



February 3, 2014
8:00 PM

AGENDA
President and Board of Trustees
Village of Arlington Heights

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

- A. Presentation of the Colors by Boy Scout Troop #32 from First Presbyterian Church

III. ROLL CALL OF MEMBERS

IV. APPROVAL OF MINUTES

- A. Village Board/Library Board Joint Meeting 1/11/2014
- B. Committee of the Whole 1/13/2014
- C. Committee of the Whole 1/21/2014
- D. Village Board 01/21/2014

V. APPROVAL OF ACCOUNTS PAYABLE

- A. Warrant Register of 1/30/2014

VI. RECOGNITIONS AND PRESENTATIONS

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

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. Budget Amendment for the Purchase of One New Type I Fire Department Ambulance

CONSENT LEGAL

- A. An Ordinance Repealing Ordinance Numbers 74-119 and 04-066, Granting a Special Use Permit for a Restaurant and a Variation from Chapter 28 of the Arlington Heights Municipal Code (Dunkin Donuts, 1818 W. Northwest Highway)

CONSENT APPOINTMENTS

- | | | | |
|----|-------------------------------------|--------------------------------------|------------------------|
| A. | Board/Commission
Senior Citizens | New Chair Appointment
Sharon Foss | Term Ending
4/30/15 |
|----|-------------------------------------|--------------------------------------|------------------------|

XI. APPROVAL OF BIDS

XII. NEW BUSINESS

- A. McDonalds
15 E. Dundee Rd.
PC#13-022
- B. McDonalds
15 E. Dundee Rd.
DC#13-141
- C. Just Relax
38 S. Dunton Ave.
PC#13-023

XIII. LEGAL

XIV. APPOINTMENTS

XV. PETITIONS AND COMMUNICATIONS

XVI. REPORT OF THE VILLAGE MANAGER

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:

Presentation of the Colors by Boy Scout Troop #32 from First Presbyterian Church

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:



Item: Village Board/Library Board Joint Meeting 1/11/2014

Department: Village Clerk

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:

ATTACHMENTS:

Description	Type
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Village Board/Library Board Joint Meeting 1/11/2014	
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	Minutes
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MINUTES OF THE JOINT MEETING OF THE ARLINGTON HEIGHTS VILLAGE BOARD AND THE ARLINGTON HEIGHTS MEMORIAL LIBRARY BOARD OF LIBRARY TRUSTEES HELD ON SATURDAY, JANUARY 11, 2014.

- 01.14.1 A joint breakfast meeting of the Arlington Heights Village Board and the Arlington Heights Memorial Library Board of Library Trustees was called to order in the Cardinal Room of the Arlington Heights Memorial Library on Saturday, January 11, 2014, at 8:30 a.m. by Board of Library Trustees President Kerry Pearson.

PRESENT: Village Trustees Blackwood, Glasgow, LaBedz, Rosenberg, Scaletta, Sidor, and Tinaglia; Village President Hayes; Library Trustees Brody Garkisch, Nelson, Pearson, Smart, and Zyck.

ABSENT: Village Trustee Farwell and Library Trustees Drost and Unumb.

ALSO PRESENT: Bill Dixon, Village Manager; Tom Kuehne, Village Finance Director; Jason Kuhl, Library Executive Director; Daisy Porter-Reynolds, Library Director of Services; Deb Whisler, Library Director of Communications & Marketing; Janet Moravec, Library Business Office Administrator.

01.14.2 **VILLAGE BOARDS' TOPICS OF INTEREST**

- **UPDATE ON PROPOSED POLICE STATION** – Following introductory remarks by Mayor Hayes, Mr. Dixon gave an update on the proposed police station.
 - The FY15-19 Capital Improvement Program includes a \$22 million placeholder number for a portion of the costs for the beginning phases of a new police facility.
 - The current facility was opened in 1979 and the roof, windows, and HVAC system are beyond their useful life; the facility is not compliant with current codes and is not handicap accessible; holding cells do not meet current Illinois Department of Corrections standards; and security and surveillance are deficient.
 - Occupancy of a new facility is planned sometime after May 1, 2019.
 - The first decision the village board will be asked to consider is location of the new police facility.

01.14.3 **LIBRARY TRUSTEES' TOPICS OF INTEREST**

- **PROPOSED STATE OF THE VILLAGE PRESENTATION** - Mr. Kuhl introduced the idea of entities of the village (village, library, park district and possibly school boards) holding a “State of the Village” public event where each entity would give a short presentation on accomplishments from the past year, highlighted collaborations, and future plans. The event could be moderated and broadcast. It could also include an opportunity for the public to submit questions to be responded to by the

various board members and staff. Both the village and library boards were in favor of the idea and staff will begin moving forward on planning for the event.

01.14.4 **OTHER**

There being no further business to be discussed, the meeting was **ADJOURNED** at 9:32 a.m.

Deborah A. Nelson, Vice President/Secretary

Janet Moravec, Recorder



Item: Committee of the Whole 1/13/2014

Department: Village Clerk

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:

ATTACHMENTS:

Description

[Committee of the Whole 1/13/2014](#)

Type

Minutes

**COMMITTEE-OF-THE-WHOLE
MINUTES OF THE MEETING OF THE MAYOR AND THE BOARD OF
TRUSTEES OF THE VILLAGE OF ARLINGTON HEIGHTS BOARD ROOM
MONDAY, JANUARY 13, 2014 7:30 P.M.**

BOARD MEMBERS PRESENT: President Hayes, Trustees Blackwood, Farwell, Glasgow, LaBedz, Rosenberg, Sidor and Tinaglia

BOARD MEMBERS ABSENT: Trustee Scaletta

STAFF MEMBERS PRESENT: Bill Dixon, Village Manager; Diana Mikula, Assistant to the Village Manager; Charles Witherington-Perkins, Director of Planning & Community Development; Nora Boyer, Housing Planner; Eileen Hellstrom, Recording Secretary

SUBJECTS:

4. Public Hearing

A. Community Development Block Grant FY 2014/15

B. HUD Annual Action Plan for 2014/2015

5. Other Business

6. Adjournment

President Pro-Tem Glasgow called the meeting to order at 7:30 PM. He said President Hayes will join the meeting as soon as possible since he is conducting Village business at another location. The Pledge of Allegiance was recited. The Recording Secretary called the roll.

Trustee Blackwood entered the meeting at 7:35 PM.

Trustee Farwell entered the meeting at 7:42 PM.

Mayor Hayes entered the meeting at 8:00 PM.

TRUSTEE LABEDZ MOVED, SECONDED BY TRUSTEE SIDOR, THAT THE COMMITTEE-OF-THE-WHOLE CONVENE THE PUBLIC HEARING FOR THE COMMUNITY DEVELOPMENT BLOCK GRANT.

THE MOTION CARRIED UNANIMOUSLY.

President Pro-Tem Glasgow thanked all the agency representatives in attendance for providing their services every day to those in need and explained that a public hearing would be held.

4. Public Hearing

A. Community Development Block Grant FY 2014/15

B. HUD Annual Action Plan for 2014/2015

A. Community Development Block Grant FY2014/15

Village Manager Bill Dixon explained that pursuant to HUD regulations, a two part hearing is required to discuss: first, the Community Development Block Grant (CDBG) and second the draft of the FFY 2014 (May 1, 2014-April 30, 2015) Annual Action Plan.

In accordance with the approved budget calendar, a second public hearing will be held by the Village Board on March 3, 2014. This will follow the 30-day public comment period during which the proposed Consolidated Plan will be available for public comment.

HUD has not announced the amount of the Village's CDBG entitlement grant for FFY14. HUD has advised the Village to base its 2014-2015 CDBG budget on the entitlement grant amount that the Village received for 2013-2014, which was \$250,756. The Village's entitlement grant could be reduced resulting in reduction or possible elimination of some sub-recipient funding.

The Village has received 21 grant requests totaling \$574,780 of which an estimated \$447,591 can be funded. A summary of the CDBG grant requests is attached (Attachment A) The total 2014-2015 CDBG fund is estimated to be the sum of the following sources:

Federal 2014 Entitlement Grant (estimate)	\$250,756
Previous Year Carry-Over	\$146,835
Projected Program Income	<u>\$ 50,000</u>
TOTAL:	\$447,591

While the Village has the authority to fund programs totaling an estimated \$447,591, there are some HUD restrictions of which the Committee of the Whole should be aware. "Attachment B" (attached) lists the funding requests according to the program restriction categories stipulated by HUD. The following are guidelines for the expenditure categories:

Public Service Activities Cap of **\$48,715**

Administrative Services Cap of **\$60,150**

Brick and Mortar Projects Cap of **\$338,726**

Low and Moderate Income Benefit-A minimum of 70% of the total CDBG funds for 2014-2015 must benefit low and moderate income persons with of net figure of **\$313,313**.

Since the amount of the HUD grant to the Village is not yet known, it is recommended to the Board to follow its regular schedule for approving the annual

action plan including the CDBG budget based on the estimated grant amount and include in the annual action plan a contingency approach that explains how the CDBG budget will be adjusted to match the actual allocation amount when known.

The Contingency Plan provides that budget allocations would proportionally be increased or decreased administratively from the estimated funding levels so that the total matches the Village's actual CDBG grant allocation except as noted below:

1. The allocation for the Senior Center would remain at \$150,000 which is the amount approved by HUD when the Senior Center funding plan was developed.
2. No public service activity shall be reduced below \$1,500.
3. Public service and administrative cost allocations are limited to the amounts allowed under the statutory caps for those types of costs.

Because HUD regulations require a 30 day public comment period prior to the adoption of the Annual Action Plan, including the 2014-2015 budget, staff will be making its recommendations concerning the CDBG budget at the conclusion of this CDBG hearing. No motion is required regarding this portion of the public hearing.

Trustee Blackwood entered the meeting at 7:35pm.

Charles Warner of Faith Community Homes explained that Faith Community Homes works with low income families with children, who live or work here in Arlington Heights, to work with their housing needs. The families coming to them have very low income and are facing eviction or are homeless. The family enters the program for two years during which time rent support is provided. During the two years, the rent support decreases so at the end of the program every family can pay for their own bills and rent. This program provides mentors that work with the family regularly. Each family is assigned two mentors that work with budgeting and developing goals. The grant request from the Village (CDBG) is \$1,500.

Mike Field and Rhonda Serafin of Township High School District 214 Community Education Foundation said this is a program that serves eligible non-native speakers of English who could benefit from beginning lessons in English as a second language providing them with classroom instruction at the Arlington Heights Memorial Library once a week for about 30 weeks throughout the year. This is laying a foundation to help them become life-long learners of the English language. The grant request from the Village (CDBG) is \$1,500.

Trustee Farwell entered the meeting at 7:42pm.

Trustee Blackwood asked Mr. Field how many language students transition into the citizenship program?

Ms. Serafin responded about 30%.

Caryn Brauweiler of Northwest CASA explained that the Northwest Center Against Sexual Assault (Northwest CASA) serves victims of sexual assault and sexual abuse. They have been in the community for about 30 years. Services that are provided are counseling services to victims of sexual abuse and sexual assault as well as their significant others. The ages of their clients vary from as young as three years old to ninety one years of age. Counseling services are provided by Master's level professionals that are specially trained in trauma. Services are provided in both English and Spanish. They provide individual and couples counseling, group and family therapy. In addition to their counseling program, they also have a medical and legal advocacy programs. They have a 24/7 crisis line for questions or concerns. The grant request from the Village (CDBG) is \$2,000.

Trustee LaBedz asked if they had any way to help victims whose primary language was other than English or Spanish.

Ms. Brauweiler replied that they have some volunteers that speak other languages but they don't have any staff members that speak other languages besides English or Spanish.

Trustee Sidor thanked them for all they do.

Bonnie Fries of Children's Advocacy Center explained this is a program that works with children who have been victims of sexual abuse, severe physical abuse, and children who are living in homes with domestic violence. This center provides service 24 hours a day, 7 days a week and all services to the victims are provided free of charge. Their work coordinates with the services of DCSF, Cook County State's Attorney's Office, and the Arlington Heights Police Department. The grant request from the Village (CDBG) is \$2,000.

Terri Channer of Wings Program said this program has helped homeless and abused women and children since 1985. This past fiscal year Wings provided 430 women and children with 57,652 nights of shelter through emergency transitional permanent supportive individualized housing. They also provided 288 outreach clients with 4762 hours of counseling and support services. Wings answered 4440 calls on their 24 hour hotline which provides referrals and intake for housing along with immediate counseling. Wings transitional housing program includes money management, budgeting, career mentoring, goal setting and legal advocacy. The grant request from the Village (CDBG) is \$5,000.

Karen Asta of Resources for Community Living said this program offers affordable housing and individualized support services for adults with

developmental and physical disabilities living in the northwest suburbs of Cook County. Their support services include assistance in the areas of money management, employment, cooking, cleaning, transportation, community involvement, safety, communication, conflict resolution and other necessary skills needed for independence. The primary goal of these services is to assist persons with disabilities to live in their own homes and apartments reducing homelessness. The grant request from the Village (CDBG) is \$6,000.

Mayor Hayes entered the meeting at 8:00 PM.

Lynndah Easterwood-Lahey Escorted Transportation Service/Northwest (ETS)

Lynndah Easterwood-Lahey is the executive director for ETS Northwest. Ms. Easterwood-Lahey explained that ETS provides a reliable volunteer based transportation service for older adults to medical and dental appointments. Anyone over 60 who lives within their boundaries and is going to a doctor appointment within the same boundaries qualifies for transportation help. Since their beginning in September of 2006, 17,147 rides have been provided. On average a volunteer is asked to allow about three hours to take the senior to their medical appointment, wait with them onsite, and stop at a pharmacy if necessary. Last year ETS provided 2678 round trip rides for seniors. Ms. Easterwood-Lahey thanked the Village for their support. The grant request from the Village (CDBG) is \$10,000.

Mayor Hayes thanked ETS and their volunteers for their great service within the community.

Victoria Bigelow of Suburban Primary Health Care Council thanked the Board for their past support. Ms. Bigelow explained that "Access to Care" provides access to primary medical care for persons with low incomes who are uninsured by public or private programs. They serve all of suburban Cook County. She mentioned that each person pays \$5 for the office visit on an as needed basis and are also eligible to obtain lab tests and x-rays. Also, for prescription medication, it would cost them \$15, \$30 or \$40 to get it from a Walgreens pharmacy. The grant request from the Village (CDBG) is \$10,000.

Ronald Jordan of CEDA Northwest Self-Help Center, Inc. thanked the Board on behalf of the clients that CEDA Northwest serves in Arlington Heights for their support. CEDA Northwest provides assistance to people in crisis when they need help the most. They provide a number of services ranging from referrals to employment, child care, money management, food pantry, and many more services. The staff is trained in solution focused case management. They want to empower people to feel within themselves that they have the strength to get back on their feet. The grant request from the Village (CDBG) is \$20,000.

CEDA Northwest is also requesting funds to make repairs to the 10 year old flat roof of its Wright House transitional housing apartment building. The grant request from the Village (CDBG) is \$5,000

Bob Arnold of Journeys/the Road Home thanked the Board for their continued help and support over the years. They have changed their name from Journeys from PADS to HOPE to Journeys/the Road Home. The name change describes what is done, which is trying to move people out of being homeless and into residences on a permanent basis. About six years ago there were about 450 clients and today we serve over 1300 clients. About 450 are homeless and about 900 are on the brink of being homeless. These people are struggling due to the economy during the last several years. The average income of the clients who use the PADS shelter program is \$10,000. Many have jobs but cannot earn enough money to pay rent. PADS provide a wide range of services including 17 different services at the Hope Center, to help their clients stabilize their lives and move on. PADS has moved 126 people out of homelessness this past year. PADS is staffed by over 2000 volunteers working at 18 churches that provide shelter sites. Six of the church sites are in Arlington Heights and about 700 Arlington Heights residents are volunteers at these sites. The ultimate goal is to move people out of homelessness. The grant request from the Village (CDBG) is \$15,000.

Mayor Hayes said on behalf of the Board he wanted to thank them for their dedication and passion for this issue and all they have accomplished for this community and other communities.

Trustee Farwell said he was incredibly impressed by the growth of the PADS program through the years and feels it is amazing how many people it continues to serve.

John Robinson of the Arlington Heights Park District is here to request funding for the CAP program (Children at Play). This is the school districts before and after school program. This program is offered at 10 schools within Arlington Heights' school districts, 21, 25, and 59. For the past 24 years it has been a joint effort between the Village, the school districts, and the park district to provide a safe low cost program for families in need of care for their children. Without the support of these three dedicated parties this program would not be possible to serve the approximately 800 children that are currently in the program this year. Requested funds would be used to subsidize costs for low/moderate income families. The grant request from the Village (CDBG) is \$38,000.

Terri Szewczyk of The Harbour said for over 40 years this program has deflected youths from homelessness while increasing their future opportunities and independent living skills. This program provides immediate shelter, longer term transitional housing, and case management to achieve self-sufficiency. They work with youths to reunite them with their families when possible. When this is not possible due to severe dysfunction, they work with them to develop an alternative plan such as transitional housing. They also offer gradually declining rent subsidies as well as specialized services to pregnant and parenting youths. By offering several different housing models, they can provide the youths with

the individualized support they need. The grant request from the Village (CDBG) is \$5,000.

Maureen Doyle of The Center for Enriched Living is a new applicant this year. This center was founded in 1968 and they are a social and life skills development center for people with developmental disabilities. The principle needs are their physical and educational needs but this center is here to provide the extra component of social and life skills. They offer their members 51 different programs such as after school programs, transitional programs, day programs for adults, weekend programs and excursions. They serve 37 individuals from Arlington Heights. Their goal is to get them better acclimated and more comfortable in the community and what it has to offer. The grant request from the Village (CDBG) is \$3,000.

Kori Larson of Glenkirk said Glenkirk is celebrating their 60th anniversary this year. They have been in the Arlington Heights area for many years. Currently they provide services for individuals of all ages with intellectual disabilities to live in home-like environments within the community. They also provide services such as day services, residential services, home based services, supported living and also supported employment. They currently have three small group homes in Arlington Heights serving 24 individuals with intellectual and physical disabilities. This year they are seeking funding to renovate the kitchen of one of the Arlington Heights group home. The renovation of this kitchen will address accessibility issues that are barriers to some of the individuals they serve. Part of their mission is to empower independence. The grant request from the Village (CDBG) is \$25,000.

Bev Saiz of Little City Foundation's mission is to provide the most innovative and ground breaking services with opportunities to children and adults with developmental, physical, and intellectual disabilities so they can live safely and work productively, explore creatively and learn continuously throughout their lifetime. They serve over 400 individuals each year. Since its founding in 1959, Little City has worked to create a progressive alternative to institution living affording children and adults the opportunity to develop the skills need to reach their greatest potential. The grant request is for a new roof and HVAC system for a group residence in Arlington Heights. The grant request from the Village (CDBG) is \$15,630.

Siobhan White of Single Family Rehab Loan Program said she is here as the Chair of the Housing Commission that administers the single family rehab loan program providing low and moderate income Arlington Heights residents with zero percent interest loans deferred for the rehabilitation of their homes. This program has been in place in Arlington Heights since 1978. Currently they are asking for funding for the year 2014-2015. The grant request from the Village (CDBG) is \$125,000.

