPROVEMENT	COMMENTS
1. <u>UTILITIES:</u>			
Water	_____	<u>X</u>	_____
Metering	_____	<u>X</u>	_____
Backflow	_____	<u>X</u>	_____
Sanitary Sewer	_____	<u>X</u>	_____
Storm Sewer	_____	<u>X</u>	_____
2. <u>SURFACE:</u>			
Pavement	_____	_____	_____
Curb & Gutter	_____	_____	_____
Sidewalks	_____	_____	_____
Street Lighting	_____	_____	_____
3. <u>GENERAL COMMENTS:</u>			

Director _____

Date _____

Memorandum

To: Cris Papierniak, Assistant Director of Public Works

From: Jeff Musinski, Utilities Superintendent

Date: December 18, 2015

Subject: 511 W. Rand Road, P.C. #15-023

With regard to the proposed rezoning PUD, I have the following comments:

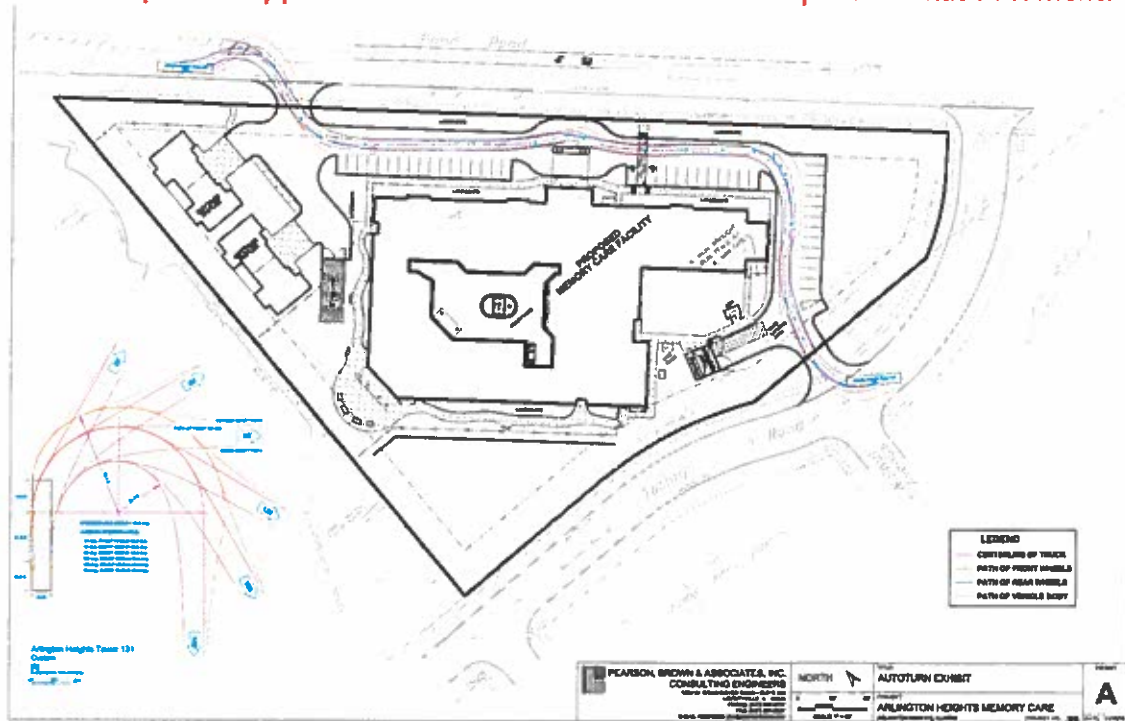
- 1) Water main material will be poly wrapped class 52 DIP. All sanitary and storm material will be a minimum SDR 26.
- 2) All methods of construction and materials must conform to the most recent version of "A Manual of Practice for the Design of Public & Private Improvements" as published by the Village of Arlington Heights Engineering Department.
- 3) Please contact Mike Gilles at 847-368-5810 for a detail if the proposed Meter Vault.
- 4) Fire Hydrants will most likely need to be added in accordance with Fire Department requirements.
- 5) The new water service line must be buried at least 5.5'.
- 6) The existing sidewalk encompassed within this construction must not be damaged, if it is, it must be restored to "like new" condition.

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

C. file

1. The Fire Department requests an auto turn diagram.

Auto Turn previously provided for main fire lane. Here is a snapshot of that document:



2. Building to be fully sprinkled.
Our building will be fully sprinklered.
3. Locate the fire department connection (FDC) at the main front door.
The fire department connection (FDC) has been added to the site plan sheet A1.0 and is located near the main front door. FDC shown on revised plans. (Civil)
4. Locate a fire hydrant within 100' of the FDC.
Existing hydrant within 100' of FDC shown on revised plan.
5. Locate a Knox Box at the main front entrance.
The knox box has been added to the site plan sheet A1.0 and is located near the main front door. Noted on revised plan. (Civil)
6. Install a fully operational annunciator panel or alarm panel at the front door.
A fully operational annunciator panel has been added to sheet A2.0 and is located at the front door. Noted on revised plan. (Civil)
7. Grass crete is not allowed as a fire lane.
The grass crete fire lane has been removed.



Arlington Heights Fire Department Plan Review Sheet

P. C. Number 15-023

Project Name

RJ Development - Memory Care

Project Location

511 W. Rand Rd

Planning Department Contact Bill Enright

General Comments

1. The fire department requests an auto turn diagram.
2. Building to be fully sprinkled.
3. Locate the fire department connection (FDC) at the main front door.
4. Locate a fire hydrant within 100' of the FDC.
5. Locate a Knox Box at the main front entrance.
6. Install a fully operational annunciator panel or alarm panel at the front door.
7. Grass crete is not allowed as a fire lane.

**NOTE: PLAN IS CONCEPTUAL ONLY
SUBJECT TO DETAILED PLAN REVIEW**

Date 12/29/15 Reviewed By: LT. Andrew Larson

Arlington Heights Fire Department

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FEB - 2 2016

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

ENGINEERING RESPONSE

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 plan for a building permit. The petitioner shall acknowledge that they accept this understanding.

The petitioner acknowledges and accepts this understanding.

12. An Engineers estimate of construction cost for full site improvements is required to complete the calculation for plan review, inspection, and other fees. An Engineers estimate of construction cost for public improvements is also required to complete the calculation for the required public improvements guarantee deposit. The public improvements for this development would be street lighting. These estimates should be submitted at least three weeks prior to the final Plan Commission meeting to allow us time to generate the fee letter and for the petitioner to assemble the proper documents.

This information to be provided with final engineering during the building permit process. Hopefully this is acceptable.

13. Final engineering plans shall be georeferenced by using State Plane Coordinate System — Illinois East. Below are details about projection:

To be provided with final engineering.

14. The proposed detention/retention facility will be a private system and as such will not be the Village's responsibility to maintain. Basin side slopes 5:1 maximum. The basins require a 1 -foot freeboard with overflow weirs at the 6' line. Provide calculations for sizing the weirs. An Onsite Utility Maintenance Agreement must be executed prior to final engineering approval. Please refer to the attached example.

The detention basin slopes at 3:1 will be planted with native forb and grass plugs designed specifically for the high and normal water conditions. The bottom of the detention pond will be planted with plants that can tolerate inundation for a short period of time or drier conditions during the summer months. All plantings will generate an aggressive fibrous root system that will stabilize soil and prevent erosion. Plantings will be placed directly along the retaining wall which will assist in buffering the wall as most native plants achieve a height between 2'-4'. Deciduous native shrub plantings will be located between the retaining walls providing additional softening for the upper wall.

On January 6, 2016 we contacted Mike Pagones of the Village Engineering Department and we were advised that the Village has allowed 3:1 side slopes within detention facilities (both

public and private) that use naturalized plantings on the bottom and side slopes which are proposed in this case.

The latest stormwater management requirements of the MWRDGC WMO require both detention and runoff volume control (typically infiltration of the first one inch of runoff from the proposed impervious areas). The Village has also permitted retaining walls to be used within privately owned and maintained detention facilities.

15. Final Approval will require final engineering plan. Including detention calculations showing restrictor sizing calculations and provided detention. The submitted detention calculations showing a required volume of 1.10 ac-ft are acceptable. Any detention storage system located under pavement must be designed to AASHTO HS-25 loading standard. Clearly show the overflow route for the site. Minimum restrictor size allowed, for maintenance reasons, is 2". Restrictors between 2" and 4" must be in a trap in a catch basin. Show the location and size of the restrictor. Provide a detail showing the restrictor catch basin.

To be provided with final engineering.

16. When 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.

We have included a photometric plan with this submittal (E sheets). The cut sheets for the lights have been included on the photometric plan.

17. Provide an exhibit to engineering scale showing the turning path of the Fire Department's responding vehicle, in this case the tower truck. Exhibit must show front and rear wheel paths and the extent of the front and rear overhangs, as provided in an "Autoturn" exhibit. The vehicle shall be shown maneuvering through the site in all possible directions of travel. Attached are the specification for the tower apparatus.

Previously provided for main fire lane. Attached is the exhibit again for reference.

18. Fire lanes adjacent to building must have a minimum pavement width as directed by the Fire Department to accommodate the tower truck's outriggers. Fire lanes require a heavy duty pavement section. Asphalt pavement section to consist of: 2" Surface, 2-1/4" N-50 Binder, and 4" CA-6 stone Subbase. Concrete driveway apron to be 8" thick.

Noted on revised civil plans.

19. Staff is happy to see that a bicycle rack has been included in the development plan to encourage alternate modes of transportation for employees and patrons.

Thank you.

20. Driveway entrance at Techny Road needs to be designed to accommodate the sidewalk crossings across Techny and may be governed by the vehicle turning exhibit required in Comment #17.

Noted on revised civil plans.

21. Both driveways: the 8" PCC sidewalk is to run through the driveway and curb uninterrupted. Label the driveway widths.

Noted on revised plans.

22. Sanitary service to blind connect to Village sewer main, not connect to the manhole. A sanitary inspection manhole is required by the MWRD outside the new building.

Noted on revised plans.

23. Attached is a sheet showing minimum vault dimensions for an exterior water meter vault. A vault located under pavement must be designed to AASHTO HS-25 loading standard. Show actual size on the plan.

Noted on revised plans.

24. To compete the public street lighting along Techny Road, two additional residential street lights will be required. Plan shall incorporate the installation of these poles and fixtures.

Noted on revised plans.

25. Two additional street lights are required along Rand Toad, also. However, since IDOT would require their entire system to be upgraded, the Village will accept fee in-lieu-of street light installation at the rate of \$10,000.00 per required pole, for a total of \$20,000.00. This fee will be included in the fee letter.

Noted on revised plans. Developer agrees to this approach.

26. Traffic report is satisfactory.

Thank you.

27. Site is subject to existing contribution Ordinance #83-7 for the water main along Rand Road. The Contribution Ordinance cost will be included in the fee letter discussed in Comment #11.

Understood, thank you.

ENGINEERING DEPARTMENT

5

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 15-023
 Petitioner: RJ Development, LLC - Jeff Yates
401 Central St. SE, Olympia, WA 98501
360-528-3343
 Owner: Northwest Covenant Church
300 N. Elmhurst Rd., Mt. Prospect, IL 60056
847-255-4671
 Contact Person: _____
 Address: _____
 Phone #: _____
 Fax #: _____
 E-Mail: _____

03-18-204-003 &
 P.I.N.# 03-18-204-007
 Location: 511 W. Rand Road
 Rezoning: Yes Current: R-1 Proposed: I
 Subdivision: _____
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 For: _____ Land Use: _____
 Variation: _____ For: _____
 Land Use: _____ Current: Residential
 Proposed: Institutional
 Site Gross Area: 182,748 sq ft
 # of Units Total: _____
 1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

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

1. PUBLIC IMPROVEMENTS

REQUIRED: _____ YES NO COMMENTS

- a. Underground Utilities
 Water _____ X _____
 Sanitary Sewer _____ X _____
 Storm Sewer _____ X _____
 b. Surface Improvement
 Pavement _____ X _____
 Curb & Gutter _____ X _____
 Sidewalks _____ X _____
 Street Lighting _____ X _____
 c. Easements
 Utility & Drainage _____ X _____
 Access _____ X _____

2. PERMITS REQUIRED OTHER THAN VILLAGE:

- a. MWRDGC X b. IDOT X
 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
_____	<u>X</u>	_____
_____	<u>X</u>	<u>SEE ADDITIONAL COMMENTS</u>
_____	_____	<u>N/A</u>
<u>X</u>	_____	_____
<u>X</u>	_____	_____
<u>X</u>	_____	<u>CONT. ORD. # 83-7</u>
_____	<u>X</u>	_____
_____	<u>X</u>	_____

GENERAL COMMENTS ATTACHED

PLANS PREPARED BY: PEARSON, BRENN & ASSOC., INC.
 DATE OF PLANS: 11-18-15

John J. Muth 12/17/15
 Director Date

PLAN COMMISSION PC #15-023
RJ Development Memory Care
511 W. Rand Rd.
Re-Zone to Institutional, PUD
Round 1

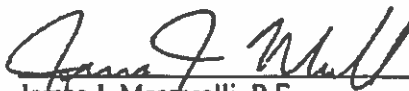
11. The petitioner is notified that these comments are being provided to ensure that the project meets the requirements for submittal to the Plan Commission. Approval by the Plan Commission is not an endorsement or approval of these documents to obtain the required building permits, engineering approval, 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. An Engineers estimate of construction cost for full site improvements is required to complete the calculation for plan review, inspection, and other fees. An Engineers estimate of construction cost for public improvements is also required to complete the calculation for the required public improvement guarantee deposit. The public improvements for this development would be street lighting. These estimates should be submitted at least three weeks prior to the final Plan Commission meeting to allow us time to generate the fee letter and for the petitioner to assemble the proper documents.
13. 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

14. The proposed detention/retention facility will be a private system and as such will not be the Village's responsibility to maintain. Basin side slopes 5:1 maximum. The basins require a 1-foot freeboard with overflow weirs at the 6" line. Provide calculations for sizing the weirs. An Onsite Utility Maintenance Agreement must be executed prior to final engineering approval. Please refer to the attached example.
15. Final approval will require final engineering plans, including detention calculations showing restrictor sizing calculations and provided detention. The submitted detention calculations showing a required volume of 1.10 ac-ft are acceptable. Any detention storage system located under pavement must be designed to AASHTO HS-25 loading standard. Clearly show the overflow route for the site. Minimum restrictor size allowed, for maintenance reasons, is 2". Restrictors between 2" and 4" must be in a trap in a catch basin. Show the location and size of the restrictor. Provide a detail showing the restrictor catch basin.
16. When 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.