Siobhan White of Group Residence/Transitional Housing Rehab Program

said this program would make funds available for the physical improvement of group homes and apartment buildings that provide housing and supportive services to persons with disabilities and/or low and moderate income households. There are many group homes in Arlington Heights and it is their goal to keep these homes up to the standards of our residents and we would like to support the non-profits to make this happen. The grant request from the Village (CDBG) is \$75,000.

Trustee LaBedz asked if funds are not used this year, do they rollover to next year.

Nora Boyer, Housing Planner, replied that they carry over to the next year.

Trustee LaBedz, with regard to the group home funding, asked if it is a no interest loan and would the Village require repayment.

Ms. White responded that there would not be repayment.

Charles Witherington-Perkins explained that this request is to continue partial funding of the debt service for the Senior Center of \$150,000 from its 2014/2015 CDBG grant for payment as previously planned. In 1996, the Village received permission from HUD to use \$200,000 from its 1997/98 CDBG allocation and \$150,000 from its CDBG allocations for the following 19 years to pay debt service on the bond issued to finance the Arlington Heights Senior Center. The grant request from the Village (CDBG) is \$150,000.

Charles Witherington-Perkins said funds are requested for partial funding of the Housing Planner position in the Department of Planning & Community Development and for other administrative costs incurred with administering the CDBG program. Funds are also requested to cover administrative costs incurred in order to comply with Federal audit and legal notice requirements. The grant request from the Village (CDBG) is \$60,150.

Trustee Farwell asked if the difference between the Single Family Rehab Loan Program and the Group Residence Housing Rehab Program grant is the Single Family Rehab program typically has a repayment piece and the grant does not have the repayment piece.

Mr. Perkins replied that is correct. The agencies are requesting a grant since they don't have the funding to be able to do these improvements or pay back a loan. Their request on Group Home Funding would be a grant.

Trustee Farwell asked if they were to sell the group home would the Village get repaid.

Mr. Perkins said that could be looked into, the Village could look into what loans are on the property and what agencies would be interested on that approach.

Trustee Farwell said much like the Single Family Rehab Program where the Village sees eventual repayment and self-partial funding through the years, he could see the same thing with the Group Residence/Transitional Housing Rehab Program.

Mr. Perkins replied that this can be explored with the Housing Commission and the agencies regarding repayment if they were to sell the property, but would not come due if they never sold the property.

Trustee Farwell said that the nice thing about running the Group Home/Transitional Housing Rehab Program through the Housing Commission, as is the case with the Single Family Rehab Program, rather than making direct CDBG allocations in response to the agencies' applications is that the Village could include a repayment element in the program should the property be sold and the Village could also maintain oversight on the quality of group housing in Arlington Heights.

B. HUD ANNUAL ACTION PLAN FOR 2014/2015

Mr. Dixon explained the purpose of this part of the public hearing is to obtain comments from the public concerning the housing and supportive service needs of the Village of Arlington Heights. These comments are to be taken into consideration in the development of the Village's Annual Action Plan for 2014-2015.

Every year, the Village must submit to HUD an Annual Action Plan describing the Village's strategy for meeting its housing and community development needs over the one-year period.

In accordance with the budget calendar previously approved by the Village Board, a second public hearing will be held on March 3, 2014, following the required 30-day period during which the proposed Annual Action Plan will be available for public comment.

Mayor Hayes asked the audience if anyone wanted to address the Board on the Federal Fiscal Year 2014 Annual Action Plan.

Staff made the recommendations for CDBG funding allocations which will be included in the draft 2014/2015 Annual Action Plan.

No comments were received from the public relative to this part of the public hearing.

TRUSTEE GLASGOW MOVED, SECONDED BY TRUSTEE TINAGLIA THAT THE COMMITTEE-OF-THE-WHOLE RECOMMEND TO THE BOARD OF TRUSTEES, FOLLOWING CONSIDERATION OF PUBLIC COMMENTS, THE CDBG

FUNDING REQUESTS, AND THE STAFF'S RECOMMENDATIONS ON THE FUNDING REQUESTS THAT A NOTIFICATION BE PUBLISHED ANNOUNCING THE AVAILABILITY OF THE DRAFT 2014/2015 ANNUAL ACTION PLAN FOR THE 30-DAY PUBLIC COMMENT PERIOD.

THE MOTION CARRIED UNANIMOUSLY.

TRUSTEE GLASGOW MOVED, SECONDED BY TRUSTEE SIDOR, TO CLOSE THE PUBLIC HEARING.

THE MOTION CARRIED UNANIMOUSLY.

5. Other Business

None

6. Adjournment

TRUSTEE FARWELL MOVED, SECONDED BY TRUSTEE SIDOR TO ADJOURN THE MEETING 8:58 P.M.

THE MOTION CARRIED UNANIMOUSLY.

CDBG Requests		5-Year Consolidated Plan Priority Level for CDBG funding (High, Med. or Low)	Allocation 2013-2014	Requests 2014-2015	
PUBLIC SERVICE REQUESTS					
1) Faith Community Homes	Supportive Housing with Mentoring for Low Income Working Families with Children in Arlington Heights	High	\$1,000	\$1,500	Faith Community Homes provides supportive housing services to low income working families with children living in Arlington Heights. They provide some limited financial help with rent, but the major part of their program is 2 years of mentoring designed to help families develop realistic budgets, goals, and actions. The objective of the program is to bring families to financial stability and independence. The number of Arlington Heights families expected to be assisted during the grant year is approximately 14.
2) Township H.S. District 214	Beginning English as a Second Language Instruction	High	\$1,500	\$1,500	Beginning English as a Second Language lessons are provided every Thursday from noon - 3:00 pm for 30 weeks to eligible non-native speakers of English. This project fills the gap for beginning ESL learners who are not advanced enough in their English skills for the existing ESL programs offered at the Arlington Heights Memorial Library. The projected number of Arlington Heights beneficiaries is 35 of a total projected enrollment of 50 students. The program cost from CDBG per Arlington Heights resident is \$46.88.
3) Northwest Center Against Sexual Assault (CASA)	Sexual Assault Counseling, Crisis Intervention and Advocacy	High	\$1,000	\$2,000	Northwest CASA is requesting funds to support their specialized counseling, crisis intervention, and advocacy program for Arlington Heights residents who are victims of sexual abuse and sexual assault. NW CASA provides individual, family and group counseling to victims of sexual assault/abuse. Services are provided in Spanish and English. Counseling is provided by masters level therapists at no charge. Crisis intervention is provided 24/7 through their hotline that is operated by trained volunteers and staff. All volunteers are supervised by a Volunteer Coordinator who has training and experience in crisis intervention and advocacy. Currently, Northwest CASA has 29 hotline volunteers. Advocacy services include 24/7 emergency room response to 7 area hospitals and 24/7 criminal justice advocacy on behalf of victims who are at police stations or whose cases are being adjudicated in court. The agency expects to provide 15 Arlington Heights residents with counseling services, 17 Arlington Heights residents with advocacy services and another 10 Arlington Heights residents with crisis intervention services for a total of 42 Arlington Heights residents.
4) Children's Advocacy Center of North and NW Cook County	Child Abuse Services	High	\$2,000	\$2,000	Direct services are provided for child victims of sexual assault and/or severe physical abuse, and witnesses to domestic violence, and their families. Services are provided through the Center's CASA, Family Support Services, and Safe From the Start Programs. The CASA Program coordinates the abuse investigation and provides expert child interviews, access to medical exams, court preparation and advocacy, crisis intervention, and on-going support and case management. Family Support Services offers trauma-focused counseling and support groups for children survivors of abuse and their non-offending parents and family members. Safe From the Start provides specialized assessments and counseling for young children (birth through age 5) violence, and their families. All services are provided free of charge for children and families and are offered in English, Spanish and Polish. The expected number of Arlington Heights beneficiaries during the program year is 28.
5) WINGS Program, Inc.	WINGS Program	High	\$2,500	\$5,000	It is the mission of WINGS to provide housing and supportive services in an effort to end domestic violence and homelessness one family at a time. WINGS provides safe, decent housing to women who find themselves homeless due to domestic violence and other reasons. Through an array of housing ranging from emergency shelter through transitional housing and permanent supportive housing, WINGS can assist women based on their needs. The expected number of Arlington Heights beneficiaries is 10 women and children.

FY 2014-2015		CDBG Requests	5-Year Consolidated Plan Priority Level for CDBG funding (High, Med, or Low)	Allocation 2013-2014	Requests 2014-2015	Attachment A
6)	Resources for Community Living Robert J. Walsh, Psy.D. Executive Director	Shared Housing for Special Populations Program	High	\$2,000	\$6,000	RCL offers affordable housing and individualized support services, free of charge, for adults with developmental disabilities in Arlington Heights. These services enable person with disabilities to live in their own homes and apartments. Staff members provide the assistance in the areas of money management, employment, cooking, cleaning, transportation, community involvement, safety, communication conflict resolution and other necessary skills for independence. Monthly social activities, social group training, and rent subsidies are also available. The program also provides family/caregiver support groups in partnership with Miner School in Arlington Heights and Kirk School in Palatine. The expected number of Arlington Heights beneficiaries is 25.
7)	Escorted Transportation Services NW Lyndeth Easterwood Laney Executive Director	Escorted Transportation Services Northwest	High	\$2,000	\$10,000	ETS provides reliable, volunteer-based transportation services for frail, elderly adults requiring assistance to their medical, dental, therapy, lab, dialysis, x-ray and chemotherapy appointments; any medical appointment related to a senior's health and well being. Passengers are picked up at their homes and driven to their appointment by a thoroughly screened and trained volunteer driver. The volunteer stays with the senior for the duration of the appointment, then drives him/her home, stopping at a pharmacy if a new prescription needs to be filled or collected. Once an application is on file, those requesting services are asked to call at least one week in advance. Service is available Monday-Saturday 8am - 6pm. A donation of \$12 is requested for each round-trip ride. Since their founding in 2006, they have provided in excess of 16,500 round-trip rides to seniors. The number of Arlington Heights beneficiaries expected in the coming year based on the number of Arlington Heights residents currently registered is 1,051.
8)	Suburban Primary Health Care Victoria Bigelow President	Access to Care	High	\$8,800	\$10,000	Access to Care provides access to primary medical care to persons with incomes below 300% of the federal poverty level who are uninsured by public or private programs. Covered services include office visits to a primary care physician, routine lab tests, x-rays and prescription drugs. Services are provided by local physicians and other service providers who are under contract and paid by the Suburban Primary Health Care Council at discounted rates. Clients are screened for eligibility and enrolled at the Village of Arlington Heights, as well as the offices of townships, social service organizations, health departments or by mail. Enrollment is generally for one year. Members may re-enroll at the end of the year if they are still eligible. There is a \$20 per person annual fee to enroll with a family cap of \$50. Clients pay nominal co-payments to providers of services including \$5 for a physician office visit or for lab or x-ray services. They pay co-payments of \$15 - \$40 for prescription drugs. The total number of Arlington Heights enrollees in the past year was 156 residents. The requested funding amount would cover the costs of 15 Arlington Heights enrollees.
9)	CEDA Northwest Ronald Jordan Executive Director	Day Care Assistance Program	High	\$17,300	\$20,000	The CEDA Northwest Day Care Broker Program provides subsidized day care assistance to single parent households. Typically, these households are unable to bear the high cost of childcare and still meet their monthly financial obligations. Eligible clients must be residents of the Village of Arlington Heights who are low or moderate income. All program participants must also attend a Life Skills Class. Participants identified most at risk are assigned a Program Specialist that meets regularly with them better manage their lives. Parents are given the choice to identify childcare for their children. This is essential because most parents report the added benefit of childcare this is convenient to their employment. This provides accessibility to their children during the workday. It also permits them to identify a center that meets their comfort level and is geographically accessible. One-time emergency child care assistance is also available to help provide child care until employees entering the job force receive their first pay check. The expected number of Arlington Heights beneficiaries is 19 children.

FY 2014-2015	CDBG Requests	5-Year Consolidated Plan Priority Level for CDBG funding (High, Med, or Low)	Allocation 2013-2014	Requests 2014-2015
10) PADS to HOPE dba/ JOURNEYS - The Road Home Jana Herich Director of Development	Homeless Services	High	\$3,000	\$15,000
				Journeys from PADS to HOPE (Journeys) offers shelter and services to homeless and near homeless person. In addition to shelter as PADS sites, Journeys offers services including food pantry, clothing closet, laundry & shower facilities, lockers, rental assistance, mental health counseling, vocational training, case management, free advanced practice nurse services and prescription medication, referral, coordination and support with specific referrals such as domestic violence services and unaccompanied youth, and school system advocacy. The number of Arlington Heights beneficiaries is expected to be number of Arlington Heights beneficiaries is 260.
11) Arlington Heights Park District John Robinson Superintendent of Recreation	Children at Play Program	High	\$5,000	\$38,000
			In CDBG funds plus \$33,000 in General Funds for a total of \$38,000	CAP provides a safe, recreational program before and after school at 10 elementary school sites within Arlington Heights. It is a cooperative venture between the Park District, School District 21, 25 and 59 and the Village of Arlington Heights. This recreational program provides Kindergarten through 5th grade students the opportunity to stay at school and participate in a supervised program offering a variety of activities centered around theme weeks including arts and craft, sports, large group games, homework/ quiet time, passive games, snack and socialization with peers. Requested funds would be used to subsidize costs for low/moderate income children on a sliding scale depending on family income. Subsidies are provided at 30% - 95% of the program cost for the child. The number of anticipated beneficiaries in the program year is 25 - 37 children depending on the needed levels of subsidy for each child.
12) The Harbour, Inc. Randi M. Gurian, LCSW, Executive Director	Emergency Shelter & Transitional Housing for Homeless Youth	High	\$0	\$5,000
				The Harbour provides emergency shelter, crisis intervention, longer-term transitional housing, and wrap around case management to homeless youth ages 12-21 in the north and northwest Chicago suburbs. Funding is requested from the Village to offset the cost of direct services to youth from Arlington Heights. Last year, The Harbour provided 5 youth from Arlington Heights with a total of 641 days of care. The expected number of beneficiaries in the coming program year is 5 youth.
3) The Center for Enriched Living Maureen Doyle Grants Coordinator	Social and Life Skill Enrichment for People with Developmental Disabilities	High	\$0	\$3,000
				The Center for Enriched Living exists so that people with developmental disabilities can be fully included in the community, achieve personal success, and enjoy a good quality of life. The agency focuses on skill learning in a social atmosphere, with the goal that its members grow personally, increase independence, and have fun. In the past fiscal year, the agency offered 51 different programs, including 2 day programs for adults, REACH (For Success) and ELA (Enriched Lifestyles for Adults), after school, transitional, and summer camp programs for youth, afternoon, evening, and weekend programs for all ages, special events like seasonal dances, weekend excursions, vacations, and programs for the homebound. The anticipated number of Arlington Heights beneficiaries in the coming program year is 37.
CONSTRUCTION REQUESTS				
14) Glenkirk Kort L. Larson Executive Director/CEO	Glenkirk Residential Services - Home at 1008 W. Haddon	High	na	\$25,000
				Funds are requested to renovate the kitchen at one of the Community Integrated Living Arrangement (CILA) homes that Glenkirk owns and manages in Arlington Heights. This home is occupied by 6 of Glenkirk's clients who are extremely low income and who qualify for the housing and services because they have intellectual disabilities and have a substantial limitation in at least one area of the following major life activities: self-care, self-direction, capacity for independent living, and/or economic self-sufficiency). The number of Arlington Heights beneficiaries would be the 6 residents of the home.
15) Little City Foundation Bey Saz Director of Foundation and Government Relations	CILA Home Renovation Program	High	na	\$15,630
				Little City Foundation's CILA homes provide housing for adults with developmental and intellectual disabilities. Little City is requesting funds to install a new roof and HVAC (furnace and air conditioning) system in one of its Community Integrated Living Arrangement (CILA) homes in Arlington Heights.
				Age in place in the home where some of the residents have already resided for more than 10 years. The number of Arlington Heights beneficiaries would be the 6 women who reside in the group home.

FY 2014-2015		CDBG Requests	5-Year Consolidated Plan Priority Level for CDBG funding (High, Med, or Low)	Allocation 2013-2014	Requests 2014-2015	Attachment A
16)	CEDA Northwest Lefty Messenger Managing Director	The Wright House	High	na	\$5,000	CEDA Northwest is requesting funds to make repairs to the 10 year old flat roof of its Wright House transitional housing apartment building. Wright House provides affordable housing to low and moderate income tenants, and the tenants receive supportive services from the agency to assist them with becoming more economically self-sufficient. The rents paid by tenants are approximately \$350/per month below what the market rents would be for the apartments. The number of Arlington Heights beneficiaries would be the approximately 12 families who would reside at Wright House during the program year.
17)	Village of Arlington Heights Dept. of Planning & Community Dev. Charles Witherington-Perkins Director	Single Family Rehab Program	High	113,656	125,000	The Single Family Rehab Loan Program provides low and moderate income home owners with funds needed to make necessary home repairs. The loans are repaid when the owners ceases to be the full-time owner/occupant of the home, most typically when the home is sold. When the funds are repaid, they are rebudgeted under the CDBG program. To date, Arlington Heights household have received loans totaling approximately \$4,876,000 or which \$2,590,000 has been repaid. The goal is to rehabilitate 5 homes during the program year.
18)	Village of Arlington Heights Dept. of Planning & Community Dev. Charles Witherington-Perkins Director	Group Residence/Transitional Housing Rehab Program	High	na	\$75,000	This program would make funds available for the physical improvement of group homes and apartment buildings that provide housing and supportive services to persons with disabilities and low/moderate income households. It is expected that approximately 5 homes or apartment buildings that provide permanent or transitional housing would be improved under the program.
19)	Village of Arlington Heights Dept. of Planning & Community Dev. Charles Witherington-Perkins Director	Senior Center	High	150,000	150,000	This request is for the annual allocation of \$150,000 in CDBG funds to be used to pay debt service on the bonds that were issued to purchase and rehabilitate the Village's Senior Center. In 1996, HUD approved a plan for the Village to use \$200,000 from its federal 1997 allocation and \$150,000 from its CDBG allocation for the next 19 years. This funding plan expires after the 2016 federal fiscal year or after the Village's 2016/2017 fiscal program year.
ADMINISTRATIVE REQUESTS						
20)	Village of Arlington Heights / Dept. of Planning & Community Dev.	CDBG Administrator/ Audit/Legal Notice Costs	High	\$58,500	\$60,150	Funding would be used for partial funding of the Housing Planner position and for other administrative costs (e.g. audit, public notices, etc.) incurred in connection with administering the CDBG program.
21)	Charles Witherington-Perkins Director				\$574,780	