17. Provide an exhibit to engineering scale showing the turning path of the Fire Department's responding vehicle, in this case the tower truck. Exhibit must show front and rear wheel paths and the extent of the front and rear overhangs, as provided in an "Autoturn" exhibit. The vehicle shall be shown maneuvering through the site in all possible directions of travel. Attached are the specifications for the tower apparatus.
18. Fire lanes adjacent to buildings must have a minimum pavement width as directed by the Fire Department to accommodate the tower truck's outriggers. Fire lanes require a heavy duty pavement section. Asphalt pavement section to consist of: 2" Surface, 2-1/4" N-50 Binder, 5" N-30 Binder, and 4" CA-6 Stone Subbase. Concrete driveway apron to be 8" thick.
19. Staff is happy to see that a bicycle rack has been included in the development plan to encourage alternate modes of transportation for employees and patrons.
20. Driveway entrance at Techny Road needs to be designed to accommodate the sidewalk crossings across Techny and may be governed by the vehicle turning exhibit required in Comment #17.
21. Both driveways: The 8" PCC sidewalk is to run through the driveway and curb uninterrupted. Label the driveway widths.
22. Sanitary service to blind connect to Village sewer main, not connect to the manhole. A sanitary inspection manhole is required by the MWRD outside the new building.
23. Attached is a sheet showing minimum vault dimensions for an exterior water meter vault. A vault located under pavement must be designed to AASHTO HS-25 loading standard. Show actual size on the plans.
24. To complete the public street lighting along Techny Road, two additional residential street lights will be required. Plans shall incorporate the installation of these poles and fixtures.
25. Two additional street lights are required along Rand Road, also. However, since IDOT would require their entire system to be upgraded, the Village will accept fee in-lieu-of street light installation at the rate of \$10,000.00 per required pole, for a total of \$20,000.00. This fee will be included in the fee letter.
26. Traffic report is satisfactory.
27. Site is subject to existing Contribution Ordinance #83-7 for the water main along Rand Road. The Contribution Ordinance cost will be included in the fee letter discussed in Comment #11.

PIN	Frontage Length	Unit Cost	Cost
03-18-204-003	100.00 ft	\$24.47/ft	\$ 2,447.00
03-18-204-007	680.19 ft	\$24.47/ft	<u>\$16,644.25</u>
Total Cost =			\$ 19,091.25

 12/17/15
 James J. Massarelli, P.E. Date
 Director of Engineering

Attachments:

Fire Apparatus Tower 131 Specifications (1 page)
 Sample Onsite Utility Maintenance Agreement (4 pages)
 Water Meter Vault Detail (1 page)
 Village Street Light Specifications (4 pages)

POLICE DEPARTMENT RESPONSE

1. Character of use:

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

OK

2. Are lighting requirements adequate?

Lighting should be up to Village of Arlington Heights code.

OK. Lighting is adequate per the photometric plan. We have built this facility a dozen times before and the lighting has proved adequate.

3. Present traffic problems?

There are no apparent traffic problems at this location.

The traffic study shows no traffic problems for this proposed use at this location.

4. Traffic accidents at particular location?

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

Agreed by the traffic study.

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

This development should not create any additional traffic problems.

OK

6. General comments:

Agent contact information must be provided to the Arlington Heights Police Department during all construction phases. Emergency contact cards can be filled out at the Village of Arlington Heights website (vah.com). This allows police department personnel to contact an agent during emergency situations or for suspicious/criminal activity on the property during all hours.

We will make sure this gets filled out prior to starting construction. Thank you.

RECEIVED

FEB - 2 2016

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

ARLINGTON HEIGHTS POLICE DEPARTMENT

Community Services Bureau

DEPARTMENT PLAN REVIEW SUMMARY

RJ Development – Memory Care
511 W. Rand Rd.
PC 15-023
Round 1

Review Comments

12/28/2015

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.

3. Present traffic problems?

There are no apparent 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:

Agent contact information must be provided to the Arlington Heights Police Department during all construction phases. Emergency contact cards can be filled out at the Village of Arlington Heights website (vah.com). This allows police department personnel to contact an agent during emergency situations or for suspicious/criminal activity on the property during all hours.

RECEIVED
DEC 28 2015
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

 #272

Brandi Romag, Crime Prevention Officer
Community Services Bureau

Approved by:



Supervisor's Signature

PLANNING & COMMUNITY DEVELOPMENT RESPONSE

1. Please update the zoning Data on the Site Plan Sheet A1.0: the address is 511 W Rand Road; Proposed Zoning is Institutional; Proposed Use is Memory Care (Nursing Home) permitted in Institutional Zone; Parking Calculation is for Nursing Home not Human Services.

Sheet A1.0 has been revised to show updated zoning data, address, proposed use and parking requirements.

2. Rezoning from R-1 to Institutional; approval of Preliminary Planned Unit Development; a Comprehensive Plan Amendment from Moderate Density Multi Family to Institutional; Variations from Chapter 28 Zoning as described in #3.

Understood.

3. Variations:

Chapter 28, Section 5.1-8.14 Minimum Distance Building to Paved Area 12 feet minimum required to permit a 5.5 foot setback between the building and parking area at the east end of building; **Yes, we need this variance so we can provide the sidewalks as shown on the plan.**

Chapter 28, Section 5.1-8.11a. Requires that inner courtyards include a direct emergency vehicle access of a minimum of 12 feet width, to permit no emergency vehicle access. **Yes, we need this variance because we cannot provide vehicle access to our internal courtyard for operational reasons that include resident safety and building functionality, given the use of this building.**

Each variation requires a response to the justification criteria as listing in Chapter 28, Section 13.1-3 items 1,2 and 3.

A justification for each variance per this Chapter will be provided in the next few days, separate from this submittal.

4. Does the traffic consultant recommend that left turn lane into the site on Rand Road? IDOT approval will be required.

Yes, but the consultant says it can be accommodated by restriping the existing median on Rand Road. Here's a snapshot of his comments. Let us know if you need the full report again and we can email it to you.

RECEIVED

FEB - 2 2016

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Rand Road with Proposed Access Drive

The results of the capacity analyses indicate that this access drive is projected to operate at LOS A during the weekday morning peak hour and at LOS C during the weekday evening peak hour. Furthermore, left-turns onto the access drive are projected to operate at LOS A during the weekday morning peak hour and at LOS B during the weekday evening peak hour. When compared to the turn-lane warrants published in Chapter 36 of the IDOT *Bureau of Design and Environment (BDE) Manual*, it was determined that a northbound left-turn lane is warranted during both peak hours which can be accommodated by restriping the existing median on Rand Road. However, the projected traffic volumes will not warrant a southbound right-turn lane during both peak hours. Based on these results, the access drive will be adequate in accommodating traffic projected to be generated by the development and will provide efficient and flexible access to the development.

5. What is the "are of refuse" at west end of site plan as indicated on Site Plan sheet A1.0?

The area of refuge is an area required by the IBC where occupants can gather within a fenced area, at least 50' away from the building, in the event of a fire. This allows us, per the IBC, to lock our gates for resident safety. Let me know if you need further clarification on this. The fire marshal and the building official will know what this is, also.

6. Why is there a gate at the front of the 20 foot Fire Lane at the west end of the building?

This gate has been removed. It was to allow fire truck access in the event of emergency, but we are approaching this differently with this submittal with the fire marshal.

7. Provide details and elevations for garbage/storage enclosure (site plan references "Detail A1.1" but that detail was not submitted with Plan Commission application), as well as the Generator.

Sheet A1.1 will be submitted separately from this submittal, within the next few days, and will show these items as requested.

8. Provide screening of the transformer at the east end of building.

Deciduous shrubs have been added where possible to screen the transformer. Please see Sheet LP-2 for locations.

9. All signage requires separate review and is not part of this petition. Please do not submit signage details with the Plan Commission plans as process proceeds forward.

Sheet A0.0 has been revised to remove sign plans from the building construction drawings. We will submit for separate sign permit.

10. Please confer with Village Engineering Department about past flooding complaints from residents on St. James Court to the west to ensure that this development does not worsen any existing conditions.

On January 6, 2016 we contacted Mike Pagones of the Village Engineering Department and he was unaware of any drainage issues on St. James Court that this project would affect. This project does not drain to the west.

11. Provide floor plans and elevations for the two duplexes in order to determine required spacing standards per Chapter 28, Section 5.1-8.12.

Floor plans and exterior elevations of the cottages are attached with this resubmittal. The 12 foot spacing should meet the requirements of Chapter 28, Section 5.1-8.12. See Sheets A2.1 and A3.1.

12. The west detention basin includes a 6 foot retaining wall. Provide details and elevations of said wall. Staff may have concerns over the aesthetics of said wall.

Sheet A1.0 has been revised to show the retaining wall in the west detention basin. The wall will be screened with landscaping. The 6 foot high retaining wall has been revised to (2) 3 foot retaining walls.

The retaining wall is being revised to be two separate 3' tall walls with landscaping in between each wall. (civil).

See attached landscape rendering for visual of this area.

13. Elevation rendering does not match elevations provided. Please revise.
Renderings have been revised. See below.

Memory Care Building from Rand Rd:



Cottages from Rand Rd:



PLANNING & COMMUNITY DEVELOPMENT DEPARTMENT

7

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

03-18-204-003 &

P.I.N.# 03-18-204-007

Location: 511 W. Rand Road

Rezoning: Yes Current: R-1 Proposed: I

Subdivision:

of Lots: 1 Current: 2 Proposed: 1

PUD: For:

Special Use: For:

Land Use Variation: For:

Land Use: Current: Residential

Proposed: Institutional

Site Gross Area: 182,748 sq ft

of Units Total:

1BR: 2BR: 3BR: 4BR:

Petition #: P.C. B-023

Petitioner: RJ Development, LLC - Jeff Yates
401 Central St. SE, Olympia, WA 98501

360-528-3343

Owner: Northwest Covenant Church
300 N. Elmhurst Rd., Mt. Prospect, IL 60056
847-255-4671

Contact Person: _____

Address: _____

Phone #: _____

Fax #: _____

E-Mail: _____

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

YES NO

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

Comments: see attached

B. M. G. A 12-28-15

Date

Planning and Community Development

Round 1 Comments PC #15-023

1. Please update the zoning data on the Site Plan Sheet A1.0: the address is 511 W Rand Road; Proposed Zoning is Institutional; Proposed Use is Memory Care (Nursing Home) permitted in Institutional Zone; Parking Calculation is for Nursing Home not Human Services; Duplexes require 2 stalls per unit for 8 total, Overall Parking Required is 44.
2. Rezoning from R-1 to Institutional; approval of a Preliminary Planned Unit Development; a Comprehensive Plan Amendment from Moderate Density Multi Family to Institutional; Variations from Chapter 28 Zoning as described in #3.
3. Variations:

Chapter 28, Section 5.1-8.14 Minimum Distance Building to Paved Area 12 feet minimum required to permit a 5.5 foot setback between the building and parking area at the east end of building;

Chapter 28, Section 5.1-8.11a. Requires that inner courtyards include a direct emergency vehicle access of a minimum of 12 feet width, to permit no emergency vehicle access.

Each variation requires a response to the justification criteria as listing in Chapter 28, Section 13.1-3 items 1,2 and 3.
4. Does the traffic consultant recommend the left turn lane into the site on Rand Road? IDOT approval will be required.
5. What is the "area of refuse" at west end of site plan as indicated on Site Plan sheet A1.0?
6. Why is there a gate at the front of the 20 foot Fire Lane at the west end of the building?
7. Provide details and elevations for garbage/storage enclosure (site plan references "Detail A1.1" but that detail was not submitted with Plan Commission application), as well as the Generator.
8. Provide screening of the transformer at the east end of building.
9. All signage requires separate review and is not part of this petition. Please do not submit signage details with the Plan Commission plans as process proceeds forward.

10. Please confer with Village Engineering Department about past flooding complaints from residents on St. James Court to the west to ensure that this development does not worsen any existing conditions.
11. Provide floor plans and elevations for the two duplexes in order to determine required spacing standards per Chapter 28, Section 5.1-8.12.
12. The west detention basin includes a 6 foot retaining wall. Provide details and elevations of said wall. Staff may have concerns over the aesthetics of said wall.
13. Elevation rendering does not match elevations provided. Please revise.

Landscape Issues:

1. The ends of all parking rows must include a landscape island, which contains a 4" caliper shade tree (Chapter 28, section 6.16-1.2b). Increase the size of the proposed shade trees to 4" caliper in order to meet the code requirement.

Trees located at the end parking islands have been increased to 4" in caliper size. Refer to the revised Plant list located on Sheet LP-2 for information.

2. Per Chapter 28, section 6.15-1.2a, a three foot high screen must be provided in order to screen paved areas that are adjacent to a public way or a street or a residential district. Provide 3' high shrubs along Rand Road and along Techny Road in order to screen the parking lot.

A mixture of evergreen and deciduous plant material has been incorporated along Rand and Techny Roads to achieve a 3' high screen. Refer to Sheet LP-1 for proposed designs.

3. Must provide additional landscaping along the west property line adjacent to the residential district. Incorporate a mix of evergreens in order to create a continuous 6 foot high screen.

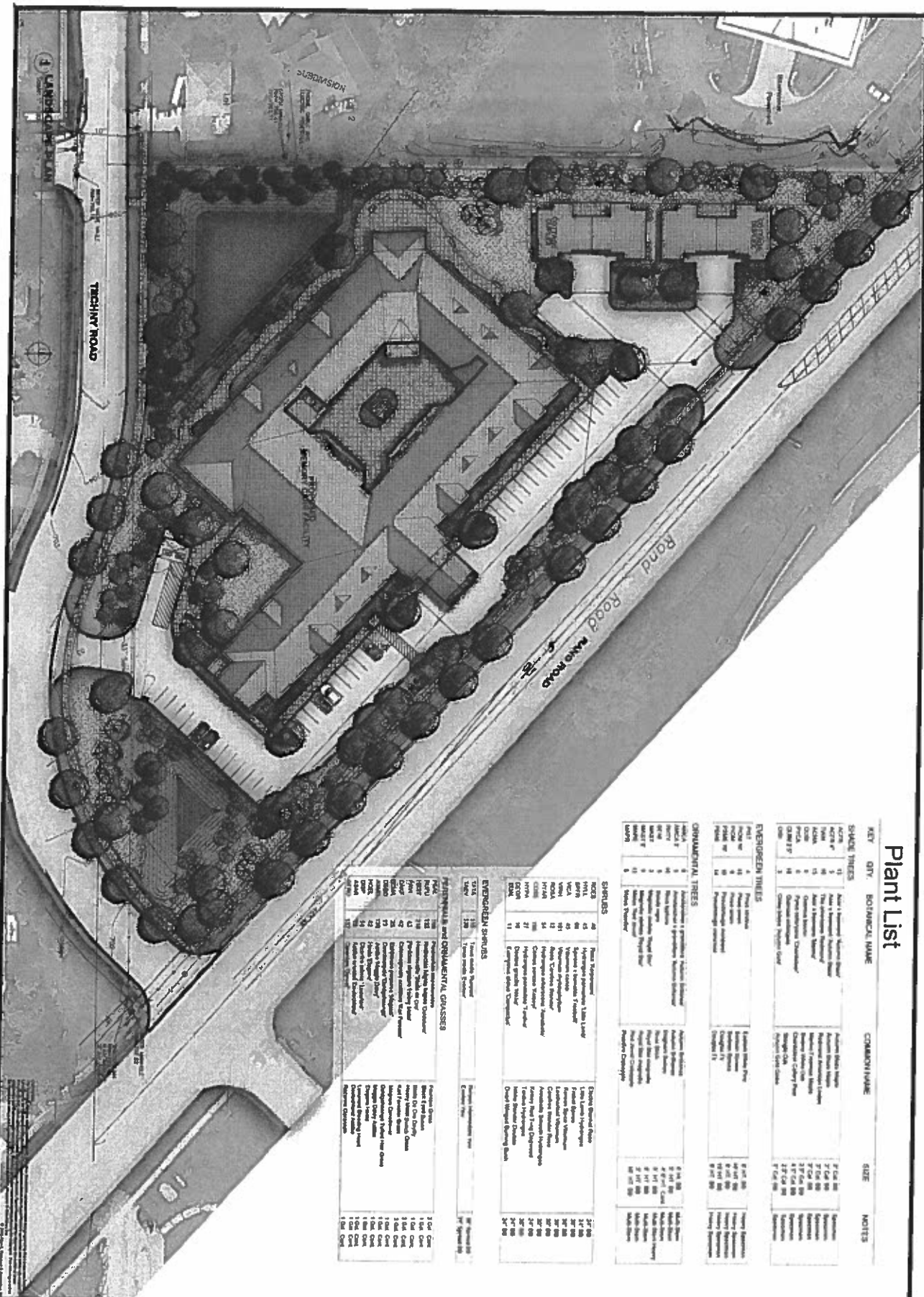
Evergreen trees have been added along the western property line adjacent to the residential district. The combination of ornamental and evergreen trees will create a 6' high continuous screen. Refer to Sheet LP-1 for locations.

4. Provide three additional Douglas Fir trees near the trash enclosure area in order to create a dense continuous screen.

Three Douglas Fir trees have been added to the plans. Please see Sheet LP-2 for locations.

KEY	QTY.	CHEMICAL NAME	COMMON NAME	SIZE	NOTES
SHALE TREES					
ACT 1	1	Act 1 - 1st Street - 1st Street	Act 1 - 1st Street	1' x 1' x 1'	Shale
ACT 2	2	Act 2 - 2nd Street - 2nd Street	Act 2 - 2nd Street	2' x 2' x 2'	Shale
ACT 3	3	Act 3 - 3rd Street - 3rd Street	Act 3 - 3rd Street	3' x 3' x 3'	Shale
ACT 4	4	Act 4 - 4th Street - 4th Street	Act 4 - 4th Street	4' x 4' x 4'	Shale
ACT 5	5	Act 5 - 5th Street - 5th Street	Act 5 - 5th Street	5' x 5' x 5'	Shale
ACT 6	6	Act 6 - 6th Street - 6th Street	Act 6 - 6th Street	6' x 6' x 6'	Shale
ACT 7	7	Act 7 - 7th Street - 7th Street	Act 7 - 7th Street	7' x 7' x 7'	Shale
ACT 8	8	Act 8 - 8th Street - 8th Street	Act 8 - 8th Street	8' x 8' x 8'	Shale
ACT 9	9	Act 9 - 9th Street - 9th Street	Act 9 - 9th Street	9' x 9' x 9'	Shale
ACT 10	10	Act 10 - 10th Street - 10th Street	Act 10 - 10th Street	10' x 10' x 10'	Shale
ACT 11	11	Act 11 - 11th Street - 11th Street	Act 11 - 11th Street	11' x 11' x 11'	Shale
ACT 12	12	Act 12 - 12th Street - 12th Street	Act 12 - 12th Street	12' x 12' x 12'	Shale
ACT 13	13	Act 13 - 13th Street - 13th Street	Act 13 - 13th Street	13' x 13' x 13'	Shale
ACT 14	14	Act 14 - 14th Street - 14th Street	Act 14 - 14th Street	14' x 14' x 14'	Shale
ACT 15	15	Act 15 - 15th Street - 15th Street	Act 15 - 15th Street	15' x 15' x 15'	Shale
ACT 16	16	Act 16 - 16th Street - 16th Street	Act 16 - 16th Street	16' x 16' x 16'	Shale
ACT 17	17	Act 17 - 17th Street - 17th Street	Act 17 - 17th Street	17' x 17' x 17'	Shale
ACT 18	18	Act 18 - 18th Street - 18th Street	Act 18 - 18th Street	18' x 18' x 18'	Shale
ACT 19	19	Act 19 - 19th Street - 19th Street	Act 19 - 19th Street	19' x 19' x 19'	Shale
ACT 20	20	Act 20 - 20th Street - 20th Street	Act 20 - 20th Street	20' x 20' x 20'	Shale
ACT 21	21	Act 21 - 21st Street - 21st Street	Act 21 - 21st Street	21' x 21' x 21'	Shale
ACT 22	22	Act 22 - 22nd Street - 22nd Street	Act 22 - 22nd Street	22' x 22' x 22'	Shale
ACT 23	23	Act 23 - 23rd Street - 23rd Street	Act 23 - 23rd Street	23' x 23' x 23'	Shale
ACT 24	24	Act 24 - 24th Street - 24th Street	Act 24 - 24th Street	24' x 24' x 24'	Shale
ACT 25	25	Act 25 - 25th Street - 25th Street	Act 25 - 25th Street	25' x 25' x 25'	Shale
ACT 26	26	Act 26 - 26th Street - 26th Street	Act 26 - 26th Street	26' x 26' x 26'	Shale
ACT 27	27	Act 27 - 27th Street - 27th Street	Act 27 - 27th Street	27' x 27' x 27'	Shale
ACT 28	28	Act 28 - 28th Street - 28th Street	Act 28 - 28th Street	28' x 28' x 28'	Shale
ACT 29	29	Act 29 - 29th Street - 29th Street	Act 29 - 29th Street	29' x 29' x 29'	Shale
ACT 30	30	Act 30 - 30th Street - 30th Street	Act 30 - 30th Street	30' x 30' x 30'	Shale
ACT 31	31	Act 31 - 31st Street - 31st Street	Act 31 - 31st Street	31' x 31' x 31'	Shale
ACT 32	32	Act 32 - 32nd Street - 32nd Street	Act 32 - 32nd Street	32' x 32' x 32'	Shale
ACT 33	33	Act 33 - 33rd Street - 33rd Street	Act 33 - 33rd Street	33' x 33' x 33'	Shale
ACT 34	34	Act 34 - 34th Street - 34th Street	Act 34 - 34th Street	34' x 34' x 34'	Shale
ACT 35	35	Act 35 - 35th Street - 35th Street	Act 35 - 35th Street	35' x 35' x 35'	Shale
ACT 36	36	Act 36 - 36th Street - 36th Street	Act 36 - 36th Street	36' x 36' x 36'	Shale
ACT 37	37	Act 37 - 37th Street - 37th Street	Act 37 - 37th Street	37' x 37' x 37'	Shale
ACT 38	38	Act 38 - 38th Street - 38th Street	Act 38 - 38th Street	38' x 38' x 38'	Shale
ACT 39	39	Act 39 - 39th Street - 39th Street	Act 39 - 39th Street	39' x 39' x 39'	Shale
ACT 40	40	Act 40 - 40th Street - 40th Street	Act 40 - 40th Street	40' x 40' x 40'	Shale
ACT 41	41	Act 41 - 41st Street - 41st Street	Act 41 - 41st Street	41' x 41' x 41'	Shale
ACT 42	42	Act 42 - 42nd Street - 42nd Street	Act 42 - 42nd Street	42' x 42' x 42'	Shale
ACT 43	43	Act 43 - 43rd Street - 43rd Street	Act 43 - 43rd Street	43' x 43' x 43'	Shale
ACT 44	44	Act 44 - 44th Street - 44th Street	Act 44 - 44th Street	44' x 44' x 44'	Shale
ACT 45	45	Act 45 - 45th Street - 45th Street	Act 45 - 45th Street	45' x 45' x 45'	Shale
ACT 46	46	Act 46 - 46th Street - 46th Street	Act 46 - 46th Street	46' x 46' x 46'	Shale
ACT 47	47	Act 47 - 47th Street - 47th Street	Act 47 - 47th Street	47' x 47' x 47'	Shale
ACT 48	48	Act 48 - 48th Street - 48th Street	Act 48 - 48th Street	48' x 48' x 48'	Shale
ACT 49	49	Act 49 - 49th Street - 49th Street	Act 49 - 49th Street	49' x 49' x 49'	Shale
ACT 50	50	Act 50 - 50th Street - 50			

POLYMER		POLYMER		POLYMER		POLYMER	
Code	Weight	Code	Weight	Code	Weight	Code	Weight
101	100	101	100	101	100	101	100
102	100	102	100	102	100	102	100
103	100	103	100	103	100	103	100
104	100	104	100	104	100	104	100
105	100	105	100	105	100	105	100
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107	100	107	100	107	100	107	100
108	100	108	100	108	100	108	100
109	100	109	100	109	100	109	100
110	100	110	100	110	100	110	100
111	100	111	100	111	100	111	100
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145	100	145	100	145	100	145	100
146	100	146	100	146	100	146	100
147	100	147	100	147	100	147	100
148	100	148	100	148	100	148	100
149	100	149	100	149	100	149	100
150	100	150	100	150	100	150	100
151							



LANDSCAPE PLAN
ARLINGTON HEIGHTS INN
MEMORY CARE
ARLINGTON HEIGHTS, ILLINOIS

RJ Development Memory Care
511 W. Rand Road
PC 15-023
December 22, 2015

Landscape Issues

- 1) The ends of all parking rows must include a landscape island, which contains a 4" caliper shade tree (Chapter 28, section 6.16-1.2b). Increase the size of the proposed shade trees to 4" caliper in order to meet the code requirement.
- 2) Per Chapter 28, section 6.15-1.2a, a three foot high screen must be provided in order to screen paved areas that are adjacent to a public way or a street or a residential district. Provide 3' high shrubs along Rand Road and along Techny Road in order to screen the parking lot.
- 3) Must provide additional landscaping along the west property line adjacent to the residential district. Incorporate a mix of evergreens in order to create a continuous 6 foot high screen.
- 4) Provide three additional Douglas Fir trees near the trash enclosure area in order to create a dense continuous screen.