FY 2014/2015 Substantial Amendment		Attachment B	
REVENUE		Income	Estimated Income
CDBG Grant		2013-2014	2014-2015
Carry Over from unexpended funds		250,756	250,756
Program income		190,335	146,835
Total Revenue		<u>74,000</u>	<u>50,000</u>
		515,091	447,591
EXPENDITURES			
Public Services (2014/2015 maximum: \$48,715)			
1 Faith Community Homes		Expenditures	REQUESTS
2 Township Dist 214 Community Ed.		1,000	1,500
3 NW CASA		1,500	1,500
4 Children's Advocacy Center		1,000	2,000
5 WINGS		2,000	2,000
6 Resources for Community Living		2,500	5,000
7 Escorted Transportation Services		2,000	6,000
8 Suburban Primary Health Care Center		2,000	10,000
9 CEDA Northwest (Day Care Assistance)		8,800	10,000
10 Journeys The Road Home		17,300	20,000
11 Arlington Hts. Park District (CAP) (2013/2014=\$33,000 in General Funds)		3,000	15,000
12 The Harbour		5,000	38,000
13 The Center for Enriched Living		na	5,000
Total		<u>na</u>	<u>3,000</u>
		46,100	119,000
Construction/Econ. Development (2014/2015 revised available: \$338,726)			
14 Glenkirk			
15 Little City		na	25,000
16 CEDA Wright House		na	15,630
17 Single Family Rehab Loan Program		na	5,000
18 Group Residence/Transitional Housing Rehab Grant Program		113,656	125,000
19 Senior Center Debt Service		na	75,000
Total		<u>150,000</u>	<u>150,000</u>
		263,656	395,630
Administration (2014/2015 revised maximum: \$58,500)			
20 Housing Planner			
21 Administrative Costs		56,000	57,650
Total		<u>2,500</u>	<u>2,500</u>
		58,500	60,150



Item: Committee of the Whole 1/21/2014

Department: Village Clerk

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:

ATTACHMENTS:

Description

[Committee of the Whole 1/21/2014](#)

Type

Minutes

**MINUTES OF THE COMMITTEE-OF-THE-WHOLE MEETING OF THE MAYOR AND
BOARD OF TRUSTEES OF THE VILLAGE OF ARLINGTON HEIGHTS
ARLINGTON HEIGHTS VILLAGE HALL
33 S. ARLINGTON HEIGHTS ROAD
COMMUNITY ROOM
January 21, 2014 – 7:30 PM**

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

BOARD MEMBERS PRESENT: Mayor Tom Hayes; Trustees Blackwood, Glasgow, LaBedz, Rosenberg, Scaletta, Sidor, Tinaglia

BOARD MEMBERS ABSENT: Trustee Farwell

STAFF MEMBERS PRESENT: Village Manager Bill Dixon

OTHERS PRESENT: Ryan Danzinger, Chair, Commission for Citizens with Disabilities; Steve Fromm, Chair, Special Events Commission

1. **INTERVIEW OF COREY AXELROD FOR THE CITIZENS WITH DISABILITIES COMMISSION – TERM ENDING: 4/30/14**
The Board reviewed Mr. Axelrod's resume and discussed his interest in serving on the Citizens with Disabilities Commission. Following discussion, **TRUSTEE SIDOR MOVED, TRUSTEE BLACKWOOD SECONDED A MOTION RECOMMENDING MR. AXELROD'S APPOINTMENT TO THE CITIZENS WITH DISABILITIES COMMISSION.** The motion passed 8-0.
2. **INTERVIEW OF COLLEEN ENGLE FOR THE SPECIAL EVENTS COMMISSION – TERM ENDING: 4/30/15**
The Board reviewed Ms. Engle's resume and discussed her interest in serving on the Special Events Commission. Following discussion, **TRUSTEE GLASGOW MOVED, TRUSTEE BLACKWOOD SECONDED A MOTION RECOMMENDING MS. ENGLE'S APPOINTMENT TO THE SPECIAL EVENTS COMMISSION.** The motion passed 8-0.
3. **OTHER BUSINESS**
Mayor Hayes advised the Trustees that he would have some comments at the 8:00 p.m. Formal Meeting clarifying information in the Daily Herald's January 21 Editorial regarding Metropolis Performing Arts Centre.
4. **ADJOURNMENT**
The meeting adjourned at 7:52 PM.



Item: Village Board 01/21/2014

Department: Village Clerk

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:

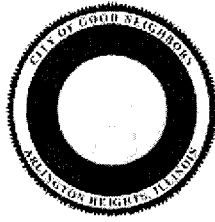
ATTACHMENTS:

Description

[Village Board 01/21/2014](#)

Type

Minutes



January 21, 2014
8:00 PM

MINUTES
President and Board of Trustees
Village of Arlington Heights

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL OF MEMBERS

The Village Clerk called the roll with President Hayes and the following Trustees responding: Blackwood, Sidor, Glasgow, Tinaglia, LaBedz Rosenberg, and Scaletta.

Trustee Farwell was absent.

Also present were Village Manager Bill Dixon, Assistant to the Village Manager Diana Mikula, Assistant Village Attorney Robin Ward, Director of Planning and Economic Development Charles Perkins and Village Clerk Becky Hume.

IV. APPROVAL OF MINUTES



A. Village Board 01/06/2014

Approved

Trustee Robin LaBedz moved to approve. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .

V. APPROVAL OF ACCOUNTS PAYABLE



A. Warrant Register of 1/15/2014

Approved

Trustee Bert Rosenberg moved to approve the Warrant Register dated 1/15/2014 in the amount of \$1,569,489.28. Trustee Thomas Glasgow Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .

VI. RECOGNITIONS AND PRESENTATIONS

VII. PUBLIC HEARINGS

VIII. CITIZENS TO BE HEARD

Janet McDonnell of 1322 N. Vail expressed her appreciation to the Village for its demonstrated commitment to the environment and renewable energy. She noted that in 2013 the Village was awarded the Governor's Sustainability Award and was designated a Green Power Community. By participating in the electrical aggregation program and purchasing clean renewable energy the Village is acting as good stewards of the environment. She announced an upcoming workshop on Municipal Electrical Aggregation at the Arlington Heights Memorial Library on Saturday, February 1 from 11:30-2:00. All are welcome.

President Hayes thanked Ms. McDonnell for publicizing the workshop and her kind comments. He also thanked the community for its support of these initiatives and staff for its support.

IX. OLD BUSINESS



- A. Report of the Committee-of-the-Whole Meeting of Jan. 13, 2014 Approved

Community Development Block Grant FY2014/2015 -
HUD Annual Action Plan for 2014/2015

Trustee Glasgow moved, seconded by Trustee Tinaglia that the Committee-of-the-Whole recommend to the Village Board, following consideration of public comments, the CDBG funding requests, and the staff's recommendations on the funding requests that a notification be published announcing the availability of the draft 2014/2015 Annual Action Plan for the 30-day public comment period. The motion passed unanimously.

Trustee Thomas Glasgow moved to approve staff's recommendations of the CDBG funding requests and that a notification be published announcing the availability of the 2014/2015 Annual Action Plan draft and the commencement of the 30-day public comment period. Trustee Jim Tinaglia Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



- B. Report of the Committee-of-the-Whole Meeting of Jan. 21, 2014 Approved

Interview of Corey Axelrod for Appointment to the
Commission for Citizens with Disabilities

President Hayes administered the Oath of Office to Mr. Axelrod.

Trustee Mike Sidor moved to concur with the Mayor's appointment of Corey Axelrod to the Citizens with Disabilities Commission with a term ending 4/30/14. Trustee Thomas Glasgow Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



- C. Report of the Committee-of-the-Whole Meeting of Jan. 21, 2014 Approved

Interview of Colleen Engle for Appointment to the Special
Events Commission

President Hayes administered the Oath of Office to Ms. Engle.

Trustee Thomas Glasgow moved to concur with the Mayor's appointment of Colleen Engle to the Special Events Commission with a term ending 4/30/15. Trustee Carol Blackwood Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .

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 OLD BUSINESS

CONSENT APPROVAL OF BIDS



A. Computer Replacement Program

Approved

Trustee Thomas Glasgow moved to approve. Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



B. Laserfiche Standard Web Portal

Approved

Trustee Thomas Glasgow moved to approve. Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



C. Waiver of Bid for Hearts of Gold Awards Dinner

Approved

Trustee Thomas Glasgow moved to approve. Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .

CONSENT LEGAL



A. A Resolution Accepting a Plat of Dedication for Public
Right-of-Way
(Autumn Leaves, 1625 S. Arlington Heights Road)

Approved

Trustee Thomas Glasgow moved to approve R14-002. Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



- B. A Resolution Accepting a Plat of Easement for Sanitary Sewer and Public Sidewalk Purposes (Autumn Leaves, 1625 S. Arlington Heights Road) Approved

Trustee Thomas Glasgow moved to approve R14-003. Trustee John Scaletta Seconded the Motion.

The Motion: Withdrawn

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

Absent: Farwell .



- C. A Resolution Approving an Intergovernmental Agreement Between the Village of Arlington Heights and the Arlington Heights Park District, a Taxing District Affected by TIF District 4 (12 year Extension of TIF 4) Approved

Trustee Thomas Glasgow moved to approve R14-004/A14-001. Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



- D. A Resolution Approving an Intergovernmental Agreement Between the Village of Arlington Heights and Township High School District No. 214 (TIF 4 Extension) Approved

Trustee Thomas Glasgow moved to approve R14-005/A14-002. Trustee John Scaletta Seconded the Motion.

The Motion: Withdrawn

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

Absent: Farwell .



- E. A Resolution Approving an Intergovernmental Agreement Between the Village of Arlington Heights and Community Consolidated School District No. 59 (TIF 4 Extension) Approved

Trustee Thomas Glasgow moved to approve R14-006/A14-003. Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



- F. A Resolution Approving an Intergovernmental Agreement Between the Village of Arlington Heights and Elk Grove Township (TIF 4 Extension) Approved

Trustee Thomas Glasgow moved to approve R14-007/A14-004. Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



- G. A Resolution Approving a Lease Agreement Between the Village of Arlington Heights and Tobmar International, Inc. (Lease a portion of the Arlington Heights Downtown Train Station - Gateway Newstands) Approved

Trustee Thomas Glasgow moved to approve R14-008/A14-005. Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



- H. An Ordinance Amending Chapter 13 of the Arlington Heights Municipal Code (Surrender of Class "B" and "T" liquor licenses, Dominick's Finer Foods, LLC, 325 E. Palatine Road) Approved

Trustee Thomas Glasgow moved to approve 14-003. Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .

CONSENT REPORT OF THE VILLAGE MANAGER



A. Settlement - Workers' Compensation Claim- Chabowski Approved

Trustee Thomas Glasgow moved to approve a settlement in the amount of \$21,595.89.
Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



B. Settlement - Workers' Compensation Claim - Franzen Approved

Trustee Thomas Glasgow moved to approve a settlement in the amount of \$86,972.50.
Trustee John Scaletta Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .

XI. APPROVAL OF BIDS

XII. NEW BUSINESS



A. Comprehensive Plan Annual Review Approved

Mr. Dixon said that Chapter 6 of the Municipal Code calls for the Plan Commission to conduct an annual review of the Comprehensive Plan and Official Map to discern if changes are necessary. In 2013, the following amendments were made to the Comprehensive Plan and/or Official Map:

1. Hickory Kensington Area Plan.
2. Frontier Park: Amend Land Use Map from Single Family Detached Estate 2 to Parks.
3. Autumn Leaves: Amend Land Use Map from Offices Only to Institutional.

The Plan Commission and Village staff discussed the need to update the 1997 Comprehensive Plan Document which provides more detail in support of the Village's Goals and Objectives regarding development. As a result, the Plan Commission recommended unanimously that no amendments are needed at this time. It also recommended that Staff commence the process to review and update the 1997 Comprehensive Plan including a sustainability component.

Mayor Hayes said the he is still a member of the Comprehensive Plan Subcommittee and therefore a new appointment from the Village Board to that Subcommittee is in order.

Trustee Rosenberg asked if consultants would be necessary in this process. **Mr. Dixon** said that is it possible, but not a certainty. **Mr. Perkins** said an example of when a consultant might be necessary would be for economic analysis, traffic study, graphic layout of the final design, or the facilitation of community workshops. Those exact items and costs have not been determined and won't be until the process is farther along.

Trustee Scaletta clarified that prior to hiring consultants; staff would come before the Board. **Mr. Perkins** said yes, a request could come through the Budget discussions or from a recommendation of the Comprehensive Plan Subcommittee. In either case, the Board would have the opportunity to address the use of consultants. The only situation where that might not occur is if there was a design layout cost for final printed materials that was under \$10,000 that was budgeted, but the Board would be advised if this is the case. The plan is for the lion's share of the work to be done by staff. There may be an element or two where staff needs assistance.

Trustee John Scaletta moved to concur with the Plan Commission's recommendation.
Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .



B. Dunkin' Donuts
1818 W. Northwest Highway
PC#13-021

Approved

President Hayes said the request is for a Special Use to allow a restaurant and drive-through with an outdoor eating area at 1818 West Northwest Highway. **Mr. John Lexum**, the owner, and **Ms. Kitty Carlson**, the architect, presented the project which proposes a new free standing Dunkin' Donuts at the site of the former McDonalds. They plan to tear down existing structure and build a new building.

Trustee Rosenberg expressed concern that there may not be enough parking at the site. He asked if they had contacted the landlord to see if they would be agreeable to rent parking spaces. **Mr. Lexum** agreed to speak to the landlord and he said the landlord would be open to that discussion as well. **Trustee Rosenberg** noted that there will be a 76% increase in water detention. He asked if the area had been flood prone. **Mr. Perkins** said that he was not aware of any flooding concerns, but the increase was an amazing improvement.

There was discussion comparing the Dunkin' Donuts on Arlington Heights Road to this new location. **Mr. Lexum** said this space is larger than the Arlington Heights Road

space and has much more car stacking available. It does not have a straight out exit, but rather a turn exit. It also has a bypass lane all the way around the building. If backups occur, there is a condition for the petitioner to install a median to circulate traffic around to site to provide ample stacking. Changes to the driveway require State approval. **Ms. Carlson** said that IDOT has given preliminary approval for this driveway.

Trustee Blackwood asked for a description of the outdoor café area. **Ms. Carlson** said that it will be a patio with a couple of tables with umbrellas. **Trustee Blackwood** asked if the cross access with Dakota K will be implemented. **Mr. Perkins** said that as the uses of the properties are so different, it is not appropriate to require the connection. He said it would also mean the loss of some parking spaces.

Trustee Scaletta also expressed concern with parking. He said in addition to Dakota K's there is a Dry Cleaning business behind them and an open field of parking at the Race Track train station. He asked Mr. Lexum if he would find a way to take employees' vehicles off site if necessary. **Mr. Lexum** said yes and that he would not harm the business potential by having staff parking in customer's spots. He has 26 franchises around Chicagoland and will move to make sure that parking is not an issue. **Mr. Perkins** said that he didn't think this needed to be a condition as it is in their best interest to make sure there is ample parking. **Mr. Dixon** said the intention will be captured in the minutes.

Trustee LaBedz clarified the order fulfillment time for this operator is less than 120 seconds per order.

Trustee Sidor noted that the operator typically moves a car every two minutes.

Trustee John Scaletta moved to approve. Trustee Carol Blackwood Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .

XIII. LEGAL

XIV. APPOINTMENTS

XV. PETITIONS AND COMMUNICATIONS

President Hayes responded to the Daily Herald Opinion of January 21, 2013 regarding the Metropolis Performing Arts Center Theater Task Force Report. The report was the work of a volunteer group of citizens who came forward and volunteered their time and expertise at no cost to either Metropolis or the Village. The report was provided to the Metropolis Board of Directors and is a working document. It is considered an action item for the Metropolis Board of Directors and the citizens group reported

directly to that organization. He said the report has been helpful to the Metropolis Board of Directors.

This report was not commissioned by the Village of Arlington Heights. A courtesy copy was provided to the Mayor and subsequently the entire Village Board. The Village Board is grateful for their help. Many of the recommendations were already in the works and more of them will be implemented in the future. There was no intent to hide this report from the public. President Hayes thanked the citizen's committee for their work and dedication.

XVI. REPORT OF THE VILLAGE MANAGER

XVII. ADJOURNMENT

Trustee Robin LaBedz moved to adjourn at 8:36 p.m. Trustee Bert Rosenberg Seconded the Motion.

The Motion: Passed

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

Absent: Farwell .

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: Warrant Register of 1/30/2014

Department: Village Clerk

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:

ATTACHMENTS:

Description	Type
Warrant Register 1/30/2014	Warrant Register



VILLAGE OF ARLINGTON HEIGHTS

**WARRANT REGISTER FOR
CHECK DATE: 1 - 30 - 2014**

Fund	Fund Description	Total Transaction Amount
101	General Fund	\$332,849.79
215	CDBG Fund	\$4,475.00
227	Foreign Fire Ins Tax Fund	\$6,132.07
231	Criminal Investigation Fd	\$249.07
235	Municipal Parkg Opr Fund	\$2,163.53
301	Debt Service Fund	\$428.00
401	Capital Projects Fund	\$39,457.15
426	Flood Control V Fund	\$2,596.00
435	EAB Fund	\$222.00
505	Water and Sewer Fund	\$766,599.44
511	Solid Waste Fund SWANCC	\$75,060.57
515	Arts,Entert & Events Fund	\$850.00
605	Health Insurance Fund	\$6,848.00
606	Retiree Health Ins Fund	\$4,210.00
611	General Liability Ins Fnd	\$28,423.94
615	Workers Compensation Ins	\$89,344.85
621	Fleet Operations Fund	\$23,534.06
625	Technology Fund	\$10,557.50
715	Guaranty Deposits Fund	\$6,035.00
721	Escrow Deposits Fund	\$2,000.00
TOTAL ALL FUNDS		\$1,402,035.97