PLAN COMMISSION PROJECT TIMELINE

Project Name: Memory Care
PC Number: PC 15-023
Location: 511 W Rand Road
Requested Action: Rezoning; Preliminary PUD

	Date	# of Business Days
Plat and Sub Committee Meeting	8-25-15	
Awaiting Petitioner PC Application	12-11-15	78 days
PC Application Submittal Date	12-11-15	78 days
1 st Round Department Comments	12-29-15	12 days
Petitioner's Response	1-29-16	23 days
2 nd Round Department Comments	2-16-16	12 days
Petitioners Response	2-19-16	3 days
PC Hearing*	2-24-16	53 days from application date
Village Board	4-4-16	28 days

Note:

* Legal notice; State Statute requires 15 to 30 days notice.



Item: Arlington Dog House - 213 S. Arlington Heights Rd. - PC#16-002

Department: Planning & Community Development

Requested Action

A land use variation to allow an expansion to a commercial dog kennel in a B-2, District

Variations Required

None

Recommendation

A public hearing was held by the Plan Commission on March 23, 2016 where Commissioner Dawson moved and Commissioner Drost seconded:

A motion to recommend to the Village Board of Trustees approval of PC#16-002, an amendment to Special Use Ordinance #10-027 to expand the Arlington Dog House subject to the following conditions:

1. The land use variation shall only apply to the Arlington Dog House operator.
2. The petitioner shall install sound dampening vents and acoustic panels/insulation in the dog play areas/kennels that vent to the outside. These modifications shall be reflected in plans submitted for building permit. After the installation of said noise reduction systems, if the dog play areas/kennel volumes are determined to be an issue, the Petitioner shall be required to make further modifications to resolve the noise problem.
3. No more than 45 dogs for daycare and 25 dogs for overnight boarding are permitted.
4. All other conditions of approval from Ordinance 10-027 shall remain in full force and effect.
5. Compliance with all Federal, State and Local laws, regulations and policies.

Roll Call Vote: Commissioners Cherwin, Drost, Jensen, Sigalos, Warskow,

Dawson and Chairman Lorenzini voted in favor. Commissioner Ennes voted against. Motion carried.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount:

ATTACHMENTS:

Description

Type

Staff Report

Board or Commission Report

PC Minutes 3/9/16

Minutes

Aerial

Exhibits

Floor Plan

Exhibits

Kennel Suites Example

Exhibits

Market Study

Correspondence

Parking Counts

Exhibits

Petitioner request to change Ord. 10-027

Exhibits

Petitioner response to Department
Comments

Correspondence

PC Timeline Tracker

Correspondence

STAFF DEVELOPMENT COMMITTEE REPORT

To: Plan Commission
Prepared By: Bill Enright, Deputy Director Planning and Community Development
Meeting Date: March 9, 2016
Date Prepared: March 3, 2016
Project Title: Arlington Dog House Doggy Day Care and Kennel
Address: 213 S. Arlington Heights Road

BACKGROUND INFORMATION

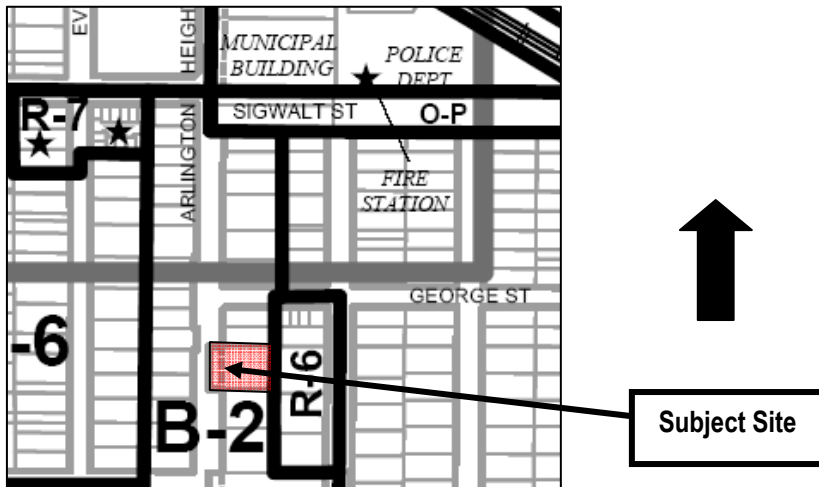
Petitioner: Mark Leers
Address: 421 Brookmont Lane
 North Barrington, Illinois 60010
Existing Zoning: B-2, General Business District

Requested Action:

- A land use variation to allow an expansion to a commercial dog kennel in a B-2, District

Variations Required:

- None.



Surrounding Land Uses:

Direction	Existing Zoning	Existing Use	Comprehensive Plan
North	B-2, General Business District	Commercial Building	Commercial
South	B-2, General Business District	Enterprise rent-a-car	Commercial
East	R-6, Multi-Family Dwelling District	Multi-Family-Apartments	Moderate Density Multi-Family
West	B-2, General Business District	Francesca's Restaurant	Commercial

Background

The subject site is 19,779 square feet (0.45 acres) and there is an existing one-story, multi-tenant commercial building that has a total floor area of 6,632 square feet that includes Grand Frame (1,750 square feet) and Karate Studio (1,750 square feet) Arlington Dog House which occupies 3,132 square feet. A Land Use Variation was granted in Ordinance #10-027. The petitioner would like to expand as the Karate Studio is vacating their space. The expansion would include dog grooming as well as allowing an increase to the maximum number of dogs for daycare from 25 to 45, and to allow an increase to the maximum number of dogs for overnight boarding from 10 to 25. The Ordinance approving the Land Use Variation placed these restrictions on the use given parking limitations and proximity to residential to the east. The business has been open since 2010 and staff is unaware of any complaints from the residential neighbors regarding this business.

Zoning and Comprehensive Plan

In Chapter 28, Section 3.2-115, a commercial kennel is defined as “...any lot or premise or portion thereof on which more than four dogs, cats, and other household domestic animals, over four months of age, are kept, or on which more than two such animals are boarded for compensation or kept for sale”. The Permitted Use Table outlined in the Village’s Zoning Ordinance lists this type of use as a special use in the B-3, General Service, Wholesale, and Motor Vehicle district. Since the property is zoned B-2, a Land Use Variation was required and approved in 2010. This request requires an amendment to Ord. 10-027 therefore the petitioner must provide a written justification for the expansion based on the following hardship criteria:

- **The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in that zone; and**
- **The plight of the owner is due to unique circumstances; and**
- **The variation, if granted, will not alter the essential character of the locality.**

The petitioner has submitted a market study regarding the need for the expansion to a successful business. Staff has not received complaints from the residential to the east and therefore has no objection to the expansion.

Plat and Subdivision Committee

The Plat and Subdivision Committee met on January 27, 2016 to discuss the project. The Committee was very supportive of the expansion and felt that as long as the petitioner was comfortable with parking on site that this should move forward. All agreed that soundproofing should be installed as was done with the existing space.

Building, Site and Landscape Related Issues

To mitigate noise, the Petitioner was required to install sound dampening insulation within the interior and exterior walls and ceiling around the two dog play rooms. The Petitioner also installed sound dampening vents and acoustic panels/insulation in the dog play areas/kennels that vent to the outside. Staff recommends similar insulation for the expansion. The sound insulation would have a Sound Transmission Class (STC) 57 rating. This rating is higher than Village’s Energy Efficiency and Sound Control Ordinance, which requires an STC rating of not less than 55 for structures other than one and two family dwellings.

Previously the petitioner provided an acoustical study that was prepared by Acoustic Associates. This study found that the projected decibel level as measured at the nearest condominium unit to the east (approximately 75 feet) is 52 DBA, while the decibel level as measured at the nearest town home unit to the northeast (approximately 121 feet) is 45 DBA. By way of comparison, the maximum noise level allowed by the State of Illinois noise code is 55 DBA, while the surrounding ambient noise, as measured at 8:00 PM, is 49 DBA.

Staff would also advise the Petitioner that it shall be unlawful to cause or to knowingly permit the emission of objectionable odors in quantities so as to be readily detectable by an observer at any point on the boundary line of any premises or beyond. If the Village determines that the proposed use does not comply with the aforementioned code requirement, then the Petitioner will need to incorporate additional measures and/or improvements that will address the odor issue. Furthermore, the Petitioner shall be required to obtain approval from State of Illinois Department of Agriculture prior to the issuance of a building permit.

Building noted that the opening between the two spaces may not be allowed therefore a fire rated door may be required between the existing space and the new space. In addition the basement if it is to be used, it may need to be accessible for the disabled.

Traffic & Parking Related Issues

Since the petitioner previously provided a Traffic and Parking Study, one was not required for this amendment. Since the Dog House requires less parking than the Karate Studio, the previous variation stands. Parking counts were provided (see attached) and indicated maximum occupancy of the 10 spaces was 9 during the afternoon hours.

Table 1: Parking Analysis

Use	Square footage	Parking Ratio	Parking Required Current	Parking Required Arl Dog Expansion
Arlington Dog House	3,132 / 4,882	1 space / 300 SF	10	16
Grand Frame	1,750	1 space / 300 SF	6	6
Karate Studio	1,750 / 0	1 space / 250 SF	7	0
Total	6,632		23	22
Total Provided			10	10
Surplus / (Deficit)			(13)	(12)
Adjacent Retail Center Parking				
Use	Square footage	Parking Ratio	Parking Required	
Enterprise Office	2,000	1 space / 300 SF	7	
Rental Vehicles	12	1 space / vehicle	12	
Total Required			19	
Total Provided			19	
Surplus / (Deficit)			0	

RECOMMENDATION

The Staff Development Committee recommends approval of an amendment to Special Use Ordinance #10-027 to expand the Arlington Dog House subject to the following conditions:

1. The land use variation shall only apply to the Arlington Dog House operator.
2. The petitioner shall install sound dampening vents and acoustic panels/insulation in the dog play areas/kennels that vent to the outside. These modifications shall be reflected in plans submitted for building permit. After the installation of said noise reduction systems, if the dog play areas/kennel volumes are determined to be an issue, the Petitioner shall be required to make further modifications to resolve the noise problem.
3. No more than 45 dogs for daycare and 25 dogs for overnight boarding are permitted.
4. All other conditions of approval from Ordinance 10-027 shall remain in full force and effect.
5. Compliance with all Federal, State and Local laws, regulations and policies.

_____, March 2, 2016

Bill Enright, AICP
Deputy Director of Planning and Community Development

Cc: Randy Recklaus, Village Manager
All Department Heads

APPROVED

PLAN

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

COMMISSION

RE: ARLINGTON DOG HOUSE - 213 S. ARLINGTON HEIGHTS ROAD
PC# 16-002, LAND USE VARIATION

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
9th day of March, 2016, at the hour of 7:30 p.m.

MEMBERS PRESENT:

JOE LORENZINI, Chairman
LYNN JENSEN
MARY JO WARSKOW
TERRY ENNES
GEORGE DROST
SUSAN DAWSON
JOHN SIGALOS
JAY CHERWIN

ALSO PRESENT:

BILL ENRIGHT, Deputy Director

LeGRAND REPORTING & VIDEO SERVICES
Chicago & Roselle, Illinois - Miami & Orlando, Florida
(630) 894-9389 - (800) 219-1212

CHAIRMAN LORENZINI: It is now 7:30. I'd like to call to order the meeting of the Plan Commission. Would you all please stand and recite the pledge of allegiance with us?

(Pledge of allegiance.)

CHAIRMAN LORENZINI: Bill, roll call please.

MR. ENRIGHT: Commissioner Cherwin.

COMMISSIONER CHERWIN: Here.

MR. ENRIGHT: Commissioner Dawson.

COMMISSIONER DAWSON: Here.

MR. ENRIGHT: Commissioner Drost.

COMMISSIONER DROST: Here.

MR. ENRIGHT: Commissioner Ennes.

COMMISSIONER ENNES: Here.

MR. ENRIGHT: Commissioner Jensen.

COMMISSIONER JENSEN: Here.

MR. ENRIGHT: Commissioner Sigalos.

COMMISSIONER SIGALOS: Here.

MR. ENRIGHT: Commissioner Warskow.

COMMISSIONER WARSKOW: Here.

MR. ENRIGHT: Chairman Lorenzini.

CHAIRMAN LORENZINI: Here. Okay, the next item on the agenda is the approval of meeting minutes of February 24th, 2016. There's two on there.

COMMISSIONER JENSEN: I move to approve.

CHAIRMAN LORENZINI: Is there a second?

COMMISSIONER SIGALOS: I'll second.

CHAIRMAN LORENZINI: All in favor?

(Chorus of ayes.)

COMMISSIONER DROST: Not voting.

COMMISSIONER WARSKOW: Was not in attendance, or abstaining.

CHAIRMAN LORENZINI: I was not here. So, Mary Jo was not here, I was not here, and Mr. Drost is abstaining.

COMMISSIONER DROST: No, I wasn't here.

COMMISSIONER DAWSON: I was not here as well.

CHAIRMAN LORENZINI: Commissioner Dawson also.

COMMISSIONER DROST: I was absent.

CHAIRMAN LORENZINI: Okay, next item on the agenda is the public hearing, PC# 16-002. Bill, have all the proper notices been given?

MR. ENRIGHT: Yes.

CHAIRMAN LORENZINI: Is the Petitioner here? Would you stand up please and we'll swear you in? Please raise your right hand.

(Witness sworn.)

CHAIRMAN LORENZINI: Thank you. Please state your name and spell it for the court reporter and give us your address.

MR. LEERS: Mark Leers, L-e-e-r-s. Address is 421 Brookmont Lane, North Barrington, Illinois.

CHAIRMAN LORENZINI: Thank you. Have you read the conditions in the Staff report and do you agree with them?

MR. LEERS: Yes, I did.

CHAIRMAN LORENZINI: And you agree with them?

MR. LEERS: Yes, I do.