Check Date: 2014 -1 - 30

Date: Wednesday, January 29, 2014

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WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 0					
Division: 0					
183288	721-0000-221.10-08	ALOHA WATER	REFUND METER DEPOSIT	\$1,000.00	\$1,000.00
183291	505-0000-140.10-00	AMERICAN PRINTING TECHNOLOGIES	POSTAGE FEES 1/7 & 1/14	\$2,056.31	\$2,056.31
183311	721-0000-221.10-08	AUTUMN TREE CARE EXPERTS	REFUND METER DEPOSIT	\$1,000.00	\$1,000.00
183316	101-0000-433.14-00	BLUE CROSS BLUE SHIELD	REFUND AMBULANCE CLAIM	\$393.21	\$393.21
183321	715-0000-220.93-00	BRICKTON BUILDERS LLC	REFUND BOND	\$250.00	\$250.00
183324	101-0000-140.51-00	CANON SOLUTIONS AMERICA	LEASE AGREEMENT	\$18.68	\$18.68
183331	505-0000-452.42-00	KUEI LIEN CHEN	REFUND FINAL WATERBILL	\$26.40	\$26.40
183348	715-0000-220.93-00	NATALIE CORRES	REPL LOST CK 180186	\$200.00	\$200.00
183354	505-0000-452.42-00	DIVERSIFIED PROPERTY MGMT	REFUND FINAL WATERBILL	\$21.54	\$21.54
183356	715-0000-220.93-00	DOWNES SWIMMING POOL CO	REFUND BOND	\$850.00	\$850.00
183369	715-0000-220.93-00	GAMBINO, MARIO	REFUND BOND	\$200.00	\$200.00
183378	101-0000-210.96-00	HARRIS TRUST & SAVINGS BANK	WIRED RTA CHICAGO	\$53.82	\$53.82
183403	715-0000-220.93-00	JOHN LOHRMANN	REFUND BOND	\$200.00	\$200.00
183406	715-0000-220.93-00	JRC CONSTRUCTION INC	REFUND BOND	\$200.00	\$250.00
			REFUND BOND	\$50.00	
183407	715-0000-220.93-00	JRC DESIGN BUILD	REFUND BOND	\$100.00	\$100.00
183410	505-0000-452.42-00	DENNIS KAPKA	REFUND FINAL WATERBILL	\$42.30	\$42.30
183418	715-0000-220.93-00	LAURA MLEKO	REFUND BOND	\$200.00	\$200.00
183425	505-0000-452.42-00	JOHN LOHRMANN	REFUND FINAL WATERBILL	\$20.80	\$20.80
183431	715-0000-220.93-00	MAUREEN MULLIGAN	REFUND BOND	\$200.00	\$200.00
183432	715-0000-220.93-00	MAUREEN MULLIGAN	REFUND BOND	\$200.00	\$200.00
183433	715-0000-220.93-00	MAUREEN MULLIGAN	REFUND BOND	\$200.00	\$200.00
183443	715-0000-220.93-00	MILLER BRUCE	REFUND BOND	\$1,785.00	\$1,785.00
183451	505-0000-452.42-00	HIROYUKI NAKANO	REFUND FINAL WATERBILL	\$13.65	\$13.65
183457	101-0000-433.14-00	NGS	REFUND AMBULANCE CLAIM	\$286.49	\$286.49
183462	505-0000-452.42-00	NORTHWEST METALCRAFT	REFUND FINAL WATERBILL	\$22.80	\$22.80
183476	715-0000-220.93-00	PETER MCGOVERN	REFUND BOND	\$500.00	\$500.00
183477	715-0000-220.93-00	PETER MCGOVERN	REFUND BOND	\$200.00	\$200.00
183478	715-0000-220.93-00	PETER MCGOVERN	REFUND BOND	\$200.00	\$200.00
183489	101-0000-432.02-00	RATHJE & WOODWARD LLC	PLAN COMM REIMBURSEMENT	\$850.00	\$850.00
183494	715-0000-220.93-00	ROSEBROOK POOLS	REFUND BOND	\$100.00	\$100.00

Check Date: 2014 -1 - 30

WARRANT REGISTER - GM0002

Date: Wednesday, January 29, 2014
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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
183502	505-0000-452.42-00	KELLY SCHMIDT	REFUND FINAL WATERBILL	\$249.00	\$249.00
183514	715-0000-220.93-00	T MICHAEL DENNEHEY	REFUND BOND	\$150.00	\$150.00
183520	715-0000-220.93-00	TOM RUTENBER	REFUND BOND	\$50.00	\$50.00
183521	715-0000-220.93-00	TPC CONSTRUCTION LLC	REFUND BOND	\$200.00	\$200.00
Total Division:				\$12,090.00	
Total Department:				\$12,090.00	

Check Date: 2014 -1 - 30

WARRANT REGISTER - GM0002

Date: Wednesday, January 29, 2014

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 1 Board of Trustees					
Division: 1					
183303	101-0101-501.21-65	ARLINGTON SIGNS & BANNERS	NAME PLATES	\$80.00	\$80.00
183426	101-0101-501.21-65	LORELLE COMMUNICATIONS INC	BOARD MTG 1-6 & 1-21-14	\$4,500.00	\$4,800.00
			VIDEO PRODUCTION 1-5-14	\$300.00	
Total Division:				\$4,880.00	
Total Department:				\$4,880.00	

Check Date: 2014 -1 - 30

WARRANT REGISTER - GM0002

Date: Wednesday, January 29, 2014
Page 4

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 2 Village Manager					
Division: 1					
183294	101-0201-502.21-65	AMERICANEAGLE INC	MONTHLY WEB FEE	\$49.95	\$49.95
183378	101-0201-502.22-02	HARRIS TRUST & SAVINGS BANK	ICMA	\$912.00	\$912.00
183394	101-0201-502.22-02	IL NATOA	MEMBERSHIP DUES	\$75.00	\$75.00
183479	101-0201-502.22-03	PETTY CASH	TRAINING	\$25.00	\$50.00
			TRAINING	\$25.00	
Total Division:				\$1,086.95	
Total Department:				\$1,086.95	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 3 Human Resources					
Division: 1					
1917	606-0301-552.20-55	THOMAS JONES	REFUND OVERPAYMENT INS	\$1,824.00	\$1,824.00
183317	606-0301-552.20-55	RITA BORLAND	REFUND OVERPAYMENT INS	\$1,870.00	\$1,870.00
183367	615-0301-552.20-50	GALLAGHER BASSETT SERVICES	ONSITE WORKERS' COMP	\$1,000.00	\$1,000.00
183368	615-0301-552.42-75	GALLAGHER BASSETT SERVICES INC	CLAIMS - MEDICAL LOSS	\$23,954.56	\$23,954.56
	615-0301-552.42-80		CLAIMS - WC SALARY REPLMT	\$63,985.29	\$63,985.29
183378	101-0301-503.22-03	HARRIS TRUST & SAVINGS BANK	ALLIANCE FOR INNOVATION	\$49.00	\$1,023.00
			NATL PUBLIC EMPLOYER	\$180.00	
			NATL PUBLIC EMPLOYER	\$180.00	
			NATL PUBLIC EMPLOYER	\$55.00	
			NATL PUBLIC EMPLOYER	\$559.00	
	615-0301-552.22-02		PUBLIC RISK MANAGEMENT	\$385.00	\$385.00
183396	101-0301-503.22-03	IL PUBLIC EMPLOYER LABOR RELATIONS	TRAINING	\$55.00	\$55.00
183460	605-0301-552.20-50	NORTHWEST COMMUNITY HOSPITAL	SERVICE HEALTH TESTING	\$202.00	\$6,848.00
			SERVICE HEALTH TESTING	\$2,736.00	
			SERVICE HEALTH TESTING	\$1,492.00	
			SERVICE HEALTH TESTING	\$2,418.00	
183479	615-0301-552.20-50	PETTY CASH	EMPLOYEE PROGRAM	\$20.00	\$20.00
183488	101-0301-503.22-03	RATH, MARY	TRAINING	\$330.00	\$330.00
183501	606-0301-552.20-55	THOMAS SCHAEFER	REFUND INS OVERPAYMENT	\$516.00	\$516.00
Total Division:				\$101,810.85	
Total Department:				\$101,810.85	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 4 Legal Department					
Division: 1					
183324	101-0401-503.30-05	CANON SOLUTIONS AMERICA	OFFICE SUPPLIES	\$135.00	\$497.50
			OFFICE SUPPLIES	\$362.50	
183335	101-0401-503.21-65	CHICAGO TITLE COMPANY LLC	OWNERSHIP SEARCH	\$60.00	\$120.00
			OWNERSHIP SEARCH	\$60.00	
183360	101-0401-503.20-15	ERNEST R BLOMQUIST PC	RETAINER	\$4,170.00	\$4,170.00
183361	101-0401-503.22-05	FEDERAL EXPRESS	SHIPPING/DELIVERY SERVICE	\$28.12	\$28.12
183378	101-0401-503.22-03	HARRIS TRUST & SAVINGS BANK	NATL PUBLIC EMPLOYER	\$180.00	\$739.00
			NATL PUBLIC EMPLOYER	\$559.00	
183386	101-0401-503.20-20	HOLLAND & KNIGHT LLP	LEGAL SERVICES-12-2013	\$220.00	\$220.00
183493	101-0401-503.21-65	ROSE MARY JURINEK	COURT REPORTER	\$665.00	\$980.00
			COURT REPORTER	\$315.00	
183518	101-0401-503.33-05	THOMSON REUTERS-WEST	INFORMATION CHARGES	\$462.23	\$462.23
Total Division:				\$7,216.85	
Total Department:				\$7,216.85	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 5 Finance					
Division: 1					
183281	101-0501-503.30-05	A AND E RUBBER STAMP CORP	OFFICE SUPPLIES	\$106.50	\$106.50
183318	101-0501-503.21-02	BRADFORD SYSTEMS CORP	EQUIPMENT MAINTENANCE	\$900.00	\$900.00
183335	101-0501-503.21-65	CHICAGO TITLE COMPANY LLC	TITLE SEARCH	\$60.00	\$180.00
			TITLE SEARCH	\$60.00	
			TITLE SEARCH	\$60.00	
183368	611-0501-552.42-53	GALLAGHER BASSETT SERVICES INC	CLAIMS - VEHICLE LOSS	\$13,404.47	\$13,404.47
	611-0501-552.42-60		CLAIMS - LIABILITY LOSS	\$15,019.47	\$15,019.47
183378	101-0501-503.30-01	HARRIS TRUST & SAVINGS BANK	KWE*KIPLINGER EDITORS	\$89.00	\$89.00
	101-0501-503.30-05		GAYLORD BROS INC	\$113.06	\$113.06
	101-0501-503.33-05		INTUIT *QB ONLINE	\$456.82	\$456.82
183454	101-0501-503.21-02	NEOPOST USA INC	EQUIPMENT MAINTENANCE	\$1,683.00	\$1,683.00
183458	101-0501-503.22-02	NIGP ACCOUNTING DEPT	MEMBERSHIP RENEWAL	\$185.00	\$185.00
183467	101-0501-503.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$100.34	\$118.32
			OFFICE SUPPLIES	\$17.98	
183472	101-0501-503.22-01	PADDOCK PUBLICATIONS INC	ADVERTISING	\$56.70	\$56.70
Total Division:				\$32,312.34	
Total Department:				\$32,312.34	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 6 Information Technology					
Division: 1					
183294	625-0601-553.20-39	AMERICANEAGLE INC	HOSTING FEES	\$180.00	\$180.00
183341	625-0601-553.21-65	COMCAST PROCESSING CENTER	ACCT 907065060	\$5,661.79	\$5,661.79
183366	625-0601-572.50-10	FUTURE LINK OF ILLINOIS INC	TX204 BACKUP BATTERY	\$195.15	\$195.15
183378	625-0601-553.30-01	HARRIS TRUST & SAVINGS BANK	AMAZON.COM	\$21.25	\$21.25
	625-0601-553.33-05		SOFTMART	\$122.20	\$1,082.20
			SOFTMART	\$960.00	
183455	625-0601-572.50-10	NETRIX	REPLACEMENT PRINTERS	\$1,911.77	\$1,911.77
183465	625-0601-553.21-02	OAK BROOK OFFICE SOLUTIONS INC	EQUIPMENT MAINTENANCE	\$125.00	\$125.00
183467	625-0601-553.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$129.99	\$129.99
183530	625-0601-553.21-65	VERIZON WIRELESS	INV 9718571467	\$483.48	\$483.48
801324	625-0601-553.21-65	AT & T	8310002604723	\$571.38	\$571.38
Total Division:				\$10,362.01	
Total Department:				\$10,362.01	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 7 GIS					
Division: 1					
183378	625-0701-553.30-05	HARRIS TRUST & SAVINGS BANK	AMAZON.COM	\$24.73	\$24.73
	625-0701-553.33-05		PAYPAL *THEMETRUST	\$49.00	\$49.00
183529	625-0701-553.21-65	VERIZON WIRELESS	INV 9718211500	\$121.76	\$121.76
Total Division:				\$195.49	
Total Department:				\$195.49	

Check Date: 2014 -1 - 30

WARRANT REGISTER - GM0002

Date: Wednesday, January 29, 2014
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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 10 Boards & Commissions					
Division: 8					
183302	101-1008-502.20-75	ARLINGTON RENTAL INC	TABLE RENTAL-POLICE EXAM	\$1,045.00	\$1,045.00
183404	101-1008-502.20-75	JOHN REID & ASSOCIATES	APPLICANT ASSESSMENT	\$200.00	\$200.00
Total Division:				\$1,245.00	
Division: 18					
183532	515-1018-525.40-55	VISUAL EDGE CREATIVE SERVICES	MANE EVENT BROCHURES	\$850.00	\$850.00
Total Division:				\$850.00	
Division: 21					
183479	101-1021-502.40-40	PETTY CASH	ECONO ALLIANCE	\$28.09	\$28.09
Total Division:				\$28.09	
Total Department:				\$2,123.09	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 30 Police Department					
Division: 1					
183285	101-3001-511.30-35	JEFFREY C AIELLO	CLOTHING REIMBURSEMENT	\$11.00	\$11.00
183290	101-3001-511.30-35	AMERICAN OUTFITTERS	CLOTHING	\$813.87	\$813.87
183295	101-3001-511.22-03	VALERIE ANDREWS	TRAINING	\$15.00	\$15.00
183304	101-3001-511.30-35	ASR/KALE	CLOTHING	\$117.90	\$16,145.63
			CLOTHING	\$58.95	
			CLOTHING	\$83.70	
			CLOTHING	\$9.00	
			CLOTHING	\$280.85	
			CLOTHING	\$331.80	
			CLOTHING	\$449.35	
			CLOTHING	\$91.90	
			CLOTHING	\$57.00	
			CLOTHING	\$128.00	
			CLOTHING	\$72.95	
			CLOTHING	\$38.50	
			CLOTHING	\$127.90	
			CLOTHING	\$27.50	
			CLOTHING	\$169.08	
			CLOTHING	\$668.00	
			CLOTHING	\$1,321.90	
			CLOTHING	\$275.70	
			CLOTHING	\$287.00	
			CLOTHING	\$150.00	
			CLOTHING	\$43.00	
			CLOTHING	\$71.90	
			CLOTHING	\$176.85	
			CLOTHING	\$10.00	
			CLOTHING	\$39.00	
			CLOTHING	\$147.95	
			CLOTHING	\$105.55	
			CLOTHING	\$40.50	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
183304	101-3001-511.30-35	ASR/KALE	CLOTHING	\$156.09	\$16,145.63
			CLOTHING	\$241.80	
			CLOTHING	\$57.00	
			CLOTHING	\$42.70	
			CLOTHING	\$95.50	
			CLOTHING	\$127.40	
			CLOTHING	\$56.20	
			CLOTHING	\$132.00	
			CLOTHING	\$1,031.27	
			CLOTHING	\$131.90	
			CLOTHING	\$108.00	
			CLOTHING	\$255.80	
			CLOTHING	\$24.00	
			CLOTHING	\$186.00	
			CLOTHING	\$96.45	
			CLOTHING	\$255.80	
			CLOTHING	\$759.00	
			CLOTHING	\$158.50	
			CLOTHING	\$70.80	
			CLOTHING	\$79.99	
			CLOTHING	\$103.90	
			CLOTHING	\$31.75	
			CLOTHING	\$288.30	
			CLOTHING	\$112.00	
			CLOTHING	\$23.75	
			CLOTHING	\$550.00	
			CLOTHING	\$22.50	
			CLOTHING	\$1,562.95	
			CLOTHING	\$17.50	
			CLOTHING	\$72.95	
			CLOTHING	\$23.95	
			CLOTHING	\$44.95	
			CLOTHING	\$202.50	
			CLOTHING	\$453.70	
			CLOTHING	\$141.50	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
183304...	101-3001-511.30-35...	ASR/KALE...	CLOTHING	\$99.99	\$16,145.63...
			CLOTHING	\$56.00	
			CLOTHING	\$99.95	
			CLOTHING	\$95.00	
			CLOTHING	\$501.00	
			CLOTHING	\$199.95	
			CLOTHING	\$127.90	
			CLOTHING	\$274.50	
			CLOTHING	\$112.00	
			CLOTHING	\$177.14	
			CLOTHING	\$96.45	
			CLOTHING	\$246.00	
			CLOTHING	\$56.00	
			CLOTHING	\$15.75	
			CLOTHING	\$200.95	
			CLOTHING	\$171.47	
			CLOTHING	\$56.00	
			CLOTHING	\$123.45	
			CLOTHING	\$186.00	
			CLOTHING	\$28.00	
			CLOTHING	\$69.50	
			CLOTHING	\$52.50	
	101-3001-511.33-25		CLOTHING	\$550.00	\$550.00
183305	101-3001-511.22-02	ASSOC OF FINANCIAL	DUES	\$30.00	\$30.00
183306	101-3001-511.22-02	ASSOC OF POLICE SOCIAL WORKERS	DUES	\$40.00	\$40.00
183320	235-3001-532.33-05	BRAZOS TECHNOLOGY	SUPPLIES	\$100.00	\$100.00
183322	401-3001-572.50-10	BUSINESS OFFICE SYSTEMS	FURNITURE, OFFICE	\$1,288.98	\$1,384.00
			SHIPPING/DELIVERY SERVICE	\$95.02	
183351	101-3001-511.30-35	MARK DEL BOCCIO	CLOTHING REIMBURSEMENT	\$144.98	\$144.98
183371	101-3001-511.30-35	DOUGLAS GLANZ	CLOTHING REIMBURSEMENT	\$130.87	\$130.87
183372	101-3001-511.21-65	GLUECKERT FUNERAL HOME LTD	MORGUE TRANSPORT	\$400.00	\$400.00
183374	101-3001-511.33-25	GRAPHIC PARTNERS INC	TARGETS	\$640.00	\$640.00
183378	101-3001-511.22-02	HARRIS TRUST & SAVINGS BANK	FBI NATIONAL ACADEMY	\$95.00	\$315.00
			PAYPAL *ILLINOISASS	\$100.00	
			IACP	\$120.00	

WARRANT REGISTER - GM0002

Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
183378...	101-3001-511.33-25	HARRIS TRUST & SAVINGS BANK...	GROUPON INC	\$43.57	\$43.57
183390	101-3001-511.22-03	HUDGENS STEVEN	TRAINING	\$15.00	\$30.00
			TRAINING	\$15.00	
183391	101-3001-511.22-03	IL CRISIS NEGOTIATORS ASSOC	REGISTRATION	\$500.00	\$500.00
183397	101-3001-511.21-65	IMAGING SYSTEMS INC	ANNUAL SOFTWARE RENEWAL	\$7,488.00	\$7,488.00
183399	101-3001-511.22-10	INNERWORKINGS LLC	SERVICE PRINTING	\$99.78	\$99.78
183401	101-3001-511.22-02	INTL ASSOC CHIEFS OF POLICE	DUES	\$50.00	\$50.00
183402	101-3001-511.22-02	INTL ASSOC CHIEFS OF POLICE	DUES	\$120.00	\$120.00
183405	101-3001-511.21-65	JP MORGAN CHASE	PROCESSING FEE	\$29.66	\$29.66
183419	101-3001-511.21-65	LAUTERBURG & OEHLER FUNERAL HOME	MORGUE TRANSPORT	\$3,500.00	\$3,500.00
183429	101-3001-511.30-35	MANDEL, RUSSELL	CLOTHING REIMBURSEMENT	\$95.58	\$95.58
183434	101-3001-511.30-35	MAY SCOTT	CLOTHING REIMBURSEMENT	\$565.10	\$565.10
183435	101-3001-511.21-65	MC DONALDS CORPORATION	SERVICE MISCELLANEOUS	\$174.71	\$269.85
			SERVICE MISCELLANEOUS	\$95.14	
183449	101-3001-511.30-35	MULLEN MICHAEL	CLOTHING REIMBURSEMENT	\$98.94	\$98.94
183463	101-3001-511.22-03	NORTHWEST POLICE ACADEMY	REGISTRATION	\$100.00	\$100.00
183468	101-3001-511.30-05	OFFICE MAX CONTRACT INC	OFFICE SUPPLIES	\$24.93	\$24.93
183480	101-3001-511.22-03	PETTY CASH/POLICE	TRAINING	\$40.00	\$40.00
	101-3001-511.33-25		SUPPLIES	\$30.77	\$101.29
			SUPPLIES	\$25.95	
			SUPPLIES	\$27.58	
			SUPPLIES	\$16.99	
	235-3001-532.33-05		SUPPLIES	\$4.89	\$4.89
183482	101-3001-511.22-03	PIOTR POREBSKI	TRAINING	\$15.00	\$30.00
			TRAINING	\$15.00	
183492	101-3001-511.22-03	BRANDI ROMAG	TRAINING	\$15.00	\$30.00
			TRAINING	\$15.00	
183500	101-3001-511.33-25	SAM'S CLUB	SUPPLIES	\$137.78	\$137.78
183503	101-3001-511.21-65	SERVICE MASTER	BIO-HAZARD CLEANING	\$475.00	\$475.00
183508	101-3001-511.21-02	SPECIALTY VEHICLE SOLUTIONS LLC	EQUIPMENT MAINTENANCE	\$100.00	\$100.00
183515	101-3001-511.33-25	TACTICAL MEDICAL SOLUTIONS	POLICE EQUIPMENT & SUPPLY	\$306.40	\$4,204.60
			SHIPPING/DELIVERY SERVICE	\$3,898.20	
183526	101-3001-511.30-35	UTTERBACK BENJAMIN	CLOTHING REIMBURSEMENT	\$30.00	\$30.00
183534	101-3001-511.21-65	WALGREEN COMPANY	SERVICE MISCELLANEOUS	\$13.09	\$51.97
			SERVICE MISCELLANEOUS	\$38.88	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Total Division:				\$38,941.29	
Division: 3					
183296	231-3003-511.40-11	ANIMAL FEEDS AND NEEDS	CANINE UNIT PROGRAM	\$62.99	\$62.99
183345	231-3003-511.40-11	COMMUNICATION REVOLVING FUND	SERVICE MISCELLANEOUS	\$186.08	\$186.08
Total Division:				\$249.07	
Total Department:				\$39,190.36	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 35 Fire					
Division: 1					
183286	101-3501-512.21-02	AIR ONE EQUIPMENT	SERVICE EQUIPMENT	\$192.50	\$192.50
183362	101-3501-512.32-80	FIRE PROTECTION PUBLICATIONS	LT. PROMOTIONAL TEXT	\$345.58	\$345.58
183373	401-3501-572.50-15	GRAINGER W W INC	FIRE PROTECTION EQUIP/SUP	\$1,089.48	\$1,089.48
183375	101-3501-512.31-85	GRAYBAR ELECTRIC COMPANY	HARDWARE SUPPLIES	\$538.72	\$538.72
183383	101-3501-512.31-85	HEIMAN FIRE EQUIPMENT	FIRE PROTECTION EQUIP/SUP	\$163.20	\$163.20
183385	101-3501-512.31-85	HENRY SCHEIN MATRX MEDICAL	SAFETY & FIRST AID EQUIP.	\$2,159.55	\$2,159.55
183387	101-3501-512.31-55	HOME DEPOT CREDIT SERVICES	BUILDER'S SUPPLIES	\$12.34	\$12.34
183439	101-3501-512.21-65	METRO-WESTERN COOK CREDIT	CREDIT CHECKS	\$108.00	\$108.00
183440	101-3501-512.22-02	METROPOLITAN EMERGENCY SUPPORT	2014 ANNUAL DUES	\$600.00	\$600.00
183453	101-3501-512.22-02	NATL FIRE PROTECTION ASSOC	RENEWAL-CMD TAMOSAITS	\$165.00	\$165.00
183459	101-3501-512.21-65	NORTHWEST COMMUNITY HOSP EMS	SERVICE DATA PROC, SFTWR	\$1,513.12	\$1,513.12
183467	101-3501-512.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$239.01	\$483.15
			OFFICE SUPPLIES	\$244.14	
183470	101-3501-512.31-65	OSI BATTERIES INC	BATTERIES	\$198.11	\$198.11
183474	101-3501-512.22-03	SEBASTIAN PARKER	PARAMEDIC SCHOOL EXPENSE	\$101.75	\$101.75
183487	101-3501-512.31-60	R H MEDICAL	OXYGEN CYLINDER TEST	\$99.90	\$99.90
183495	101-3501-512.31-60	RT 12 RENTAL CO INC	KEROSENE	\$162.50	\$260.00
			KEROSENE	\$97.50	
183537	101-3501-512.31-65	WITMER PUBLIC SAFETY GROUP	BATTERIES	\$63.96	\$63.96
183538	101-3501-512.22-15	XEROX CORPORATION	MAINTENANCE AGREEMENT	\$85.00	\$155.40
			MAINTENANCE AGREEMENT	\$17.60	
			MAINTENANCE AGREEMENT	\$17.60	
			MAINTENANCE AGREEMENT	\$17.60	
			MAINTENANCE AGREEMENT	\$17.60	
Total Division:				\$8,249.76	
Total Department:				\$8,249.76	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 37 Foreign Fire Insurance					
Division: 1					
183287	227-3701-512.22-03	MARK ALECKSON	LT. PROMOTIONAL TEXT	\$64.50	\$64.50
183315	227-3701-512.22-03	ANDREW BENKERT	LT. PROMOTIONAL TEXT	\$163.67	\$163.67
183327	227-3701-512.22-03	REGINALD CASTILLO	TUITION REIMBURSEMENT	\$245.63	\$245.63
183352	227-3701-512.22-03	DELORENZO DAVID	LT. PROMOTIONAL TEXT	\$157.15	\$157.15
183353	227-3701-512.22-03	JASON DEXTER	LT. PROMOTIONAL TEXT	\$347.66	\$347.66
183364	227-3701-512.22-03	KEVIN FLYNN	LT. PROMOTIONAL TEXT	\$137.22	\$137.22
183376	227-3701-512.22-03	JONATHAN GROSSMANN	LT. PROMOTIONAL TEXT	\$264.62	\$264.62
183412	227-3701-512.22-03	JASON KEDROK	LT. PROMOTIONAL TEXT	\$202.55	\$202.55
183413	227-3701-512.22-03	KIMMEL BEN	LT. PROMOTIONAL TEXT	\$163.67	\$163.67
183414	227-3701-512.22-03	KOEPPEN KENNETH	TUITION REIMBURSEMENT	\$137.74	\$137.74
183415	227-3701-512.22-03	KAZIMIERZ KRZECZKOWSKI	LT. PROMOTIONAL TEXT	\$245.58	\$245.58
183417	227-3701-512.22-03	LANDT STEVEN	LT. PROMOTIONAL TEXT	\$289.70	\$289.70
183424	227-3701-512.22-03	BRADLEY LINDGREN	LT. PROMOTIONAL TEXT	\$250.87	\$250.87
183445	227-3701-512.22-03	MARTIN MORAN	TUITION REIMBURSEMENT	\$377.84	\$377.84
183456	227-3701-512.22-03	PETER NEWMAN	LT. PROMOTIONAL TEXT	\$316.05	\$316.05
183473	227-3701-512.22-03	PHIL PALCZYNSKI	LT. PROMOTIONAL TEXT	\$239.34	\$239.34
183497	227-3701-512.22-03	CHRISTOPHER RYMUT	LT. PROMOTIONAL TEXT	\$356.52	\$356.52
183511	227-3701-512.22-03	JAMES STEMPIEN	TUITION REIMBURSEMENT	\$904.50	\$904.50
183527	227-3701-512.22-03	SCOTT VASICEK	LT. PROMOTIONAL TEXT	\$252.17	\$552.17
			TUITION REIMBURSEMENT	\$300.00	
183533	227-3701-512.22-03	VOLZ JOHN E	TUITION REIMBURSEMENT	\$418.33	\$418.33
183539	227-3701-512.22-03	MATTHEW YEGGE	LT. PROMOTIONAL TEXT	\$296.76	\$296.76
Total Division:				\$6,132.07	
Total Department:				\$6,132.07	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 40 Planning					
Division: 1					
183298	101-4001-521.40-40	AREA DEVELOPMENT	ADVERTISING	\$3,000.00	\$3,000.00
183299	101-4001-521.40-40	ARLINGTON HTS CHAMBER OF COM	PROMOTE ECON DEV	\$75.00	\$150.00
			PROMOTE ECON DEV	\$75.00	
183336	101-4001-521.40-41	CHICAGO TRIBUNE	ADVERTISING	\$1,335.00	\$1,335.00
183361	101-4001-521.22-05	FEDERAL EXPRESS	SHIPPING/DELIVERY SERVICE	\$13.48	\$31.36
			SHIPPING/DELIVERY SERVICE	\$17.88	
183378	101-4001-521.22-03	HARRIS TRUST & SAVINGS BANK	APA STREAMING PRODUCTS	\$755.00	\$755.00
	101-4001-521.30-05		BEST BUY	\$108.99	\$108.99
	101-4001-521.40-40		RETAILLIVEI	\$490.00	\$2,390.00
			ICSC	\$1,900.00	
	101-4001-521.40-41		A ZOO TO YOU	\$1,700.00	\$1,756.91
			PANERA BREAD	\$56.91	
183380	101-4001-521.22-01	STEVE HAUTZINGER	DUES	\$621.00	\$621.00
183409	101-4001-521.20-05	KANE, MC KENNA & ASSOCIATES	SERVICE PROFESSIONAL	\$6,131.25	\$6,131.25
183422	101-4001-521.21-65	LEGRAND SERVICES	TRANSCRIPT FOR PLAN COMM	\$502.55	\$502.55
183467	101-4001-521.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$243.55	\$243.55
183471	101-4001-521.40-40	PADDOCK PUBLICATIONS	PROMOTE ECON BUSINESS	\$1,645.00	\$1,645.00
183485	101-4001-521.40-41	PROPELLER	PROMOTE ECON BUS	\$300.00	\$300.00
183522	101-4001-521.40-40	TRADE & INDUSTRY DEVELOPMENT	ADVERTISING	\$1,000.00	\$1,000.00
Total Division:				\$19,970.61	
Total Department:				\$19,970.61	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 41 Community Devl Block Grnt					
Division: 1					
183329	215-4101-522.41-15	CEDA NW SELF HELP CENTER INC	CDBG PROGRAM	\$4,200.00	\$4,200.00
183428	215-4101-522.41-01	MALONEY APPRAISAL SERVICES	SF-R SERVICES	\$275.00	\$275.00
Total Division:				\$4,475.00	
Total Department:				\$4,475.00	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 45 Building & Health Service					
Division: 1					
183378	101-4501-523.22-02	HARRIS TRUST & SAVINGS BANK	INT'L ASSOC OF ELECT INSP	\$102.00	\$102.00
	101-4501-523.22-03		BMI ONLINE TRAINING	\$69.00	\$69.00
	101-4501-523.33-05		THERMOWORKS INC	\$59.99	\$59.99
183393	101-4501-523.22-02	IL FIRE INSPECTORS ASSOC	MEMBERSHIP DUES	\$95.00	\$95.00
	101-4501-523.22-03		SEMINAR	\$100.00	\$100.00
183395	101-4501-523.22-02	IL PLUMBING INSPECTORS ASSOC	MEMBERSHIP DUES	\$60.00	\$60.00
	101-4501-523.22-03		SEMINAR-L.SOEST	\$90.00	\$90.00
183441	101-4501-523.21-65	MICROSYSTEMS	SERVICE MISCELLANEOUS	\$8,514.99	\$8,514.99
183467	101-4501-523.30-05	OFFICE DEPOT	OFFICE SUPPLIES	\$148.15	\$148.15
183479	101-4501-523.22-03	PETTY CASH	TRAINING	\$20.00	\$20.00
183504	101-4501-523.33-05	SHERWIN HARDWARE	SUPPLIES	(\$8.47)	\$-8.47
183517	101-4501-523.21-65	THOMPSON ELEVATOR INSPECTION	SERVICE BLDG MAINT	\$532.00	\$570.00
			SERVICE BLDG MAINT	\$38.00	
Total Division:				\$9,820.66	
Division: 2					
183335	101-4502-523.21-10	CHICAGO TITLE COMPANY LLC	TITLE SEARCH	\$60.00	\$60.00
183347	101-4502-523.21-10	CORELOGIC SOLUTIONS LLC	PROPERTY MAINTENANCE	\$220.00	\$220.00
183378	101-4502-523.40-53	HARRIS TRUST & SAVINGS BANK	WALGREENS #9246	\$105.95	\$356.77
			RED ROOF INN	\$125.41	
			RED ROOF INN	\$125.41	
183411	101-4502-523.20-25	KATOR LCSW, ANNE	COUNSELING	\$210.00	\$210.00
183437	101-4502-523.20-25	MENS CENTER	COUNSELING	\$540.00	\$540.00
183479	101-4502-523.22-03	PETTY CASH	TRAINING	\$25.20	\$25.20
183538	101-4502-523.22-15	XEROX CORPORATION	MAINTENANCE AGREEMENT	\$85.00	\$85.00
Total Division:				\$1,496.97	
Division: 3					

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
183468	101-4503-523.30-05	OFFICE MAX CONTRACT INC	OFFICE SUPPLIES	\$74.32	\$74.32
183519	101-4503-523.22-40	THREE O THREE CAB ASSOC INC	TAXI SERVICES	\$120.00	\$120.00
183538	101-4503-523.22-15	XEROX CORPORATION	MAINTENANCE AGREEMENT	\$256.90	\$256.90
Total Division:				\$451.22	
Total Department:				\$11,768.85	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 50 Engineering					
Division: 1					
183292	101-5001-524.22-02	AMERICAN WATER WORKS ASSOC	MEMBERSHIP DUES	\$79.00	\$79.00
183337	426-5001-571.50-25	CHRISTOPHER B BURKE LTD	SERVICE CONSULTING	\$2,596.00	\$2,596.00
183338	401-5001-571.50-30	CIVILTECH ENGINEERING INC	SERVICE CONSULTING	\$10,769.59	\$10,769.59
183392	401-5001-571.50-30	IL DEPT OF TRANSPORTATION	SERVICE CONSTRUCTION	\$16,690.28	\$16,690.28
183400	101-5001-524.22-02	INSTITUTE OF TRANSPORTATION	MEMBERSHIP DUES	\$285.00	\$285.00
183479	101-5001-524.30-05	PETTY CASH	OFFICE SUPPLIES	\$8.68	\$8.68
183505	101-5001-524.20-05	SIDWELL CO	ANNUAL UPDATE SERVICE	\$100.00	\$100.00
Total Division:				\$30,528.55	
Total Department:				\$30,528.55	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 71 Public Works					
Division: 1					
183282	101-7101-531.31-75	ACTIVE ELECTRICAL SUPPLY CO	STREET LIGHT SUPPLIES	\$87.34	\$1,163.14
			STREET LIGHT SUPPLIES	\$548.70	
			STREET LIGHT SUPPLIES	\$158.80	
			STREET LIGHT SUPPLIES	\$917.00	
			STREET LIGHT SUPPLIES		
183283	101-7101-531.21-11	ACTIVE LOCK AND KEY LTD	KEY DUPS AND RINGS	\$44.15	\$44.15
183284	101-7101-531.31-85	ADDISON BUILDING MATERIAL CO	POWERLOCK MULTI-TOOL	\$79.99	\$79.99
183289	101-7101-531.21-11	AMERICAN DOOR & DOCK	SERVICE CALL	\$546.50	\$546.50
183307	101-7101-531.22-70	AT & T	ACCT 0515689822001	\$6,451.31	\$6,451.31
183314	101-7101-531.22-03	BELLANGER SCOTT	TRAINING	\$186.10	\$186.10
183319	101-7101-531.30-35	MICHAEL BRAUNSREUTER	CLOTHING	\$100.00	\$100.00
183339	101-7101-531.31-90	CLESEN ARTHUR INC	SUPPLIES	\$280.00	\$1,250.20
			BAG POWERTHAW	\$970.20	
183340	101-7101-531.22-70	COMCAST CABLE	INTERNET SCADA	\$164.90	\$164.90
183343	101-7101-531.21-50	COMMONWEALTH EDISON COMPANY	2278061084	\$99.28	\$99.28
183344	101-7101-531.21-50	COMMONWEALTH EDISON COMPANY	4103039009	\$698.61	\$698.61
183346	101-7101-531.21-11	COMPLETE CLEANING CO INC	SERVICE BLDG MAINT	\$2,630.00	\$3,100.00
			CLEANING SERVICE	\$470.00	
183349	101-7101-531.30-35	CRAWFORD BRIAN	CLOTHING REIMBURSEMENT	\$100.00	\$100.00
183373	101-7101-531.31-55	GRAINGER W W INC	SERVICE BLDG MAINT	\$33.82	\$33.82
	101-7101-531.31-75		STREET LIGHT SUPPLIES	\$30.11	\$30.11
183379	101-7101-531.21-02	HASTINGS AIR ENERGY CONTROL	EQUIPMENT MAINTENANCE	\$252.95	\$992.75
			EQUIPMENT MAINTENANCE	\$483.95	
			EQUIPMENT MAINTENANCE	\$255.85	
183381	101-7101-531.21-02	HAYES MECHANICAL	SERVICE ON AHU 2 PUMP	\$1,970.85	\$13,575.98
			EQUIPMENT MAINTENANCE	\$1,151.88	
			EQUIPMENT MAINTENANCE	\$582.99	
			EQUIPMENT MAINTENANCE	\$1,164.42	
			EQUIPMENT MAINTENANCE	\$156.00	
			EQUIPMENT MAINTENANCE	\$964.00	
			EQUIPMENT MAINTENANCE	\$668.56	