CHAIRMAN LORENZINI: Okay, thank you. Would you give us a brief presentation, an overview of what you're here for?

MR. LEERS: Sure. Well, I'm the owner of Arlington Dog House. We're a dog daycare, grooming and boarding facility, just down the street in Arlington Heights. We've been open since October 2010. We are looking to expand into the storefront next to us which is being vacated by a karate studio to expand our services and capacity for our customer base.

CHAIRMAN LORENZINI: Okay, thank you. Bill, would you give us the Staff report please? You can have a seat.

MR. LEERS: Sure.

MR. ENRIGHT: Sure. This is an amendment to the Special Use Ordinance 10-27 which had some conditions of approval to which the Petitioner is seeking some changes to with the expansion of his successful business in Arlington Heights. I think Mark was potentially looking at other locations if he couldn't expand here, and so we're glad that, you know, he was able to get this space because he looked at it once before, but now that it's available he's been able to secure a lease for it.

So, you know, when Mr. Leers came through several years ago and he got this special use, there were, you know, concerns about noise and he did his utmost in complying with the requirement to soundproof, and we've had no complaints from the residents. So, I think that's been a great thing. With the expansion, Mr. Leers is agreeing to take those same measures to ensure peace and quiet for the residential directly behind to the east.

So, it's great that a business in town is going to be able to expand and staying here. The karate studio which generated some parking demand during the peaks will be no longer there, and that will probably help if anything the parking situation. There was a variation granted for parking when the original special use was approved in 2010, so this is not getting any worse. In fact, it will probably get better, not by code but in practical purpose in terms of the amount of parking because usually physical fitness studios, karate studios, things of that nature, can have some decent parking demand at

certain intense peak hours.

So, Staff is very much in support of the increase to the Arlington Dog House and has a few conditions of approval that augment the original approval from the 2010. The other ones are still in play in terms of hours of operation and things like that. Some of the other ones have already been met with the fence and so forth. So, Staff recommends approval of the project.

CHAIRMAN LORENZINI: Thank you, Bill. Do we have a motion to approve the Staff report into the public record?

COMMISSIONER ENNES: So moved.

COMMISSIONER DROST: Second.

CHAIRMAN LORENZINI: All in favor?

(Chorus of ayes.)

CHAIRMAN LORENZINI: Opposed?

(No response.)

CHAIRMAN LORENZINI: Okay, let's start with questions from the Commissioners. Jay, would you like to start?

COMMISSIONER CHERWIN: No, actually I settled this with the Plat and Sub, and the issues were addressed that I had mentioned. Actually I experienced going to the studio next door and I thought the sound, whatever they put in first time, never even realized what was going on next door. So, it worked well. I don't see there's an issue, so I'm good.

CHAIRMAN LORENZINI: Thank you. John?

COMMISSIONER SIGALOS: I think it's a great project, I'm glad to see you're expanding. I saw that there was no issues pertaining to the neighbors regarding sound or any complaints. My question is on the, I see that you want to add dog walking.

MR. LEERS: Correct.

CHAIRMAN LORENZINI: Would you come back up please?

MR. LEERS: Sure.

COMMISSIONER SIGALOS: Which you're going to have I guess now. Where would that go? Down into the neighborhood or to the east?

MR. LEERS: Yes, we've been requesting, we've been asked by our customer base to, because we're an all indoor facility, to have some outdoor dog walking services for the daycare and morning clients that are there. So, it would be a service that would go around the block basically, around George down, I'm not sure of the street behind us, and then around and back to the doghouse. So, it would be like a ten-minute walk for the dogs usually, and it wouldn't be all the dogs. It would be an additional service, so we're assuming that it's going to probably be anywhere from 10 to 15 percent of our clients will take advantage of it. So, that number will be about five dogs to six dogs a day.

It's just a service, to be able to take them outside because it has been a concern from some of the current clientele. They would like to have their dogs' outside time if possible, especially if our boarding clients have been there at least, because some kennels have dogs that will board with us a couple of weeks, a couple of months at a time. Since the variance currently is all inclusive to no dogs are allowed with our current variance to be outside, it would really help out the dogs that are there for more than a couple of days.

COMMISSIONER SIGALOS: Bill, could that be an issue with the neighbors to the east?

MR. ENRIGHT: Well, you know, it's my understanding that, you know, they'll try and take them for a walk around the neighborhood where there probably are a lot of dogs anyway with the residential. So, you know, I guess it depends on the neighborhood and not the, you know, and the type of dog.

COMMISSIONER SIGALOS: The only reason I'm asking is we take our dogs and board our dogs at Care Animal Hospital, and I know they're allowed only on their own property, in their parking, that they cannot take their dogs for a walk into neighbors' residential area to the south of Care Animal Hospital.

MR. ENRIGHT: Well, I think it stems from objections from the neighborhood, but we've never had any objections here.

COMMISSIONER SIGALOS: Well, because you don't walk them yet, is that correct? Currently you don't walk them?

MR. LEERS: Right, correct.

COMMISSIONER SIGALOS: Well, let's hope it doesn't become a problem, that's all.

MR. LEERS: We don't see it as a problem. I mean it's not like we're going to have, it's not going to be a large portion of our business. It's going to be a small portion of our business. It's just an option mainly for boarders that are there for a long time, to be able to have that option to go outside, you know. Although our in-store facility is completely clean and, you know, we have all the air filtrations, I mean it's very clean inside, it's the whole mental part of it appeals, well, I want my dog to go outside, even though the inside of our facility is probably cleaner than most yards that the dogs will end up walking.

COMMISSIONER SIGALOS: We're just saying -- dogs are going to walk, so I certainly agree with that.

MR. LEERS: So, we don't, we see it as a need for our customer base, we don't see it as a problem. We're not going to be having like 10, 20 dogs a day walked. They're not going to be walked five at a time. They're going to be walked one at a time on a harness, so it's not a safety issue. All dogs that are in our care are going to

be under our insurance policy so, you know, we've never had an issue, but I mean dogs are outside, so I mean if there's a case where the dogs, we don't want to see them escape but they are under our supervision, under our care, and under our insurance policies.

COMMISSIONER SIGALOS: The only other question I have is I saw that, and this just came from the Building Department, that the basement if it's to be used will need to be accessible for the disabled. Now, I know, I think the trigger point is 1,000 square feet or 1,200 square feet, somewhere around there, that it must be accessible. Anything less than that does not have to be I don't believe.

MR. LEERS: Yes, currently the new facility won't have a basement. The Grand Frame has a workshop underneath it. There's a small office space on there but it's maybe 500 square feet. But it won't be for clients, it would be more what we use the basement that we have at Arlington Dog House now, it's basically empty space, storage space, that kind of thing.

COMMISSIONER SIGALOS: I hope this doesn't come to play because, you know, to put an elevator in to make that handicap accessible is pretty costly.

MR. LEERS: Yes, I'm not sure about that. But like I said, under our current building that we're in now, we have two 2,500 square feet underneath us and we don't have --

COMMISSIONER SIGALOS: No, that doesn't require it then. That's all I have, thank you.

MR. LEERS: Sure.

CHAIRMAN LORENZINI: Susan?

COMMISSIONER DAWSON: I don't really have any questions. I've heard all the good things about your facility and I'm glad you're able to stay and expand.

MR. LEERS: Great, thanks.

CHAIRMAN LORENZINI: George?

COMMISSIONER DROST: How soon do you think you'll fill up your 45-dog capacity?

MR. LEERS: Probably about, you know, a year or two. I mean right now, our capacity right now is 25 for daycare, and probably two days a week we fill up, two or three days a week. So, you know, people call in, we tell them we're full kind of thing. So, I don't see, you know, I would estimate that our daily use would be around 30 to 35. I don't see it being higher than that for a while.

COMMISSIONER DROST: There's room to expand, correct? I mean that's the whole idea.

MR. LEERS: Yes, that's the whole idea is to try to accommodate more customers and the convenience thing for them than calling in and having to be full.

COMMISSIONER DROST: What was your biggest surprise when you moved in?

MR. LEERS: The biggest surprise?

COMMISSIONER DROST: Yes, biggest surprise, you know, good, bad. What was the, any surprises or anything really when you moved in? Because I was on the Plan Commission in 2010 and, you know, there was lots of concerns, you know, about the dogs barking and them escaping, running into the street.

MR. LEERS: Yes, sure. I guess our biggest surprise in the good side was that we filled up so quick, that's the good side. The bad side, the parking is the bad side. We never had, you know, the parking is an issue a couple of hours a day, and that's part of the reason why we wanted the space so bad because it alleviates a big issue in customer service, a convenience thing for our customers between 5:00 o'clock and 7:00 o'clock at night where parking is very limited, you know. So, that was on the bad side, but it was expected. Other than that, everything has been really good. You know, we haven't had any issues with clients.

We did a lot of work up front to make sure that the residents around us more or less didn't know we were there. I think we've been a good community steward. I mean we respect all our neighbors. We try to do whatever we can to make sure that they're not impacted by our business.

COMMISSIONER DROST: Yes, I just wanted to get some stuff into the record, that you're a good neighbor and people are --

MR. LEERS: Yes, we've been lucky and we've been really happy and, you know, the dog owners of Arlington Heights have been nothing but gracious. So, we're happy, you know, we've signed a ten-year lease so we expect to be here for the next ten years.

COMMISSIONER DROST: Good, well, thanks. I have no further comments or questions.

CHAIRMAN LORENZINI: Terry?

COMMISSIONER ENNES: Mr. Leers, I wasn't at the Plat and Sub. I've been a lifelong dog owner, glad to hear that you're able to expand the business. I also have a concern about the potential that could arise from the dog walking. As you probably will recall, the first time you went through this, we were concerned and put the provision about no outside dog walking just because it's in a residential neighborhood.

I'm a numbers guy and I saw this sporadically throughout the whole recommendation that there was dog walking. I didn't see it in the original and I don't see it in the conditions unless I missed that. But I think that's something that needs to be emphasized. When I first did the numbers, I said ten minutes, 45 dogs, we're talking eight hours a day walking around the neighborhood. But I

like your saying this is going to be something that's going to be rare as opposed to, although I can see where people who have their dog in and see other dogs coming in from a walk might ask that.

Would you be open to some kind of a limitation on that?

MR. LEERS: Sure.

COMMISSIONER ENNES: So that it doesn't become --

MR. LEERS: I mean I can see your concern about the number of dogs. But most people that are going to utilize the dog walker aren't going to spend the money to bring their dog to daycare. I mean daycare is, you know, it's not cheap.

COMMISSIONER ENNES: Yes.

MR. LEERS: Then people do supplement that with dog walking out of their own home. So, to bring them to daycare and then also to pay for dog walking out of my business doesn't make a lot of sense for the people that bring their dog to us. It's basically more for the long-term boarders that are going to be there more than a couple of days. I can see some of the daycare clients using it on the spread, it's not going to be a regular thing I don't think. It's going to be more for the boarders that are there for more than a couple of days, not daycare dogs that come in everyday, because it just doesn't make sense financially to pay for daycare and then pay another \$10 or \$15 for a walk.

COMMISSIONER ENNES: How would you be willing to limit the number of dogs that get walked? Like I say, I'm just thinking when you start walking dogs around there, every other dog owner that doesn't pick up after their dog you're going to probably get paged for.

MR. LEERS: I agree, I mean that's true. I mean, you know, like I said previously is that we respect our neighbors. We're not going to send a person to walk the dog out and not make sure that they clean up after their dog, or our dog, or any dog. But I can see that as a concern but I don't, if you want to put a number on it, I do not see it being any more than 10, 8 to 10 dogs a day. I mean I'm fine putting a limit on the amount of dogs going out because you guys obviously want some limitations to the ordinance and I understand that.

COMMISSIONER ENNES: I don't want to see 40 dogs where it's eight hours a day there's a dog walking around there.

MR. LEERS: I don't want to be spending all my day walking 40 dogs around the block when I have a daycare to run.

COMMISSIONER ENNES: Well, if it pays well.

MR. LEERS: But I just don't see it as a business plan of being that many dogs but I am more than willing to put a limit on it for the comfort and the satisfaction of the Village. It's fine.

COMMISSIONER ENNES: Okay, and I really don't think it's anything that is going to be checked up on. But as long as you

know that there's a limit there and you don't want to turn it into a new business plan, I might be more comfortable.

MR. LEERS: I know you guys don't want anybody abusing any ordinance and that's the same reason, I agree with you, and that's the same reason when we've had the first ordinance we put the limits on the dogs that could be boarded and daycared in because, you know, it was an unknown. You guys didn't want the neighborhood to be going through this unknown without some kind of limitations, and I totally understand that. So, I mean if you guys feel the need to put a limitation on the amount of dog walks per day, I'm completely fine with that because I don't see it being a big part of the business.

COMMISSIONER ENNES: Okay, and this is just me. I'm just wondering what would you be comfortable with. It's not going to be 20, it's not going to be 45. You'd be comfortable with some kind of a cap of 10?

MR. LEERS: Sure. Yes, because like I said, I do not see it being above that for any reason.

COMMISSIONER ENNES: Okay, I would be comfortable with that and that's all I have.

CHAIRMAN LORENZINI: Mary Jo?

COMMISSIONER WARSKOW: Yes, I have no questions. I'm very supportive. I live close by and I might even bring my dog there next time.

MR. LEERS: Sure.

CHAIRMAN LORENZINI: Lynn?

COMMISSIONER JENSEN: Yes, I don't have any questions. I was in Plat and Sub, and I think it's great that you're going to be expanding. To deal with Terry's question then, we could modify number 3 to say no more than 45 dogs for daycare, 25 dogs for overnight boarding, and no more than 10 dogs would be walked within a 24-hour period or some lines to that effect? Would that be a problem?