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183381	101-7101-531.21-02	HAYES MECHANICAL	REPAIR SERVICE EQUIPMENT	\$2,549.70	
			REPAIR SERVICE EQUIPMENT	\$4,367.58	
183384	101-7101-531.31-55	HENNING BROTHERS INC	BUILDING SUPPLIES	\$6.55	\$6.55
183398	101-7101-531.31-90	INDUSTRIAL SYSTEMS LTD	STREET/SIDEWALK SUPPLIES	\$1,632.01	\$10,003.88
			STREET/SIDEWALK SUPPLIES	\$1,714.58	
			STREET/SIDEWALK SUPPLIES	\$3,172.84	
			STREET/SIDEWALK SUPPLIES	\$3,484.45	
183416	101-7101-531.21-62	LAND & LAKES COMPANY	SERVICE DISPOSAL	\$18,828.00	\$18,828.00
183427	101-7101-531.31-55	LOWES COMMERCIAL SERVICES	HARDWARE SUPPLIES	\$15.81	
	101-7101-531.31-65		HARDWARE SUPPLIES	\$38.96	
	101-7101-531.31-85		TOOLS	\$33.23	\$88.00
183430	101-7101-531.30-39	MANSFIELD OIL COMPANY	FUEL,OIL,GREASE, & LUBES	\$18,137.34	\$22,668.87
			FUEL,OIL,GREASE, & LUBES	\$4,531.53	
183438	101-7101-531.21-62	MERCPAK INC	DISPOSAL SERVICE	\$550.00	\$550.00
183447	101-7101-531.31-90	MORTON SALT INC	STREET/SIDEWALK SUPPLIES	\$5,866.99	\$84,214.96
			STREET/SIDEWALK SUPPLIES	\$3,324.51	
			STREET/SIDEWALK SUPPLIES	\$4,643.53	
			STREET/SIDEWALK SUPPLIES	\$9,818.72	
			STREET/SIDEWALK SUPPLIES	\$6,259.87	
			STREET/SIDEWALK SUPPLIES	\$6,255.60	
			STREET/SIDEWALK SUPPLIES	\$9,521.39	
			STREET/SIDEWALK SUPPLIES	\$12,726.33	
			STREET/SIDEWALK SUPPLIES	\$3,647.99	
			STREET/SIDEWALK SUPPLIES	\$22,150.03	
183450	435-7101-531.40-86	KAREN NAJDOWSKI	EAB REIMBURSEMENT	\$36.00	\$36.00
183461	401-7101-572.50-15	NORTHWEST ELECTRICAL SUPPLY CO	STREET LIGHT SUPPLIES	\$1,904.76	\$9,523.80
			STREET LIGHT SUPPLIES	\$7,619.04	
183469	101-7101-531.21-15	OLIVE GROVE LANDSCAPING INC	SERVICE MISCELLANEOUS	\$3,429.75	\$3,429.75
183483	101-7101-531.30-35	PRO SAFETY INC	CLOTHING & APPAREL	\$144.75	\$144.75
183484	101-7101-531.30-35	PRO STAR	CLOTHING	\$600.93	\$600.93
183486	101-7101-531.31-65	R A ADAMS ENTERPRISES INC	SUPPLIES	\$2,291.25	\$2,291.25
183490	101-7101-531.30-35	RED WING SHOE STORE	SHOES AND BOOTS	\$100.00	\$198.97
			CLOTHING & APPAREL	\$98.97	
183491	101-7101-531.30-39	RKA PETROLEUM COMPANIES INC	FUEL,OIL,GREASE, & LUBES	\$22,832.00	\$22,832.00
183496	101-7101-531.30-35	RUSSO'S POWER EQUIPMENT INC	ARBORIST HELMET	\$270.00	\$270.00

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
183496...	101-7101-531.31-65	RUSSO'S POWER EQUIPMENT INC.	INVERTER GENERATOR	\$816.00	\$816.00
183499	435-7101-531.40-86	CHRISTINE SACKS	REPLACE CK 182132	\$186.00	\$186.00
183504	101-7101-531.31-55	SHERWIN HARDWARE	HVAC EQUIPMENT SUPPLIES	\$164.97	\$164.97
	101-7101-531.31-65		HARDWARE SUPPLIES	\$75.43	\$75.43
	101-7101-531.31-75		STREET LIGHT SUPPLIES	\$12.99	\$12.99
183507	101-7101-531.30-35	SODERBERG INC	SAFETY GLASSES	\$164.00	\$164.00
183509	101-7101-531.31-55	STANDARD PIPE & SUPPLY INC	PLUMBING EQUIP FIXT,SUPP	\$124.73	\$124.73
183510	101-7101-531.21-65	STATE OF IL FIRE MARSHALL	CURTIS - AIR TANK	\$70.00	\$210.00
			CARRIER-HEAT EXCHANGER	\$140.00	
183513	101-7101-531.21-11	SUBURBAN TRIM & GLASS	GLASS UNITS INSTALLED	\$1,672.00	\$1,672.00
183523	101-7101-531.31-45	UNITED LABORATORIES	JANITORIAL SUPPLIES	\$1,065.60	\$1,065.60
183528	101-7101-531.21-65	VERIZON WIRELESS	INV 9717266186	\$242.52	\$242.52
183531	101-7101-531.20-05	VILLAGE OF VERNON HILLS	CONSULTING	\$714.00	\$714.00
183538	101-7101-531.22-15	XEROX CORPORATION	MAINTENANCE AGREEMENT	\$140.36	\$151.16
			MAINTENANCE AGREEMENT	\$10.80	
801324	101-7101-531.22-70	AT & T	847259612412	\$59.43	\$5,112.06
			847R16051912	\$1,907.82	
			847Z97278412	\$2,412.22	
			847439786812	\$117.34	
			847394436812	\$55.44	
			847577579512	\$335.50	
			847797132112	\$61.05	
			847392086612	\$80.17	
			847577545312	\$83.09	
801326	101-7101-531.21-50	COMMONWEALTH EDISON COMPANY	1627055057	\$738.32	\$18,448.67
			3183115007	\$18.76	
			8572043011	\$201.43	
			0533073031	\$17,427.13	
			6492508009	\$63.03	
801327	101-7101-531.21-50	NICOR	40178600009	\$190.05	\$10,950.60
			28178600004	\$699.56	
			53278600001	\$1,148.62	
			55616726109	\$3,262.02	
			43278600002	\$390.12	
			19426400008	\$84.18	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
801327	101-7101-531.21-50	NICOR	96945600003	\$2,576.96	\$10,950.60...
			58401600000	\$504.76	
			94830700004	\$462.01	
			95407400001	\$1,142.30	
			38178600003	\$490.02	
Total Division:				\$244,415.28	
Total Department:				\$244,415.28	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 72 Water and Sewer					
Division: 1					
183293	505-7201-561.22-02	AMERICAN WATER WORKS ASSOC	MEMBERSHIP DUES, SHIRLEY	\$191.00	\$191.00
183297	505-7201-561.22-03	APWA SUBURBAN BRANCH	TRAINING	\$55.00	\$55.00
183323	505-7201-561.21-36	C C CARTAGE INC	RENTAL/LEASE EQUIPMENT	\$637.65	\$637.65
	505-7201-561.21-62		SERVICE DISPOSAL	\$177.00	\$177.00
183339	505-7201-561.31-55	CLESEN ARTHUR INC	SUPPLIES	\$280.00	\$280.00
183342	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	1092085063	\$84.87	\$84.87
183358	505-7201-561.21-02	EDEN BROTHERS	EQUIPMENT MAINTENANCE	\$102.95	\$102.95
	505-7201-561.31-65		ACCELEROMETER	\$999.95	\$1,999.90
			ACCELEROMETER	\$999.95	
183370	505-7201-561.31-85	GILLES MICHAEL	TOOL REIMBURSEMENT	\$141.85	\$141.85
183373	505-7201-561.31-55	GRAINGER W W INC	ELECTRICAL EQUIP & SUPPLY	\$84.70	\$84.70
	505-7201-561.31-85		SAFETY & FIRST AID EQUIP.	\$321.12	\$405.02
			EQUIPMENT	\$53.16	
			EQUIPMENT	\$30.74	
183375	505-7201-561.31-85	GRAYBAR ELECTRIC COMPANY	EQUIPMENT	\$355.41	\$355.41
183378	505-7201-561.31-65	HARRIS TRUST & SAVINGS BANK	MEIJER #228	\$50.18	\$264.24
			AMAZON.COM	\$19.62	
			MEIJER #228	\$63.52	
			MEIJER #228	\$42.86	
			MEIJER #228	\$75.01	
			AMAZON MKTPLACE PMTS	\$13.05	
183382	505-7201-561.21-35	HBK WATER METER SERVICE INC	WATER SEWER SYSTEM SUPPLY	\$2,305.00	\$9,254.72
			WATER SEWER SYSTEM SUPPLY	\$2,134.72	
			WATER SEWER SYSTEM SUPPLY	\$1,230.00	
			WATER SEWER SYSTEM SUPPLY	\$3,585.00	
	505-7201-561.31-02		WATER SEWER SYSTEM SUPPLY	\$18,039.66	\$18,803.76
			MISC METER/BACKFLOW	\$764.10	
183388	505-7201-561.30-35	HORNDASCH TODD	CLOTHING	\$100.00	\$100.00
183408	505-7201-561.21-65	JULIE INC	SERVICE CONSULTING	\$7,225.10	\$7,225.10
183436	505-7201-561.20-05	MC HENRY ANALYTICAL WATER LAB	SERVICE CONSULTING	\$1,050.00	\$2,345.00
			SERVICE CONSULTING	\$1,295.00	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
183442	505-7201-561.31-01	MID AMERICA WATER	WATER SEWER SYSTEM SUPPLY	\$6,060.00	\$6,060.00
183483	505-7201-561.30-35	PRO SAFETY INC	CLOTHING & APPAREL	\$138.95	\$567.80
			CLOTHING & APPAREL	\$428.85	
183504	505-7201-561.31-65	SHERWIN HARDWARE	HARDWARE SUPPLIES	\$23.46	\$23.46
183506	505-7201-561.21-35	SKIRMONT MECHANICAL CONTRACTORS	SERVICE METER	\$9,506.33	\$9,506.33
183509	505-7201-561.31-55	STANDARD PIPE & SUPPLY INC	PLUMBING EQUIP FIXT,SUPP	\$210.00	\$210.00
183525	505-7201-561.21-02	UTECH ENVIRONMENTAL MFG SUP INC	EQUIPMENT MAINTENANCE	\$1,677.60	\$1,677.60
183528	505-7201-561.22-70	VERIZON WIRELESS	INV 9717266186	\$242.52	\$242.52
801324	505-7201-561.22-70	AT & T	847437468412	\$60.23	\$195.45
			847437468512	\$135.22	
801325	505-7201-561.21-50	CONSTELLATION NEW ENERGY INC	0300013030	\$6,366.22	\$7,831.22
			0522082015	\$1,008.84	
			0789018039	\$456.16	
801326	505-7201-561.21-50	COMMONWEALTH EDISON COMPANY	0297160055	\$266.61	\$685.48
			1284169036	\$112.46	
			0087155164	\$117.22	
			1104021044	\$56.28	
			3973144001	\$69.81	
			0645171017	\$63.10	
801327	505-7201-561.21-50	NICOR	16797600000	\$161.01	\$327.80
			19278600002	\$166.79	
801328	505-7201-561.22-70	AMERICAN MESSAGING	ACCT U1-109311	\$91.41	\$91.41
900988	505-7201-561.21-53	NORTHWEST WATER COMMISSION	QUARTERLY PAYMENT	\$694,219.40	\$694,219.40
Total Division:				\$764,146.64	
Total Department:				\$764,146.64	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 73 Parking					
Division: 2					
183365	235-7302-532.21-02	FOX VALLEY FIRE & SAFETY COMPANY	FIRE ALARM REPAIR	\$378.00	\$378.00
Total Division:				\$378.00	
Division: 3					
801324	235-7303-532.21-50	AT & T	847632002812	\$1,680.64	\$1,680.64
Total Division:				\$1,680.64	
Total Department:				\$2,058.64	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 74 Solid Waste Dispsl SWANCC					
Division: 1					
900987	511-7401-562.21-54	SOLID WASTE AGENCY	TIPPING FEES 2-2014	\$75,060.57	\$75,060.57
Total Division:				\$75,060.57	
Total Department:				\$75,060.57	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 75 Municipal Fleet Services					
Division: 1					
183300	621-7501-551.31-51	ARLINGTON HTS FORD INC	VEH MAINTENANCE SUPPLY	\$73.15	\$137.52
			VEH MAINTENANCE SUPPLY	\$72.70	
			VEH MAINTENANCE SUPPLY	\$39.98	
			VEH MAINTENANCE SUPPLY	\$300.29	
			VEH MAINTENANCE SUPPLY	\$15.73	
			VEH MAINTENANCE SUPPLY	(\$73.15)	
			VEH MAINTENANCE SUPPLY	\$9.11	
			VEH MAINTENANCE SUPPLY	(\$300.29)	
183301	621-7501-551.31-51	ARLINGTON POWER EQUIPMENT	VEH MAINTENANCE SUPPLY	\$4.54	\$4.54
183308	621-7501-551.31-51	ATLAS BOBCAT INCORPORATED	VEH MAINTENANCE SUPPLY	\$72.98	\$716.31
			VEH MAINTENANCE SUPPLY	\$643.33	
183309	621-7501-551.31-51	AUTO TECH CENTERS INC	VEH MAINTENANCE SUPPLY	\$378.70	\$551.19
			VEH MAINTENANCE SUPPLY	\$172.49	
183310	621-7501-551.31-51	AUTO ZONE	VEH MAINTENANCE SUPPLY	\$263.48	\$814.15
			VEH MAINTENANCE SUPPLY	(\$123.99)	
			VEH MAINTENANCE SUPPLY	\$17.99	
			VEH MAINTENANCE SUPPLY	\$80.03	
			VEH MAINTENANCE SUPPLY	\$34.78	
			VEH MAINTENANCE SUPPLY	\$100.00	
			VEH MAINTENANCE SUPPLY	\$285.82	
			VEH MAINTENANCE SUPPLY	(\$24.00)	
			VEH MAINTENANCE SUPPLY	\$116.32	
			VEH MAINTENANCE SUPPLY	\$50.44	
			VEH MAINTENANCE SUPPLY	\$13.28	
183313	621-7501-551.31-51	BATTERIES PLUS #296	BATTERIES	\$232.28	\$1,244.33
			BATTERIES	\$154.93	
			BATTERIES	\$266.22	
			BATTERIES	\$57.98	
			BATTERIES	\$173.94	
			BATTERIES	\$358.98	
183325	621-7501-551.31-51	CAR QUEST	VEH MAINTENANCE SUPPLY	\$31.10	\$457.21

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
183325	621-7501-551.31-51	CAR QUEST	VEH MAINTENANCE SUPPLY	\$11.20	\$457.21...
			VEH MAINTENANCE SUPPLY	\$63.81	
			VEH MAINTENANCE SUPPLY	\$5.91	
			VEH MAINTENANCE SUPPLY	\$50.88	
			VEH MAINTENANCE SUPPLY	\$20.16	
			VEH MAINTENANCE SUPPLY	\$22.52	
			VEH MAINTENANCE SUPPLY	\$18.61	
			VEH MAINTENANCE SUPPLY	(\$14.15)	
			VEH MAINTENANCE SUPPLY	\$21.27	
			VEH MAINTENANCE SUPPLY	\$63.93	
			VEH MAINTENANCE SUPPLY	\$33.60	
			VEH MAINTENANCE SUPPLY	\$8.39	
			VEH MAINTENANCE SUPPLY	\$8.20	
			VEH MAINTENANCE SUPPLY	(\$4.47)	
			VEH MAINTENANCE SUPPLY	\$23.38	
			VEH MAINTENANCE SUPPLY	\$11.82	
			VEH MAINTENANCE SUPPLY	\$55.77	
			VEH MAINTENANCE SUPPLY	\$25.28	
	621-7501-551.31-85		HAND TOOLS-POWER/NON POW	\$359.98	\$359.98
183326	621-7501-551.31-51	CASSIDY TIRE & SERVICE	TIRES AND TUBES	\$142.00	\$142.00
183328	621-7501-551.31-51	CATCHING FLUID POWER	STRAIGHT THREAD ELBOW	\$50.27	\$50.27
183330	621-7501-551.21-07	CERTIFIED FLEET SERVICES INC	EQUIPMENT MAINTENANCE	\$959.60	\$959.60
183332	621-7501-551.21-07	CHICAGO COMMUNICATIONS LLC	SERVICE VEHICLE PARTS	\$2,660.00	\$2,660.00
183333	621-7501-551.21-07	CHICAGO INTL TRUCKS	EQUIPMENT MAINTENANCE	\$169.70	\$169.70
	621-7501-551.31-51		VEH MAINTENANCE SUPPLY	(\$17.67)	\$26.28
			VEH MAINTENANCE SUPPLY	(\$77.58)	
			VEH MAINTENANCE SUPPLY	\$17.67	
			VEH MAINTENANCE SUPPLY	\$84.70	
			VEH MAINTENANCE SUPPLY	\$19.16	
183334	621-7501-551.31-51	CHICAGO PARTS AND SOUND	ANCO WIPER BLADES	\$209.79	\$209.79
			VEH MAINTENANCE SUPPLY	\$269.14	
			VEH MAINTENANCE SUPPLY	(\$269.14)	
183350	621-7501-551.31-51	CROSLEY CANVAS & TARPAULIN CO	BLACK VINYL TARPS	\$479.85	\$479.85
183355	621-7501-551.31-51	DOUGLAS TRUCK PARTS INC	VEH MAINTENANCE SUPPLY	\$43.50	\$332.01
			VEH MAINTENANCE SUPPLY	\$136.20	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
183355...	621-7501-551.31-51...	DOUGLAS TRUCK PARTS INC...	WIRE HARNESS	\$152.31	\$332.01...
	621-7501-551.31-65		EQUIPMENT, NON OFFICE	\$87.08	\$87.08
183357	621-7501-551.21-07	DRIVETRAIN SERVICE AND COMPONENTS	VEH EQUIPMENT MAINT	\$205.11	\$205.11
183359	621-7501-551.31-51	EJ EQUIPMENT INCORPORATED	ANTENNA	\$175.98	\$175.98
183363	621-7501-551.31-51	FLINK COMPANY	PRESSURE SWITCH	\$328.08	\$328.08
183373	621-7501-551.31-65	GRAINGER W W INC	ELECTRICAL EQUIP & SUPPLY	\$13.10	\$13.10
183377	621-7501-551.31-85	HARBOR FREIGHT TOOLS	TOOLS	\$55.99	\$195.98
			TOOLS	\$139.99	
183378	621-7501-551.31-51	HARRIS TRUST & SAVINGS BANK	SKID PRO	\$1,345.00	\$1,345.00
183389	621-7501-551.31-51	HOSKINS CHEVROLET INC	VEH MAINTENANCE SUPPLY	\$42.88	\$42.88
183420	621-7501-551.31-51	LEACH ENTERPRISES INC	VEH MAINTENANCE SUPPLY	\$10.20	\$20.00
			VEH MAINTENANCE SUPPLY	\$9.80	
183421	621-7501-551.31-51	LEE AUTO PARTS	VEH MAINTENANCE SUPPLY	\$3.59	\$26.69
			VEH MAINTENANCE SUPPLY	\$7.18	
			VEH MAINTENANCE SUPPLY	\$15.92	
183423	621-7501-551.31-51	LINDCO EQUIPMENT SALES INC	VEH MAINTENANCE SUPPLY	\$2,138.03	\$2,138.03
183444	621-7501-551.31-51	MONROE TRUCK EQUIPMENT	VEH MAINTENANCE SUPPLY	(\$220.44)	\$274.21
			VEH MAINTENANCE SUPPLY	\$104.92	
			VEH MAINTENANCE SUPPLY	\$50.01	
			VEH MAINTENANCE SUPPLY	\$70.56	
			VEH MAINTENANCE SUPPLY	\$269.16	
183446	621-7501-551.21-07	MORTON GROVE AUTOMOTIVE WEST	SERVICE VEHICLE PARTS	\$185.00	\$185.00
	621-7501-551.31-51		VEH MAINTENANCE SUPPLY	\$125.00	\$125.00
183448	621-7501-551.21-07	MPC COMMUNICATIONS & LIGHTING INC	REPAIRS-RIFLE RACK LOCKS	\$70.00	\$70.00
183452	621-7501-551.31-51	NATL CAP & SET SCREW CO	VEH MAINTENANCE SUPPLY	\$255.30	\$539.05
			VEH MAINTENANCE SUPPLY	\$283.75	
183464	621-7501-551.31-51	NORTHWEST TRUCKS INC	VEH MAINTENANCE SUPPLY	\$85.07	\$474.78
			HOSE, CLAMPS	\$286.64	
			HOSE, ADAPTER	\$85.07	
			VEH MAINTENANCE SUPPLY	\$18.00	
183466	621-7501-551.21-07	ODOCK INC	FULL SERVICE CAR WASHES	\$24.00	\$64.00
			FULL SERVICE CAR WASHES	\$40.00	
183475	621-7501-551.31-65	PATLIN INC	SUPPLIES	\$158.20	\$158.20
183481	621-7501-551.31-51	POMP'S TIRE SERVICE INC	FORD WHEEL	\$299.70	\$299.70
183483	621-7501-551.30-35	PRO SAFETY INC	CLOTHING & APPAREL	\$127.40	\$127.40