MR. LEERS: I'm fine with that, yes.

COMMISSIONER JENSEN: So, I would think we would add that and if that meets Terry's needs, I'm happy with everything else.

COMMISSIONER ENNES: It sounds like it meets the Petitioner's needs and it would make me feel better.

MR. LEERS: Sure.

COMMISSIONER JENSEN: I don't have any further questions.

CHAIRMAN LORENZINI: Bill, with this action we're taking here, I don't see it specifically allows dog walking.

MR. ENRIGHT: Well, you know, there's a prohibition from the 2010 ordinance there should be no exterior dog runs or walking area allowed, that means on the site.

CHAIRMAN LORENZINI: Right.

MR. ENRIGHT: What Mr. Leers has asked for, at least my understanding is to have a walk primarily really more in the neighborhood.

MR. LEERS: Yes.

CHAIRMAN LORENZINI: Is that written here someplace?

MR. ENRIGHT: Well, you know, technically he can do that now.

CHAIRMAN LORENZINI: Right, that's why I'm --

MR. ENRIGHT: Because the prohibition from 2010 is related to the site, unless we addressed walking in the neighborhood, unless, I mean I could re-read the minutes from back then to see if that was part of the conversation and the intent behind that maybe is more broad. But I do think that, you know, given that dog walking, and Commissioner Sigalos brought this up earlier relating to another business in town that the neighborhood had objections, I think that if Petitioner is willing and the Plan Commission deems it necessary to add to the condition number 3 as, you know, suggested by Commissioner Jensen and brought up by Commissioner Ennes, then you can certainly add that in.

Is it something that the Village can enforce?
Very difficult.

COMMISSIONER ENNES: Well, I think the idea is good of limiting it to 10 but even if you only had one, like if we started getting complaints from the neighborhood, what -- does the Village have?

MR. ENRIGHT: Well, you know, we could enforce the ordinance but, you know, how do you enforce it? I will say on this though, Mr. Leers has been very, you know, he's done everything the Village has asked with the original doghouse and soundproofed it and we haven't had any complaints about the business at all. So, I think it's a matter of faith, too, in the operator that he'll be true to his word and I have no reason to think otherwise.

COMMISSIONER JENSEN: Mr. Chairman, a question. Are we better off being silent on that? I assume the Village would have a problem if anyone started walking a dog in such a way that people complain and you could identify him as doing it, then the Village could take whatever action. Is it better to not give them an absolute right to do up to 10? So, should we be silent or should we put a condition on it?

MR. ENRIGHT: A condition like this is, you know, how is the Village really going to enforce it? I mean are we going to stand out there and watch dogs come out of this business and go around the neighborhood and if they bark they get a cite? I mean, you know, we would have to, to enforce a Village ordinance we would have to prove it and we'd have to take that person, issue them a citation and then go

to court. A condition like this really isn't, you know, it makes sense if you have faith in the operator following it and, you know, based on Mr. Leers' past operation here, we've had no issues, and his testimony, I have no reason to believe that he wouldn't follow up on a condition like that. He's agreed to it here and I take him at his word a hundred percent. I mean I can't vouch for him but it's up to you to decide that.

COMMISSIONER JENSEN: It seems to me that actually even with my proposed language, we might be better off being silent on that.

CHAIRMAN LORENZINI: I just thought that we'd cross the t's and dot the i's. Public comment, there's nobody here from the public. Back to the Commissioners for final deliberation or a motion.

COMMISSIONER ENNES: Well, I agree with the fact that Mr. Leers has, it sounds like he's complied with everything that we asked. My reasoning in bringing it up is I think he would comply with this also as opposed to it being something that was discussed and followed by him since, but all of a sudden everybody is demanding it and there's 40 dogs out there walking around the neighborhood. That would be my concern, at least you'd be aware that we'd want to keep that under control and not have it as a carte blanche thing in allowing the business in the area.

MR. LEERS: Sure.

COMMISSIONER ENNES: It's a little bit different, it has the potential for being than it is. So far there hasn't been a problem and I'd love to see it that way. It sounds like, you know, it's been a very successful business and you're growing it, that's good to know.

CHAIRMAN LORENZINI: Well, let me just ask this. How many, just a show of hands, how many would like to see that added as a condition? Raise your hand please.

COMMISSIONER SIGALOS: Well, correct me if I'm wrong, but just adding something thing, because the ordinance really now says there should be no exterior dog runs or walking area allowed, so somehow this has to --

COMMISSIONER DROST: Just on the property though, I guess that's the point.

COMMISSIONER DAWSON: Yes, just on the property.

COMMISSIONER ENNES: It doesn't say that, it says no exterior walking.

COMMISSIONER DAWSON: But then theoretically, how do you walk it across the property I guess is what you're saying.

COMMISSIONER SIGALOS: Yes, the way this reads, it doesn't say on their property, it just says no exterior dog runs or walking area allowed. So, somehow this has to be addressed.

COMMISSIONER DAWSON: Is there a property, I mean where

are you taking them out, the back?

MR. LEERS: We have a parking lot in the back. The front door is not an entranceway except for emergency. They come out the back to get picked up by our clients or at the side door which --

COMMISSIONER DAWSON: Right. So, to your point, if you, I'm not looking at the citation -- if you were to walk around the backdoor through the property to the sidewalk, that action in and of itself I think what you're saying could be perceived as a violation. No, I'm agreeing with you. So, if we wanted to allow this, then what you're saying is that as opposed to limiting the walking, we should have some reference in here that that walking would be allowed, correct? But if we're doing that, we might not have the proper notice because it wasn't, do we not? I mean I'm just asking.

MR. ENRIGHT: Proper notice?

COMMISSIONER DAWSON: Should that have been listed in the notification to the neighbors?

MR. ENRIGHT: No.

COMMISSIONER DAWSON: Okay, great.

MR. ENRIGHT: It's not a variation.

COMMISSIONER DAWSON: That's fine, that's your area not mine, but I just want to make sure. So, if you feel that, you don't feel that that's an issue, right?

MR. ENRIGHT: What's the question? What's the issue?

COMMISSIONER DAWSON: Well, Commissioner Sigalos is saying that right now the ordinance says there shall be no dog walking on the premises.

MR. ENRIGHT: It doesn't say that.

COMMISSIONER DAWSON: No, yes, it does.

COMMISSIONER SIGALOS: No, it doesn't say premises, it says no exterior.

COMMISSIONER DROST: External.

COMMISSIONER DAWSON: So, no exterior dog runs or walking area, ah, walking area, not exterior walking.

COMMISSIONER DROST: Right, as it relates to the project. Is there an ordinance against walking dogs in the Village?

COMMISSIONER DAWSON: That's not necessarily a walking --

COMMISSIONER WARSKOW: Anybody can bring a dog to any part of the Village and walk them.

COMMISSIONER DROST: Not in park district.

COMMISSIONER DAWSON: So, I guess what I would say is that if Bill is comfortable that this is not a violation, then I think I'm comfortable leaving it as is. If a neighbor comes up and starts making noise and you want to come back and ask for at that point some adjustment because it becomes a concern, we can look at it at that

point and we'll have the minutes from this meeting in which we all seem to be in favor of allowing the walking. Does that sound fair?

MR. ENRIGHT: I don't know. All I know is, you know, irrespective of past, present or future, I think you need to decide as a group whether or not you think dog walking of any sort should be allowed for this business or not. If you don't think this business should be allowed to walk dogs whether on site or in the neighborhood, then you should make that part of your recommendation. If you think it's okay for some limited dog walking that the Petitioner has agreed to, then why not put that in your recommendation and clarify what might be a little bit foggy from the previous ordinance.

COMMISSIONER DAWSON: Okay, so now you're saying you do want it in the motion, that's fine.

MR. ENRIGHT: No, I'm not saying I want anything. I'm just suggesting to you --

COMMISSIONER DAWSON: Got it. I'm in favor of the dog walking, so I'm in favor of adding the provision to the motion to allow the dog walking.

CHAIRMAN LORENZINI: So, do you want to make that motion with the provision?

COMMISSIONER DAWSON: Sure. I will make the motion.

A motion to recommend to the Village Board of Trustees approval of PC# 16-002, a Land Use Variation, to allow an expansion to a commercial dog kennel in a B-2 District.

This approval is subject to the following conditions:

1. The Land Use Variation shall only apply to the Arlington Dog House operator.
2. The Petitioner shall install sound dampening vents and acoustic panels/insulation in the dog play areas/kennels that vent to the outside. These modifications shall be reflected in plans submitted for building permit. After the installation of said noise reduction systems, if the dog play areas/kennel volumes are determined to be an issue, the Petitioner shall be required to make further modifications to resolve the noise problem.
3. No more than 45 dogs for daycare and 25 dogs for overnight boarding are permitted.
4. All other conditions of approval from Ordinance 10-027 shall remain in full force and effect.
5. Compliance with all federal, state, and local laws, regulations and policies.

COMMISSIONER DAWSON: I'm not sure where to add but somewhere we need to reflect that we are also allowing dog walking.

CHAIRMAN LORENZINI: Item number 3 is Commissioner Jensen's --

COMMISSIONER DAWSON: But that's a condition, that's a condition, not a, do you see my question? We're not making a condition. I'm saying that I want to allow for dog walking.

CHAIRMAN LORENZINI: But doesn't that itself allow for dog walking --

COMMISSIONER DAWSON: I guess here is what I would say. I would add an item that allows for dog walking and, you know, unless we have neighborhood concerns at which time the operator will work with the Village to address such concerns. Does that appease kind of, we've done it in the past, like on a general if there's problems, they'll go talk to the Village? Anyone? Anybody?

COMMISSIONER JENSEN: Well, implicitly, isn't that already in 5?

COMMISSIONER DAWSON: It is always the case, but I mean I'm just trying to figure out how to word it in there if it's not a condition.

COMMISSIONER JENSEN: I agree. I thought that Commissioner Ennes would like it more and thought about, I think personally we're better off being silent. If a problem arises and it's reported to the Village, there would be a discussion on it. From past behavior, I am certain that the owner will make an adjustment. So, remaining silent on it to me makes a lot more sense. You would assume if we're silent on it you can go ahead and walk the dogs.

COMMISSIONER DROST: It just, you know, the catchall implies with all, you know, if it's bad behavior of the dog or, you know, or there's fecal materials that are dropped and not picked up, there are ordinances for that, correct? Am I right?

MR. ENRIGHT: Yes.

COMMISSIONER DROST: Yes, thank you.

COMMISSIONER DAWSON: All right. So, then just let the motion stand without modification?

COMMISSIONER ENNES: Well, I would say that I agree with Commissioner Dawson, that if we're not going to put a limitation in there which the Petitioner was happy with, that the original variance said that there wouldn't be dog walking.

COMMISSIONER DAWSON: No, it said there would be no dog walking area.

COMMISSIONER WARSKOW: It said there would be no dedicated area on the site for dog walking.

COMMISSIONER ENNES: Correct, so there won't be walking on the site or a walking area. Now we're going to be mute on it and if

all of a sudden there is a complaint, then he has a bigger problem I think than if he had a limitation and we're telling him who he can walk on it. Because the current variance said that anything that isn't changed now reverts back to the original approval.

I've expressed my concern. We can do it, you know, if the majority really doesn't have a problem with it, let's go with that.

CHAIRMAN LORENZINI: You can always comment, I guess everybody can comment on it when we vote. Is there a second to Commissioner Dawson's recommendation?

COMMISSIONER DROST: I'll second the motion.

CHAIRMAN LORENZINI: Commissioner Drost seconded. Roll call vote please.

MR. ENRIGHT: Commissioner Cherwin.

COMMISSIONER CHERWIN: Yes.

MR. ENRIGHT: Commissioner Drost.

COMMISSIONER DROST: Aye.

MR. ENRIGHT: Commissioner Ennes.

COMMISSIONER ENNES: No.

MR. ENRIGHT: Commissioner Jensen.

COMMISSIONER JENSEN: Yes.

MR. ENRIGHT: Commissioner Sigalos.

COMMISSIONER SIGALOS: Yes.

MR. ENRIGHT: Commissioner Warskow.

COMMISSIONER WARSKOW: Yes.

MR. ENRIGHT: Commissioner Dawson.

COMMISSIONER DAWSON: Yes, with comment.

MR. ENRIGHT: Chairman Lorenzini.

CHAIRMAN LORENZINI: Yes. Comments?

COMMISSIONER DAWSON: The only comment is doing it as is, I believe that's what happened, it was as is, I would ask Staff to just look as to whether or not it would be appropriate to do a modification to the ordinance to have the Petitioner come back to make sure it's clear to avoid future, I'm just saying it's a recommendation of mine that I think we should investigate because I believe that we have to do a modification to the ordinance to allow the dog walking. But if you disagree with me, I don't have to push the point.

CHAIRMAN LORENZINI: Any other comments? Okay, congratulations, you have received approval. The next step is going to the Board of Trustees for final approval.

MR. ENRIGHT: April 4th.

CHAIRMAN LORENZINI: April 4th, okay. Thank you.

MR. LEERS: Thank you.

CHAIRMAN LORENZINI: Any other business, Bill, that we're concerned of?

MR. ENRIGHT: No. Plan Commission and Plat and Sub on the 23rd.

COMMISSIONER JENSEN: Are you saying both Plat and Sub and Plan Commission or just Plat and Sub?

MR. ENRIGHT: Plat and Sub and Plan Commission on the 23rd.

COMMISSIONER JENSEN: Thank you.

COMMISSIONER DAWSON: Motion to adjourn.

COMMISSIONER WARSKOW: Second.

CHAIRMAN LORENZINI: We have a motion to adjourn from Commissioner Dawson, second from Commissioner Warskow. All in favor?

(Chorus of ayes.)

CHAIRMAN LORENZINI: Thanks, folks. Thanks, we're adjourned.

(Whereupon, at 8:02 p.m., the meeting was adjourned.)

STATE OF ILLINOIS)
) SS.
 COUNTY OF K A N E)

I, ROBERT LUTZOW, depose and say that I am a direct record court reporter doing business in the State of Illinois; that I reported verbatim the foregoing proceedings and that the foregoing is a true and correct transcript to the best of my knowledge and ability.

 ROBERT LUTZOW

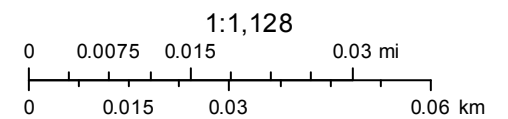
SUBSCRIBED AND SWORN TO
 BEFORE ME THIS _____ DAY OF
 _____, A.D. 2016.

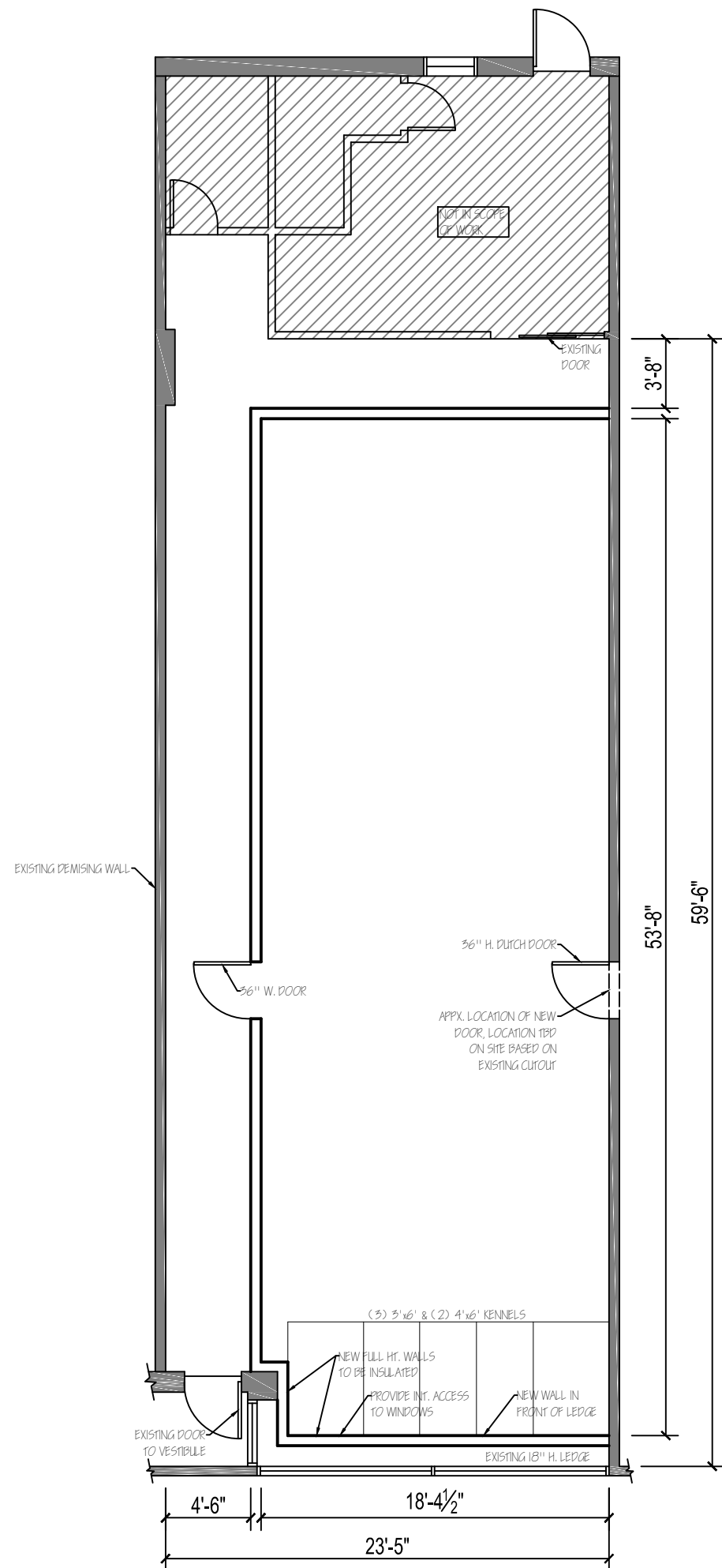
NOTARY PUBLIC

Arlington Dog House



January 21, 2016





NOTES

1. DROP CEILING/ GRID TO REMAIN OR MODIFIED TO FIT NEW WALLS, AS NEEDED



OHI Construction
951 Oakton Street
Elk Grove Village, IL 60007
847.541.4848

Arlington Dog House
213 South Arlington Heights Road
Arlington Heights, IL 60005

DATE:
02/29/2016

SCALE:
1/8" = 1'-0"

PAGE TITLE:
**Construction
Plan**

Learn More:



Colors



Quoting



Shipping



Assembly



Features:

- **6' tall anodized aluminum post.**

- Each side of post has attach-point for panels or gates - making an easy modular system.
- Skirt hides all hardware at the bottom of the post where it is bolted to the floor.
- Cap on top of the post for a stylized look and keeps hair from filling the post.

- **6' tall HDPE Plastic Panels.**

- Other colors available!
- Panel has rubber-gasket to seal the panel to the floor.
- Lower 4' is solid to reduce fence-fighting.
- Upper 2' can have cutouts to increase ventilation and light.

- **Gates**

- Other colors available!
- Header above the gate adds strength and a place to label each kennel.
- Stock designs (paw-print or dog-bone) - or we can add your company logo!
- Gates can be hung to swing either direction - and switched later if needed.

Marketing Study- Arlington Dog House

Arlington Dog House is looking to expand its footprint in the Arlington Heights area at 211 South Arlington Heights Road. ADH is in need of additional space to meet the needs of the client base for the services we currently provide as well as additional services planned.

Our Boarding Services have been in high demand since we have opened in 2010. Our occupancy rate for 2015 was at 92% for the year and we book up months in advance for holidays and other peak times of the year. We would like to increase our boarding capacity to 25, with a portion of that added capacity to be luxury suites with TV, webcam viewing by owners and high end furnishings.

Daycare capacity has been in high demand as well, capacity rate in 2015 was 87% and we fill up (25 dogs) often. Raising our capacity to 45 dogs would allow us to meet our customers needs without impacting the care of the dogs, surrounding neighbors, etc.

Dog Walking is also a service we do not supply currently but it is a service that most clients as for and would use on a daily basis.

RECEIVED

JAN 25 2016

**PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT**

Time of Counts	Monday 15-Feb	Tuesday 16-Feb	Wednesday 17-Feb	Thursday 18-Feb	Friday 19-Feb	Saturday 20-Feb	Sunday 21-Feb
700am	2	1	3	2	2		
800am	1	0	1	1	1	2	
900am	2	0	3	2	0	8	1
1000am	1	2	1	0	0	7	0
1100am	2	3	2	1	2	5	0
1200pm	0	0	0	0	0	0	0
100pm	0	1	1	2	1	1	0
200pm	2	3	1	2	1	2	0
300pm	0	1	2	1	3	2	1
400pm	2	3	4	3	2		1
500pm	8	6	7	8	9		
600pm	9	7	6	5	6		
700pm	6	5	4	4	5		

total spaces 10

Monday 22-Feb	Tuesday 23-Feb	Wednesday 24-Feb	Thursday 25-Feb	Friday 26-Feb	Saturday 27-Feb	Sunday 28-Feb	Monday 29-Feb	Tuesday 1-Mar
1	2	2	1	2			0	1
0	0	1	3	3	1		1	0
0	1	2	1	0	4	1	2	2
1	2	3	0	0	6	0	1	1
1	3	2	3	2	6	0	0	1
0	0	0	0	0	2	0	0	0
2	3	2	2	1	0	0	1	0
2	1	2	3	2	2	0	1	1
1	2	1	0	2	2	0	1	2
3	4	3	5	3			2	4
5	8	7	5	6			8	8
9	6	8	8	7			9	8
6	5	4	4	6			6	5

Arlington Dog House Variance

Arlington Dog House is expanding its business into the adjacent space at 211 South Arlington Heights Road to meet the growing demand for our daycare and boarding services as well as a new training facility. Arlington Dog House has been in business since October 2010 serving a large customer base and we are dedicated to meeting the needs going forward. We have always been a good neighbor in the community and look to continue that in the future.

With the new variance, we would like to amend the variance to the following to meet the needs of our community.

1. No change
2. No change
3. There shall be no exterior dog runs or walking area allowed. **We are looking to add dog walking to our services to our customers which would apply to boarding and daycare dogs.**
4. A Maximum of 25 dogs shall be allowed on site for dog daycare. **We are looking to increase that number of dogs to 45.**
5. A maximum of 10 dogs shall be allowed on site for overnight boarding. **We are looking to increase that number dogs to 25.**
6. No change
7. No change
8. Not applicable
9. No change
10. The overnight boarding component shall include at least one employee. **Our business model may change due to the demand of suite boarding in the industry. With suite boarding, a night person will stay til 1100 pm and the day staff will come in at 530 am for feedings and walks. The facility is monitored 24 hours a day by a security company and on call personnel live within 5 minutes of ADH if any issue would arise. We plan on cage free to be a part of our business model of the overnight boarding, which we will still have an overnight person on site.**
11. Not applicable
12. No Change

Arlington Dog House
213 S. Arlington Heights Road



Doc#: 1018229009 Fee: \$40.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 07/01/2010 10:28 AM Pg: 1 of 3

**AN ORDINANCE GRANTING A LAND USE VARIATION
AND A VARIATION FROM CHAPTER 28 OF
THE ARLINGTON HEIGHTS MUNICIPAL CODE**

WHEREAS, the Plan Commission, in Petition Number 10-005, pursuant to notice, has on April 28, 2010, conducted a public hearing on the application of Mark Leers, for a land use variation to allow a commercial dog kennel in a B-2 General Business District; and

WHEREAS, the Plan Commission has recommended the granting of a land use variation and a variation from the Zoning Ordinance for the subject property; and

WHEREAS, the President and Board of Trustees have considered the report and recommendation of the Plan Commission and have determined that authorizing and granting said request, subject to certain conditions hereinafter described, would be in the best interest of the Village of Arlington Heights,

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF ARLINGTON HEIGHTS:

SECTION ONE: That a land use variation be and it is hereby granted to permit a commercial dog kennel in a B-2 General Business District, at the property legally described as:

The West 165 feet of the North 108 feet of the West 297 feet of the tract of land described as commencing 9.70 ½ chains South of the Northwest corner of the Northeast ¼ of the Northwest ¼ of Section 32, Township 42 North, Range 11 East of the Third Principal Meridian, in the center of the road; thence East parallel to the North line 17.19 chains; thence South 5 ¾ degrees West 6.93 chains; thence south 82 ¾ degrees West 17.35-1/2 chains to the center of the road; thence North along the center of said Road 9.08 ½ chains to the place of beginning, in Cook County, Illinois.

P.I.N. 03-32-108-008-0000

10-027

10-027

commonly described as 213 South Arlington Heights Road, Arlington Heights, Illinois, in compliance with the Schematic 1st Floor Plan submitted by the Petitioner, prepared by Soos & Associates, Inc., dated February 18, 2010 with revisions through February 22, 2010 consisting of one sheet, a copy of which is on file with the Village Clerk and available for public inspection.

SECTION TWO: That a variation from Chapter 28, Section 11.4, Schedule of Required Parking, to allow a reduction to the minimum number of parking stalls from 23 parking stalls to nine parking stalls, is hereby granted.

SECTION THREE: That the land use variation and variation from Chapter 28 of the Arlington Heights Municipal Code granted by this Ordinance, are subject to the following conditions, to which the Petitioner has agreed:

1. This land use variation shall only apply to Arlington Dog House operator.
2. The Petitioner shall install sound dampening vents and acoustic panel/insulation in the dog play areas/kennels that vent to the outside. These modifications shall be reflected in plans submitted for building permit. After the installation of said noise reduction systems, if the dog play areas/kennel volumes are determined to be an issue, the Petitioner shall be required to make further modifications to resolve the noise problem.
3. There shall be no exterior dog runs or walking area allowed.
4. A maximum of 25 dogs shall be allowed on-site at any given time for the dog day care.
5. A maximum of 10 dogs shall be allowed on-site for overnight boarding.
6. The hours of operation shall be restricted to Monday through Friday, 6:30 a.m. to 7:00 p.m., Saturday from 8:00 a.m. to 3:00 p.m. and Sunday from 3:00 p.m. to 5:00 p.m.
7. The basement shall not be used for any function related to the Arlington Dog House.
8. A six-foot high board-on-board fence shall be installed along the rear (east) property line.
9. A common trash enclosure shall be provided on the adjacent Enterprise Rent-a-Car site located to the south, and will serve both buildings.
10. The overnight boarding component shall include at least one employee.
11. Approval from the State of Illinois Department of Agriculture shall be required, prior to the issuance of a building permit.
12. Off-site parking facilities shall be provided by the Petitioner for its employees, if such facilities are determined to be needed by the Village.