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
183498	621-7501-551.21-08	S & J AUTOMOTIVE LTD	SERVICE VEHICLE PARTS	\$2,855.20	\$2,855.20
183504	621-7501-551.31-51	SHERWIN HARDWARE	VEH MAINTENANCE SUPPLY	\$5.99	\$5.99
	621-7501-551.31-65		HARDWARE SUPPLIES	\$17.47	\$17.47
183512	621-7501-551.21-07	SUBURBAN ACCENTS INC	GRAPHICS/LETTERING CROWN	\$450.00	\$900.00
			GRAPHICS/LETTERING SUV	\$450.00	
183516	621-7501-551.31-85	TERMINAL SUPPLY CO	TOOLS	\$57.63	\$57.63
183524	621-7501-551.31-51	US AUTO FORCE	VEH MAINTENANCE SUPPLY	\$239.25	\$239.25
183535	621-7501-551.31-51	WENTWORTH TIRE SERVICE	VEH MAINTENANCE SUPPLY	\$819.04	\$2,048.16
			VEH MAINTENANCE SUPPLY	\$188.24	
			TIRES AND TUBES	\$1,040.88	
183536	621-7501-551.31-51	WHOLESALE DIRECT INC	WINTER BLADE 22"	\$108.66	\$108.66
183540	621-7501-551.31-51	ZARNOTH BRUSH WORKS INC	VEH MAINTENANCE SUPPLY	\$1,091.70	\$1,091.70
Total Division:				\$23,534.06	
Total Department:				\$23,534.06	

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Check #	Account Number	Payee	Description 1	Transaction Amount	Total Trans Amt
Department: 95 Debt Service					
Division: 52					
183312	301-9552-582.60-20	BANK OF NEW YORK MELLON	FEES - GO BOND 2012A	\$428.00	\$428.00
Total Division:				\$428.00	
Total Department:				\$428.00	
TOTAL ALL FUNDS:				\$1,402,035.97	



Item: Purchase of a New Fire Department Ambulance and Budget Amendment

Department: Fire

Background

The Fire Department would like to replace Ambulance 124, which is an older, less reliable ambulance which has experienced significant engine failures, with the current model Horton Type I Additional Duty Ambulance based on the International 4300 chassis. Unfortunately, replacement of this ambulance is not currently budgeted.

However, the Village recently received a donation of \$200,000 from the Laseke estate. The money was designated to be used solely for the purchase of unbudgeted equipment for use by the EMS Division of the Arlington Heights Fire Department. Using this money to purchase a new ambulance meets the provisions of the donation while providing the greatest benefit to the community and Department.

The Department wants to take advantage of the cost savings available through use of the Northwest Municipal Conference Suburban Purchase Cooperative (SPC) Ambulance Bid published January 21, 2014 for this purchase.

The SPC is a cooperative of 135 municipalities in the six county area of Northern Illinois. It awarded a one-year agreement for Type I Additional Duty Ambulances to Foster Coach Sales of Sterling, IL for the base price of \$239,312. Proposals from ambulance vendors were submitted to the NWMC Fire Core Cost Containment Committee and evaluated based on the published Request for Proposal. Foster Coach Sales (Horton Ambulances) submitted the lowest responsible and responsive bid.

The vendor, Foster Coach, will provide a trade-in allowance of \$8,500 for one 2007 Medtec ambulance currently in use by the Fire Department. The Department would also like to take advantage of additional cost savings negotiated with the vendor by making pre-payments on the chassis and ambulance conversion upon order placement. This will reduce the total cost by an additional \$4,585. Together the pre-payment and trade-in options will reduce the total cost of the ambulance by \$13,085, for a total cost of \$226,227. There are sufficient funds in the Fleet Fund to cover the bid amount in excess of the \$200,000.

Foster Coach has proven reliable in the past and the Village would be protected by a performance bond posted by Foster Coach Sales.

In order to make this purchase, the following actions are requested:

1. Transfer the \$200,000 donation from the General Fund to the Fleet Fund.

2. Authorize the purchase of one new ambulance at a final cost of \$226,227 in the current fiscal year.

Recommendation

It is recommended that the Village Board award the bid to Horton Emergency Vehicles, Grove City, Ohio and its dealer, Foster Coach Sales, Sterling, Illinois, for the purchase of one new Horton Type I Additional Duty Ambulance. It is further recommended that the Village Board authorize the pre-payment option and trade-in of one 2007 Medtec ambulance for a cost savings of \$13,085, which will reduce the final cost of the ambulance to \$226,227. In order to effectuate this purchase, it is further recommended that the Village Board transfer the \$200,000 donation from the General Fund to the Fleet Fund and amend the Fiscal Year 2014 Budget to authorize the purchase of the ambulance.

Bid Section

Item:	Fire Department Ambulance
Bid Opening Date:	N/A - Requesting bid waiver
Account Numbers:	621-9003-572.50-05
Total Budget for Specific Item:	\$226,227
Amount of Bidder Recommended:	\$239,312



Item: Ordinance - Special Use Permit - Dunkin Donuts

Department: Planning/Legal

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:

ATTACHMENTS:

Description	Type
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Special Use Permit - Dunkin Donuts NW Hwy	Ordinance
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**AN ORDINANCE REPEALING ORDINANCE
NUMBERS 74-119 AND 04-066, GRANTING A SPECIAL
USE PERMIT FOR A RESTAURANT AND A VARIATION FROM
CHAPTER 28 OF THE ARLINGTON HEIGHTS MUNICIPAL CODE**

WHEREAS, the Plan Commission of the Village of Arlington Heights, in Petition Number 13-021, pursuant to notice, has on December 18, 2013, conducted a public hearing on a request for a special use permit for a restaurant located at 1818 W. Northwest Highway, Arlington Heights, Illinois, which is within a B-2 General Business District; 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 interests of the Village of Arlington Heights; and

WHEREAS, the President and Board of Trustees hereby find that the proposed use in that location will be desirable for the public convenience and will be compatible with other uses in the vicinity of the site,

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

SECTION ONE: That Ordinance Numbers 74-119 and 04-066, granting and amending a special use permit for a restaurant at 1818 W. Northwest Highway, Arlington Heights, Illinois, and any other ordinances in conflict with the provisions of this Ordinance, are hereby repealed. That Ordinance Number 81-158 repealed in Ordinance Number 04-066, shall remain in effect.

SECTION TWO: That a special use permit for a restaurant with a drive-through and an outdoor eating café, subject to the conditions hereinafter stated, is hereby granted for the property legally described as:

Lot 83, together with that part of Lot 84 described as follows: commencing at the Northeast corner of Lot 84; thence South along the East line of said Lot 84 (being the West line of Wilke Road), a distance of 20.0 feet; thence West and parallel

with the North line of Lot 84, a distance of 100.0 feet, to the point of beginning; thence South and parallel with the East line of Lot 84, a distance of 30.0 feet; thence Southwesterly along a line that forms a deflection angle to the right with the last described course of 28 degrees 00 minutes 00 seconds, a distance of 132.95 feet to a point on the Southwesterly line of said Lot 84 (being the Northeasterly right-of-way line of Northwest Highway); thence Northwesterly along the said Southwesterly line of Lot 84, a distance of 75.00 feet to the Westerly most corner of said Lot 84; thence Northeasterly along the Northwesterly line of Lot 84, a distance of 150.00 feet to the Northwest corner of said Lot 84; thence Eastward along the Northerly line of said Lot 84, a distance of 51.64 feet; thence South and parallel with the East line of Lot 84, a distance of 20.00 feet to the point of beginning all in Robert Bartlett's Arlington Crest Estates, a subdivision of part of the Southeast quarter of Section 24 and part of the Northeast quarter of Section 25, Township 42 North, Range 10 East of the Third Principal Meridian, in Cook County, Illinois.

P.I.N. 02-25-203-019

commonly described as 1818 West Northwest Highway, Illinois, which shall be in compliance with the following plans:

The following plans have been prepared by Cross Engineering & Associates, Inc.:

Preliminary Site Plan, dated November 15, 2013 with revisions through December 19, 2013, consisting of one sheet;

Preliminary Engineering Plan, dated November 15, 2013 with revisions through December 19, 2013, consisting of two sheets;

The following plans have been prepared by OHR Consulting, Inc.:

Floor Plan, Notes, & Partition Types, consisting of sheet A-1;

Front Elevation, dated November 26, 2013, consisting of one sheet;

Back Elevation, dated November 26, 2013, consisting of one sheet;

Side Elevation Facing Drive Thru Lane, dated November 26, 2013, consisting of one sheet;

Side Elevation Facing Parking Lot, dated November 26, 2013, consisting of one sheet;

Exterior Elevations and Finish Schedule, consisting of sheet A-5 and A-6;

The following plans have been prepared by Allen L. Kracower & Associates, Incorporated:

Preliminary Landscape Plan, dated November 1, 2013 with revisions through January 15, 2014, consisting of sheet LP-1;

Tree Preservation Plan, dated November 1, 2013, consisting of sheet TP-1,

copies of which are on file and available for public inspection in the Village Clerk's office.

SECTION THREE: That a variation from Chapter 28, Section 11.2, Additional Regulations - Parking, is hereby granted, to allow a reduction to the minimum required two-way drive aisle dimension from 24 feet to 18 feet (in the northeast corner).

SECTION FOUR: That the Special Use Permit and Variation granted by this Ordinance are subject to the following conditions, to which the Petitioner has agreed:

1. Prior to the issuance of a building permit, the Petitioner shall pay a fee in lieu of on-site detention in the amount of \$1,483.00.

2. Prior to the issuance of a building permit, the Petitioner shall obtain Illinois Department of Transportation/Cook County Department of Highways approval for the proposed driveway and/or off-site utilities.

3. The interior seating area shall be limited to 192 square feet, with a maximum of ten seats.

4. The exterior seating area shall be limited to 260 square feet, with a maximum of 12 seats.

5. Drive-thru operations shall be restricted to a face-to-face ordering system, between 10:00 p.m. and 7:00 a.m., in the event that there are sufficient complaints from the nearby neighbors as to noise. This restriction should be communicated to the patrons via signage at the menu board.

6. If the use of the subject property changes, cross access may be required, as set forth in Ordinance Number 11-049.

7. If the drive-thru stacking becomes a traffic issue onto adjacent roadways, as determined by the Village, a median or similar barrier may be required to be provided on site so patrons will need to fully circle the building to enter the drive-thru.

8. The Petitioner shall comply with the November 26, 2013, Design Commission motion, unless modified by the Plan Commission and/or Village Board.

9. Prior to the use of the area as an outdoor eating café, the Petitioner shall provide all of the required information as set forth in Section 5.1-11.1f of the Arlington Heights zoning regulations for review and approval.

10. The Petitioner shall comply with all applicable Federal, State, and Village codes, regulations and policies.

SECTION FIVE: That the Director of Building of the Village of Arlington Heights is hereby directed to issue permits for the construction of the facility, herein approved, upon proper

application and after compliance with all applicable ordinances of the Village of Arlington Heights.

SECTION SIX: 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:

NAYS:

PASSED AND APPROVED this 3rd day of February, 2014.

Village President

ATTEST:

Village Clerk



Item: Boards & Commissions Appointment

Department:

Board/Commission	New Chair Appointment	Term Ending
Senior Citizens	Sharon Foss	4/30/15

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:



Item: McDonalds - 15 E. Dundee Rd. - PC13-022

Department: Planning & Community Development

BACKGROUND:

1. An amendment to Special Use Ordinance 83-037, to allow the redevelopment of an existing McDonald's restaurant with a drive-thru.

RECOMMENDATION:

Commissioner Drost moved and Commissioner Warskow seconded:

A motion to recommend to the Village Board of Trustees approval of PC#13-022, an amendment to Special Use Ordinance 83-037, to allow the demolition and redevelopment of an existing McDonalds restaurant with dual drive-thru for the property commonly known as 15 E. Dundee Rd.

This approval is contingent upon compliance with the recommendation of the Plan Commission and the following recommendations detailed in the Staff Development Committee Report dated January 17, 2014:

1. The seating area shall be limited to 800 SF.
2. A five foot public sidewalk easement shall be provided prior to the issuance of a building permit.
3. A good faith effort shall be made by parties to consider the feasibility of implementing a shared access easement along the western property line of the subject property.
4. The petitioner shall work with the Village to come up with an appropriate solution if there are continuous problems with juveniles congregating on the property for longer periods of time.
5. The petitioner shall comply with all Federal, State, and Village codes, regulations and policies.

Roll Call Vote: Commissioner Dawson, Drost, Ennes, Green, Jensen, Sigalos, Warskow, and Chairman Wolfe voted in favor. Motion carried.

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:

ATTACHMENTS:

Description

[PC Staff Report](#)

[Aerial](#)

[PC Minutes 1-22-14 DRAFT](#)

[Department Comments - Petitioner Response](#)

[DC Motion](#)

[DC Staff Report](#)

[DC Minutes](#)

[Site Development Plans](#)

[Traffic Study](#)

[PC Timeline](#)

Type

Report

Exhibits

Minutes

Correspondence

Correspondence

Report

Minutes

Exhibits

Correspondence

Correspondence

STAFF DEVELOPMENT COMMITTEE REPORT

To: Plan Commission
Prepared By: Katherine E. Lockerby, Development Planner
Meeting Date: January 22, 2014
Date Prepared: January 17, 2014

Project Title: McDonald's
Address: 15 E. Dundee Road

BACKGROUND INFORMATION

Petitioner: McDonald's c/o Mr. Hank Stillwell
Address: Rathje & Woodward, LLC
300 E. Roosevelt Road, Suite 300
Wheaton, Illinois 60187

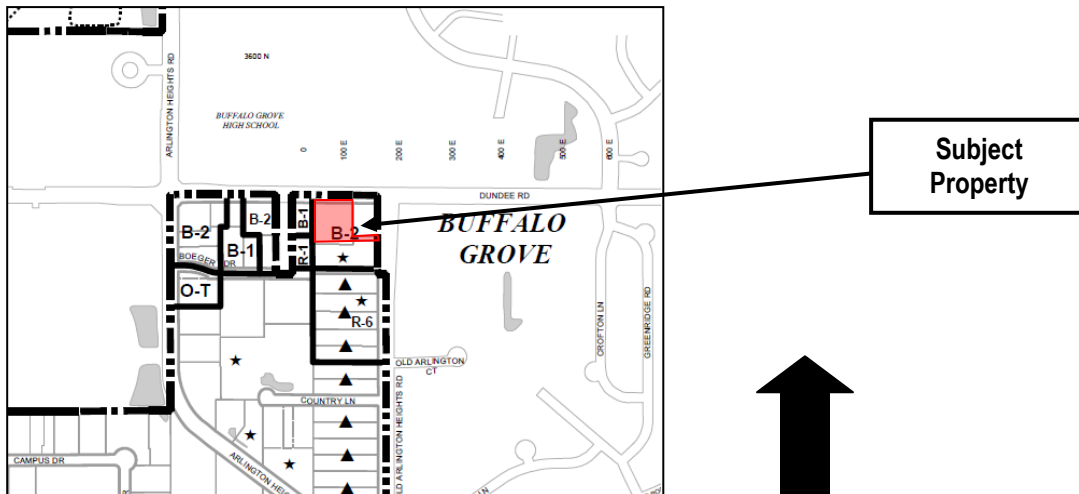
Existing Zoning: B-2, General Business District

Requested Action:

- An amendment to Special Use Ordinance 83-037, to allow the redevelopment of an existing McDonald's restaurant with a drive-thru.

Variations Required:

- None have been identified



ANALYSIS

Surrounding Land Uses:

Direction	Existing Zoning	Existing Use	Comprehensive Plan
North	Village of Buffalo Grove	Buffalo Grove High School	V. of Buffalo Grove
South	B-2, General Business District	Office	Commercial
East	B-2, General Business District	Dakota K's	Commercial
West	B-1, Business District Limited Retail	Oberweis	Offices Only

PROJECT SUMMARY

The subject site is zoned B-2, General Business District and has a total land area of 1.55 acres (67,613 square feet). At this time there is an existing one-story building that is approximately 4,600 square feet in size and is occupied by a McDonald's drive-through restaurant. The rest of the property is developed with an ancillary parking lot that has a total of 50 stalls. Access onto the site is via two one-way (one in-bound and one out-bound) curb cuts along Dundee Road and one full access onto Old Arlington Heights Road. The proposed action, if approved, would allow the Petitioner to demolish the existing building and construct a new 4,387 square foot sit-down/carryout restaurant with dual drive-through lanes (similar to the drive-thru lanes at the McDonald's on N. Arlington Heights Road). The proposed seating area is 800 square feet in area; however, the number of seats has yet to be provided. The proposed redevelopment would shift the building to the west side of the site (from its current location toward the east side of the site) and maintain the same access points from the adjacent right of ways.

The hours of operation are proposed to remain the same, which tend to fluctuate based on the season. In summer, the restaurant has been operating 7 days a week, 24 hours a day. In the winter months, the hours have been 5 AM to midnight. It is possible that the restaurant will operate 24 hours a day, but likely it will remain consistent with the current operations. Trash collection is at roughly 7 AM on Monday, Wednesday and Friday with Recycling being Wednesdays as well. Deliveries are every three days so they cycle all the time and occur at various times throughout the day. Furthermore, the Petitioner shall be aware that refrigerated trailers shall not be left separated from the cab on the site and that all trailers shall only be parked within the designated loading areas. Finally, the total number of employees during peak hours is a maximum of 15.

ZONING AND COMPREHENSIVE PLAN

The site and its environs is zoned B-2, General Business District, and the proposal is consistent with this designation, but requires a Special Use Amendment to Ordinance 83-037 which originally approved the restaurant and drive thru. As required by the Village's Zoning Ordinance, the Petitioner was required to demonstrate that they meet the following Special Use criteria:

- **That said special use is deemed necessary for the public convenience at this location.**
- **That such case will not, under the circumstances of the particular case, be detrimental to the health, safety, morals or general welfare of persons residing or working in the vicinity.**
- **That the proposed use will comply with the regulations and conditions specified in this ordinance for such use, and with the stipulations and conditions made a part of the authorization granted by the Village Board of Trustees.**

The Petitioner has provided a response to the aforementioned criteria, which is attached hereto as Attachment #1.

Lastly, the proposed restaurant use is consistent with the Village's Comprehensive Plan, which designates the subject property as Commercial.

SITE ISSUES

Site Layout

As mentioned, the proposed building will be flipped to the west side of the site. This is, in part, due to safety concerns from McDonald's regarding the use of the facility by high school students (Buffalo Grove High School). Currently, students and other pedestrians that visit the site do so by walking on the in-bound drive aisle as there is no sidewalk access. The proposed plan includes a 10' wide sidewalk along the west side of the in-bound drive aisle to provide safer pedestrian access onto the site.

As part of the formal Plan Commission review, Staff had requested that landscaped island should be provided to separate the drive thru from the drive aisle, while maintain one or two "escape" breaks for vehicles that change their mind in the drive thru. This has been incorporated into the site plan. Further, Staff requested that the Petitioner modify the handicapped parking stalls to bring them further from the driveway onto the site from Dundee Road. This, too, has been incorporated into the site plan.

Sidewalk Easement

The Villages of Arlington Heights and Buffalo Grove are working together to create a future bike path, which would involve a 5' public sidewalk easement on the northern most 5 feet of the subject property. The Petitioner has agreed to provide the requested easement. A condition of the recommendation is that said easement shall be provided required prior to the issuance of a building permit.

Utilities

At this time, the subject site has detention on the west side of the property with connections to an existing storm sewer at the southwest corner of the site. The on-site detention will be relocated to the east side of the property. The proposed detention basin includes a 3' retaining wall around the north, east and west sides of the basin with a sloped area on the south for maintenance and to provide an escape walk out. The Engineering and Public Works Departments have reviewed the plans and preliminarily accepted the proposal. The water and service lines will connect to existing utilities in the area.

Fencing

The Petitioner has provided a metal decorative fence along the east and west sides of the entrance drive onto the site from Dundee Road. The Petitioner shall be aware that said fence shall comply with the standards set forth in the Zoning Regulations.

TRAFFIC & PARKING ISSUES

As part of the formal review process, the Petitioner provided a detailed traffic and parking study, which assessed trip generation and impacts to adjacent roadways, parking, and on-site circulation. According to McDonald's, the current drive thru is an older design that is not conducive to today's requirements. The traffic study indicates that proposed site modifications will increase traffic to and from the site by approximately 10%. Further, the new traffic can be easily accommodated without roadway Level of Service (LOS) changes and will not require new roadway capacity improvements. Further, the traffic study states that the access drives, site circulation, loading and parking are efficiently designed to accommodate customers.

Cross Access

As part of the Traffic Study, the Petitioner's Traffic Engineer suggested that future coordination between McDonald's, IDOT, Arlington Heights, Buffalo Grove, BGHS and Oberweis should be pursued to improve intersection operations and pedestrian mobility with measures such as access consolidation and enhanced pedestrian features. As a result, the Staff Development Committee would suggest that an access easement be provided along the west 25 of the property for future entrance modifications. A condition of the recommendation is that said easement shall be provided for review prior to the issuance of a building permit.

Parking Analysis

The following table outlines the parking requirements for the proposed restaurant.

	Parking Ratio	Area	Parking
Parking Required	1/300 square feet of waiting area (carry-out)	300 S.F.	1
	1/45 square feet of seating area	742 S.F.	16
Total			17
Parking Provided			49
Surplus / (Deficit)			32

Based on the information above, the proposed parking meets the Village's minimum requirements.

Access

As mentioned, access onto the site is via two one-way (one in-bound and one out-bound) curb cuts along Dundee Road and one full access onto Old Arlington Heights Road. The Petitioner is proposing to maintain the current access points. However, if changes are proposed to the accesses off of Dundee Road, the changes will require IDOT approval since this stretch of Dundee Road is under the jurisdiction of the State.

Parking Restrictions

As part of the formal Plan Commission review, concern was raised about the use of the existing parking lot as a location to pick up students after Buffalo Grove High School releases, which causes traffic back-ups. In order to reduce this issue, signs have been added to the plans indicating that "Parking Lot for McDonald's Customers Only".

BUILDING ISSUES

As mentioned, the proposed building will have a footprint of 4,736 square feet. Sprinklers shall be provided for the entire building. Furthermore, the entire building is proposed to be ADA compliant. Finally, the Design Commission reviewed and approved the proposal on December 10, 2013.

LANDSCAPING ISSUES

During the formal review process, the Petitioner provided a comprehensive landscape and tree preservation plan. According to said plan, a variety of landscape material will be provided around the perimeter of the site as well as around the base of the building. Overall, the landscape plan will work well with the site. The proposed plan exceeds the minimum standards set forth in the Zoning Regulations. One tree immediately north of the proposed handicapped parking stalls is missing the required 4" caliper shade tree, which must be added to the plan prior to Village Board consideration of the proposal. With respect to the proposed tree preservation plan, there are a number of trees proposed to be removed; however they consist of a number of undesirable trees.

Landscaping is proposed around the detention basin. However, the Police Department has indicated concern with the potential for juveniles to congregate on the site, in the detention basin area in particular. A condition of the recommendation is that the Petitioner shall work with the Village to come up with an appropriate solution if there are continuous problems with juveniles congregating on the property for long periods of time.

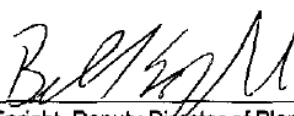
SIGNAGE ISSUES

The Petitioner has submitted a complete signage package which was reviewed by the Design Commission in conjunction with sign variation requests. Said requests will be reviewed by the Village Board in conjunction with the Zoning Actions.

RECOMMENDATION

The Staff Development Committee has reviewed the Petitioner's request and recommends **approval** of the amendment to Special Use Ordinance 83-037 (restaurant with dual drive-thru) subject to the following conditions:

1. The seating area shall be limited to 800 SF.
2. A five foot public sidewalk easement shall be provided prior to the issuance of a building permit.
3. An access easement along the entire western 25 feet of the subject property shall be provided prior to the issuance of a building permit.
4. The Petitioner shall work with the Village to come up with an appropriate solution if there are continuous problems with juveniles congregating on the property for long periods of time.
5. The Petitioner shall comply with all Federal, State, and Village Codes, Regulations, and Policies.



Bill Enright, Deputy Director of Planning and Community Development

January 17, 2014

C: William C. Dixon, Village Manager;
All Department Heads

R. TERENCE KALINA
HENRY S. STILLWELL III
REESE J. PECK
TRACY D. KASSON
JOHN R. ZEMENAK
SCOTT E. POINTNER
KEVIN M. CARRARA
TIMOTHY D. ELLIOTT
JOHN S. WORTHEN
CHARLES L. PHILBRICK
MARK J. MCANDREW

GARY L. TAYLOR



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ABIGAIL J. JUNG
EMILY A. SHUPE
DEREK M. JOHNSON
ANN MARIE L. PEREZ
KAITLYN ANNE WILD *

*Licensed in Wisconsin

Bertram E. Rathje
(1900-1972)
John S. Woodward
(1903-1990)

November 15, 2013

Via Messenger

Ms. Katherine E. Lockerby
Development Planner
Village of Arlington Heights
33 S. Arlington Heights Road
Arlington Heights, IL 60005

630-510-4909 (DIRECT)
630-668-8500 (MAIN)
630-668-9218 (FAX)
WRITER'S EMAIL:

hstillwell@rathjewoodward.com

RECEIVED

NOV 15 2013

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Re: Application to Plan Commission for Amendment to Special Use
Ordinance 83-037 ("Application")
McDonald's USA, LLC ("Petitioner")
McDonald's Corporation ("Owner")
15 E. Dundee Rd., Arlington Heights, IL ("Property")
Narrative Statement and Response to Standards

Dear Ms. Lockerby:

Rathje & Woodward, LLC has been retained by the above referenced Petitioner and Owner to represent their interests concerning the above reference Application. Fee title to the Property is held by the Owner. The Property is currently improved with an existing and operational McDonald's restaurant with a drive-through facility ("Existing Restaurant"). The Existing Restaurant was constructed and is operating pursuant to the special use approved therefor under Special Use Ordinance 83-037 ("Existing Special Use"), heretofore duly adopted by the Village Board of Trustees. Petitioner is desirous of demolishing the existing structures located on the Property and constructing thereon a state-of-the-art McDonald's restaurant with a drive-through facility which incorporates a side-by-side order system ("Proposed Restaurant"). The Property is currently zoned under the B-2 General Business District of the Village's zoning ordinance ("Zoning Ordinance"). Pursuant to Section 5.5-1 of the Zoning Ordinance, a restaurant with drive-through facilities is still recognized as an allowable special use within the B-2 District. Accordingly, Petitioner is seeking the approval of an amendment to the Existing Special Use in order to allow for the construction, operation and maintenance of the Proposed Restaurant ("Special Use Amendment").

300 EAST ROOSEVELT ROAD, SUITE 300, WHEATON, ILLINOIS 60187

RECEIVED: _____ DATE: _____

Ms. Katherine E. Lockerby
Re: Amendment to Special Use
McDonald's Restaurant
15 E. Dundee Rd
November 15, 2013
Page Two

In pursuit of the relief requested by Petitioner and Owner, Petitioner is prepared to present evidence to the Village as a part of the hearing and review process, demonstrating the Proposed Restaurant's compliance with the applicable standards for approval of the requested Special Use Amendment, to wit:

1. Special Use.

(a) The Village has previously determined that the Existing Special Use for the Property is necessary for the public convenience at this location. The Existing Restaurant is now antiquated in design and functionality. Petitioner is desirous of amending the Existing Special Use to allow the demolition of the Existing Restaurant and the replacement thereof with the Proposed Restaurant. The Proposed Restaurant will infuse substantial capital reinvestment by Petitioner in the Property and provide a state-of-the-art facility which will be more aesthetically pleasing and provide improved functionality, efficiency and safety. The proposed side-by-side order system within the drive-through facility will reduce the length of the drive-through queue during peak hours of operation, improve on-site vehicular circulation and reduce drive-through customer wait times. The improved aesthetics and efficiency of the Proposed Restaurant will result in increased sales volumes, thereby increasing tax revenues realized by the Village. As a result, the proposed Special Use Amendment will enhance and further support the public convenience heretofore determined to exist for this use on the Property.

(b) The improved building and site aesthetics, upgraded functionality and the implementation of state-of-the-art technology and safety designs will serve to promote, and will not be detrimental to, the health, safety, morals and general welfare of persons residing or working in the vicinity of the Property.

(c) The Proposed Restaurant will be constructed, operated and maintained in full compliance with the stipulations and conditions adopted by the Village Board of Trustees as a part of approving the Special Use Amendment.

In support of the foregoing, and in accordance with the procedural guidelines established by the Village for applications of this nature, Petitioner and Owner herewith submit one (1) copy of each of the following materials for review by the Planning Department:

1. Petitioner's Application – Arlington Heights Plan Commission
2. Rathje & Woodward, LLC Check #114963 in the amount of \$1,850.00 in payment of the applicable Application fees;
3. Proof of Ownership - Title Commitment No. 008933473, consisting of eleven (11) pages, dated June 13, 2013;
4. Ownership Affidavit;
5. Site Visit Authorization;
6. Plat of Survey, consisting of three (3) pages, dated July 3, 2013;
7. Subject Property Aerial Photo Map;

Ms. Katherine E. Lockerby
Re: Amendment to Special Use
McDonald's Restaurant
15 E. Dundee Rd

November 15, 2013

Page Three

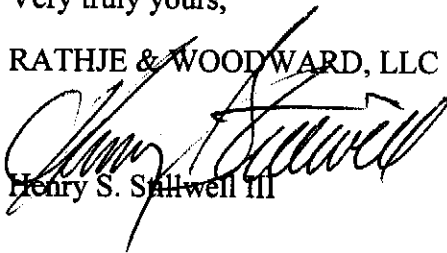
8. List of Tax Assesses within 250 feet of Site for Rebuild of McDonald's Restaurant;
9. One (1) Site Plan, Sheet C-X, undated;
10. One (1) Preliminary Engineering Plan set, consisting of four (4) sheets, dated November 14, 2013;
11. One (1) Color Exterior Elevation, consisting of two (2) sheets, undated;
12. One (1) Landscape Plan, Sheet L-1, dated November 14, 2013;
13. One (1) Tree Survey/Preservation Plan, Sheet L-2, dated November 14, 2013;
14. One (1) Photometric Drawing, dated November 12, 2013;
15. One (1) Parking Lot Lights Cut Sheets, consisting of two (2) pages;
16. One (1) Floor Plan, Sheet A1.0, dated June 2013;
17. One (1) Building Elevation Plan, consisting of Sheets A2.0 and A2.1, dated June 2013;
18. One (1) Truck Circulation Plan, Sheet C-3.1, dated September 19, 2013;
19. One (1) Sign Brand Book, consisting of nineteen (19) pages;
20. One (1) Storm Water Management Preliminary Plan, consisting of nine (9) pages, dated November 13, 2013; and
21. One (1) Traffic Impact Study, dated November 14, 2013.

Provided the Planning Department confirms that the foregoing are in compliance with Village submittal requirements, Petitioner and Owner will proceed with the submittal of the full compliment of materials germane to the Application, including ten (10) sets of all applicable development plans. We look forward to hearing from you in the near future.

Should you have any questions concerning the forgoing, please do not hesitate to contact the undersigned. Your attention to this matter is very much appreciated.

Very truly yours,

RATHJE & WOODWARD, LLC

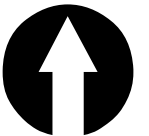
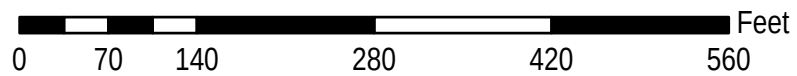

Henry S. Stillwell III

HSS:emd
enclosures

cc: Elizabeth Stack (via e-mail w/o enclosures)
Anita Thomas (via-email w/o enclosures)
Mary Meyer (via e-mail w/o enclosures)
Tony Laurean (via-email w/o enclosures)
Bill Grieve (via e-mail w/o enclosures)



PC 13-022; McDonald's
15 E. Dundee Road
Prepared by the Village of Arlington Heights
Department of Planning and Community Development
January 22, 2014



DRAFT

1

PLAN

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

COMMISSION

RE: McDONALD'S; PC #13-022

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
22nd day of January, 2014, at the hour of 7:34 o'clock p.m.

MEMBERS PRESENT:

MICHAEL WOLFE, Chair
LYNN JENSEN
MARY JO WARSKOW
TERRY ENNES
BRUCE GREEN
GEORGE DROST
SUSAN DAWSON
JOHN SIGALOS

ALSO PRESENT:

KATHERINE LOCKERBY, Development Planner

CHAIRMAN WOLFE: I'd like to call the meeting of the Plan Commission to order. And I would invite all of you to stand please to recite the pledge.

(Pledge of allegiance.)

CHAIRMAN WOLFE: Thank you. And the first item on the agenda is PC #13-022, McDonald's, special use amendment for a restaurant with drive-through. Katherine, will you do the roll call please? Kate, please.

MRS. LOCKERBY: Okay. Commissioner Sigalos.

COMMISSIONER SIGALOS: Here.

MRS. LOCKERBY: Commissioner Drost.

COMMISSIONER DROST: Here.

MRS. LOCKERBY: Commissioner Green.

COMMISSIONER GREEN: Here.

MRS. LOCKERBY: Commissioner Wolfe.

CHAIRMAN WOLFE: Here.

MRS. LOCKERBY: I'm sorry, Chairman Wolfe.

Commissioner Lorenzini.

(No response.)

MRS. LOCKERBY: Commissioner Ennes.

COMMISSIONER ENNES: Present.

MRS. LOCKERBY: Commissioner Warskow.

COMMISSIONER WARSKOW: Here.

MRS. LOCKERBY: Commissioner Dawson.

COMMISSIONER DAWSON: Here.

MRS. LOCKERBY: Commissioner Jensen.

COMMISSIONER JENSEN: Here.

CHAIRMAN WOLFE: And now we will hear PC #13-022. And Kate, have all the proper notifications been given?

MRS. LOCKERBY: Yes, they have.

CHAIRMAN WOLFE: Okay. Is the Petitioner represented? And is anyone else going to be speaking?

MR. STILLWELL: Yes.

CHAIRMAN WOLFE: What I'd like to do is have anybody who will be testifying or speaking come up to the microphone and I can swear you all in at the same time.

MR. STILLWELL: Would you like us to identify ourselves and --

CHAIRMAN WOLFE: Well, I think it's only necessary once you come up here and start talking, I'll ask you to please state your name and spell your last name for the court reporter so the court reporter can pick it up and then just give your address as well. So, please raise your right hand.

(Witnesses sworn.)

CHAIRMAN WOLFE: Thank you. Okay, sir.

MR. STILLWELL: Thank you, Mr. Chairman and members of the Plan Commission. My name is Henry Stillwell. My last name is spelled S-t-i-l-l-w-e-l-l. My address is 300 East Roosevelt Road, Wheaton, Illinois. I am the attorney for the Applicant, McDonald's Corporation, this evening.

As you know from the Staff report, we are requesting an amendment to an existing special use for the facility, the existing facility located at 15 East Dundee Road. Before we get started with our presentation, and there will be one presenter this evening who will go through an overview of the submissions, and then we have others present who may respond to specific questions that might arise by the Plan Commission.

CHAIRMAN WOLFE: Sue, can you hear okay? Can you hear okay? Kate? Okay. Yes, so, thanks.

MR. STILLWELL: Before I turn the floor over to Anita Thomas who will provide that overview, I wanted to, from a housekeeping standpoint, identify for the record the PowerPoint presentation which would be our singular group exhibit. I've marked this as Petitioner's Exhibit Number 1 for tonight's hearing. It has been downloaded in the computer. I have made hard copies. I've placed them in front of each of you so that if you wanted you can flip back and feel, so you can ask a question necessary, feel free to do that and to use it accordingly. But I have marked this as an exhibit. I would like to submit our copy, Petitioner's Exhibit Number 1 into the record at this time and would ask who should receive this? Kate, do you receive this or who is it?

MRS. LOCKERBY: That's fine.

MR. STILLWELL: All right. Thank you. So, without any further delay, what I would like to do at this time is turn the podium over to Anita Thomas with McDonald's Corporation who will give an overview of the PowerPoint slide presentation.

(Whereupon Petitioner's Exhibit Number 1 was marked for identification.)

MS. THOMAS: Good evening. My name is Anita Thomas, T-h-o-m-a-s. I'm the area construction manager for McDonald's and will be overseeing the rebuild of this location. And hopefully you're all familiar with the site.

We are, basically, with our new design, we will be completely tearing down the building and rebuilding it in a little bit different location. We will be keeping a lot of our points of ingress and egress on the site the same. And the new look for our building will be a mansard building, primarily brick with a tile facade in the light colors, yes, light colors with a metal band across the top which is a coordinated metaled look. And it's the new design of the McDonald's that you can see in different places in the area and the new upgrades that we're doing.

We have also added to our building a little bit more of a design on the drive-through side around the windows and added another window which we consider our fast forward window for the convenience of