13. The Petitioner shall comply with all applicable Federal, State, and Village codes, regulations and policies.

SECTION FOUR: That this Ordinance shall be in full force and effect from and after its passage and approval in the manner provided by law and shall be recorded by the Village Clerk in the Office of the Recorder of Cook County.

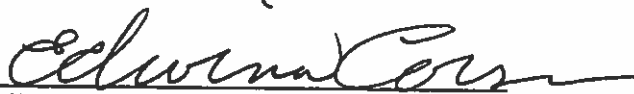
AYES: SCALETTA, FARWELL, STENGREN, ROSENBERG, BLACKWOOD, BREYER, MULDER

NAYS: NONE

PASSED AND APPROVED this 21st day of June, 2010.


Village President

ATTEST:


Village Clerk

LEGLB: LANDUSE/Arlington Dog House

Enright, Bill

From: info@arlingtondoghouse.com
Sent: Monday, February 22, 2016 3:31 PM
To: Enright, Bill
Subject: RE: Staff Round 1 Comments

Bill, here is my responses, any questions, please let me know.

Building Department -

We are working on the CAD drawing with the contractor and hope to submit for building permit in early March. Dog Suites are not permanent, they are bought and installed, but will not be permanent. Electrical will be submitted with building permit by contractor.

Public Works -

I don't know what RPZ is, can you help so I can answer.

Police Department -

Understood and will comply

Planning and development -

1 and 2, understood.

3. Dog Walking - We would like to offer dog walking to our customers Monday - Friday 630am - 7pm, Saturday 8am - 3pm and Sundays 9am - 4pm. This service would include taking the dogs outside for a 10 min walk around the block to get the dogs some outside exposure. For our customers this is a much needed service and it is something that will not interfere with the surrounding community.

4. Our hours would be the same as our current hours which is 630am to 700pm Monday thru Friday, Saturday 8am - 3pm and Sundays 9am - 4pm.

Think that was it, thanks, Mark.



Arlington Dog House

213 S. Arlington Heights Road
Arlington Heights, IL 60005
(847) 398-WOOF (9663)
www.arlingtondoghouse.com

Daycare 🐾 Grooming 🐾 Boarding... All Under One Woof!

 Facebook  Twitter

----- Original Message -----

Subject: RE: Staff Round 1 Comments
From: "Enright, Bill" <benright@vah.com>
Date: Mon, February 22, 2016 2:33 pm
To: "info@arlingtondoghouse.com" <info@arlingtondoghouse.com>

BUILDING DEPARTMENT

1

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 16-0032
 Petitioner: Mark Leers
 Owner: Gary Grana
 Contact Person: Mark Leers
 Address: 213 S. Arlington Hts Rd.
 Phone #: 847 398 9663
 Fax #: 866 345 3149
 E-Mail: info @ Arlingtondoghouse.com

P.I.N.# _____
 Location: _____
 Rezoning: _____ Current: _____ Proposed: _____
 Subdivision: _____
 # of Lots: _____ Current: _____ Proposed: _____
 PUD: _____ For: _____
 Special Use: _____ For: _____
 Land Use Variation: _____ For: _____
 Land Use: _____ Current: _____
 Proposed: _____
 Site Gross Area: _____
 # of Units Total: _____
 1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

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

DO EXISTING STRUCTURES, IF ANY, MEET MINIMUM REQUIREMENTS OF THE FOLLOWING:

YES NO

1. _____ ☒ VILLAGE BUILDING CODE
2. _____ ☐ PRESENT ZONING USE
3. _____ ☐ REQUESTED ZONING USE
4. _____ ☐ SUBDIVISION REQUIRED
5. _____ ☐ SIGN CODE

6. GENERAL COMMENTS:

A BUILDING PERMIT IS REQUIRED FOR THE
 DOG SUITES ALONG WITH AN ELECTRICAL PERMIT

RECEIVED
 FEB 16 2016
 PLANNING & COMMUNITY
 DEVELOPMENT DEPARTMENT

Deb Pierre 2-9-16
 Director PLAN REVIEWER Date

BUILDING DEPARTMENT

1A

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. H 002
 Petitioner: Mark Leers

Owner: Gary Grana

Contact Person: Mark Leers
 Address: 213 S. Arlington Heights Rd.

Phone #: 847 398 9663
 Fax #: 846 345 3149

E-Mail: info@Arlingtondoghouse.com

P.I.N.# _____

Location: _____

Rezoning: _____ Current: _____ Proposed: _____

Subdivision: _____

of Lots: _____ Current: _____ Proposed: _____

PUD: _____ For: _____

Special Use: _____ For: _____

Land Use Variation: _____ For: _____

Land Use: _____ Current: _____

Proposed: _____

Site Gross Area: _____

of Units Total: _____

1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

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

INSPECTIONAL SERVICES

No Comments

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 FEB 15 2016
 PLANNING & COMMUNITY
 DEVELOPMENT DEPARTMENT



Director

2/12/16

Date

PUBLIC WORKS DEPARTMENT

2

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.O. 16-002
 Petitioner: MARK LEERS

Owner: ~~XXXXXXXXXX~~ GARY GLENN

Contact Person: ~~XXXXXXXXXX~~ MARK LEERS
 Address: 213 S. Arlington Hts Rd.

Phone #: 847 348 8663

Fax #: 866 345 3149

E-Mail: info@Arlingtondoghouse.com

P.I.N.# _____

Location: _____

Rezoning: _____ Current: _____ Proposed: _____

Subdivision: _____

of Lots: _____ Current: _____ Proposed: _____

PUD: _____ For: _____

Special Use: _____ For: _____

Land Use Variation: _____ For: _____

Land Use: _____ Current: _____

Proposed: _____

Site Gross Area: _____

of Units Total: _____

1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

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

	EXISTING IMPROVEMENT	REQUIRED IMPROVEMENT	COMMENTS
1. <u>UTILITIES:</u>			
Water	_____	_____	_____
Metering	_____	_____	_____
Backflow	_____	_____	_____
Sanitary Sewer	_____	_____	_____
Storm Sewer	_____	_____	_____
2. <u>SURFACE:</u>			
Pavement	_____	_____	_____
Curb & Gutter	_____	_____	_____
Sidewalks	_____	_____	_____
Street Lighting	_____	_____	_____
3. <u>GENERAL COMMENTS:</u>			

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FEB 17 2016

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Asst

Director

As noted 2-8-16

Date

See memo 2-4-16

Village of Arlington Heights
Public Works Department

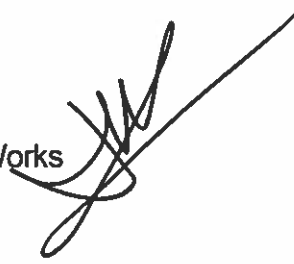
Memorandum

To: Cris Papierniak, Assistant Director of Public Works

From: Jeff Musinski, Utilities Superintendent

Date: February 4, 2016

Subject: 211-213 S Arlington Heights Road, P.C. #16-002



With regard to the proposed Land Use Variation, I have the following comments:

- 1) There does not appear to be any utility addition, if this is the case I only have one comment;
 - a. A modern RPZ must be installed

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

C. file

RECEIVED
FEB 17 2016
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 16-002
 Petitioner: MARK LEERS

Owner: MARK LEERS GARY GRANA

Contact Person: MARK LEERS
 Address: 213 S. Arlington Hts Rd.

Phone #: 847.398.9663
 Fax #: 866.345.3149

E-Mail: info@arlingtondoghouse.com

P.I.N.# _____

Location: _____

Rezoning: _____ Current: _____ Proposed: _____

Subdivision: _____

of Lots: _____ Current: _____ Proposed: _____

PUD: _____ For: _____

Special Use: _____ For: _____

Land Use Variation: _____ For: _____

Land Use: _____ Current: _____

Proposed: _____

Site Gross Area: _____

of Units Total: _____

1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

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

1. PUBLIC IMPROVEMENTS

REQUIRED: _____ YES NO COMMENTS

a. Underground Utilities

Water _____ X

Sanitary Sewer _____ X

Storm Sewer _____ X

b. Surface Improvement

Pavement _____ X

Curb & Gutter _____ X

Sidewalks _____ X

Street Lighting _____ X

c. Easements

Utility & Drainage _____ X

Access _____ X

2. PERMITS REQUIRED OTHER THAN VILLAGE:

a. MWRDGC _____

b. IDOT _____

c. ARMY CORP _____

d. IEPA _____

e. CCHD _____

YES NO COMMENTS

3. R.O.W. DEDICATIONS? _____ X

4. SITE PLAN ACCEPTABLE? _____ N/A

5. PRELIMINARY PLAT ACCEPTABLE? _____ N/A

6. TRAFFIC STUDY ACCEPTABLE? _____ N/A

7. STORM WATER DETENTION REQUIRED? _____ X

8. CONTRIBUTION ORDINANCE EXISTING? _____ X

9. FLOOD PLAIN OR FLOODWAY EXISTING? _____ X

10. WETLAND EXISTING? _____ X

~~GENERAL COMMENTS ATTACHED~~

NO FURTHER COMMENTS AT THIS TIME.

PLANS PREPARED BY: N/A

DATE OF PLANS: N/A

Director

Date

RECEIVED
 FEB - 9 2016
 PLANNING & COMMUNITY
 DEVELOPMENT DEPARTMENT

James J. Mull 2/8/16

ARLINGTON HEIGHTS POLICE DEPARTMENT

Community Services Bureau

DEPARTMENT PLAN REVIEW SUMMARY

Arlington Dog House
211-213 S. Arlington Heights Road

Round 1 Review Comments

2/09/2016

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.

3. Present traffic problems?

There are no apparent 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:

Agent contact information must be provided to the Arlington Heights Police Department during all construction phases. Emergency contact cards can be filled out at the Village of Arlington Heights website (vah.com). This allows police department personnel to contact an agent during emergency situations or for suspicious/criminal activity on the property during all hours.



Brandi Romag, Crime Prevention Officer
Community Services Bureau

Approved by:



Supervisor's Signature

RECEIVED
FEB 10 2016
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

HEALTH SERVICES DEPARTMENT

6

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 16-102
Petitioner: Mark Leers

Owner: Gary Grana

Contact Person: Mark Leers
Address: 213 S. Arlington Hts Rd.

Phone #: 847 348 9663
Fax #: 846 345 3149
E-Mail: info@arlingtondoughouse.com

P.I.N.# _____

Location: _____

Rezoning: _____ Current: _____ Proposed: _____

Subdivision: _____

of Lots: _____ Current: _____ Proposed: _____

PUD: _____ For: _____

Special Use: _____ For: _____

Land Use Variation: _____ For: _____

Land Use: _____ Current: _____

Proposed: _____

Site Gross Area: _____

of Units Total: _____

1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

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

1. GENERAL COMMENTS:

No comments.

RECEIVED

FEB - 9 2016

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

[Signature] 2-9-16
Environmental Health Officer Date

NTAG [Signature] 2/9/16
Director Date

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. _____
 Petitioner: Mark Leers

Owner: GARY Grana

Contact Person: MARK LEERS
 Address: 213 S. Arlington Hts Rd.

Phone #: 847 398 9663
 Fax #: 866 345 3149
 E-Mail: info@arlingtondoghouse.com

P.I.N.# _____

Location: _____

Rezoning: _____ Current: _____ Proposed: _____

Subdivision: _____

of Lots: _____ Current: _____ Proposed: _____

PUD: _____ For: _____

Special Use: _____ For: _____

Land Use Variation: _____ For: _____

Land Use: _____ Current: _____

Proposed: _____

Site Gross Area: _____

of Units Total: _____

1BR: _____ 2BR: _____ 3BR: _____ 4BR: _____

(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: see attached comments

B. M. E. / J. A. 2-22-16

 Date

Planning and Community Development
Round 1 Comments
PC 16-002 Arlington Dog House

1. The land use variation shall only apply to the Arlington Dog House operator.
2. The petitioner shall install sound dampening vents and acoustic panels/insulation in the dog play areas/kennels that vent to the outside. These modifications shall be reflected in plans submitted for building permit. After the installation of said noise reduction systems, if the dog play areas/kennel volumes are determined to be an issue, the Petitioner shall be required to make further modifications to resolve the noise problem.
3. Please provide more information on the request for outdoor dog walking such as where this will occur and what the hours would be for walking the dogs.
4. The hours of operations shall be restricted to Monday through Friday 7:00 AM to 6:00 PM, and Saturday from 8:00 AM to 3:00 PM.

PLAN COMMISSION PROJECT TIMELINE

Project Name: Arlington Dog House
PC Number: PC 16-002
Location: 211 S Arlington Heights Road
Requested Action: Land Use Variation Amendment

	Date	# of Business Days
Plat and Sub Committee Meeting	1-27-16	
Awaiting Petitioner PC Application	2-1-16	3 days
PC Application Submittal Date	2-1-16	3 days
1 st Round Department Comments	2-17-16	12 days
Petitioner's Response	2-22-16	3 days
2 nd Round Department Comments	Na	
PC Hearing*	3-9-16	28 days from application date
Village Board	4-4-16	18 days

Note:

* Legal notice; State Statute requires 15 to 30 days notice.



Item: Closed Session

Department: Village Manager's Office

Request for Closed Session per 5 ILCS 120/2(c)(21): Discussion of minutes lawfully closed, whether for purposes of approval of the minutes or the semi-annual review of the minutes

- and -

5 ILCS 120/2(c)(11): litigation, when an action against, affecting or on behalf of the Village has been filed and is pending before a court or administrative tribunal, or when the Board finds that an action is probable or imminent

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Bid Amount: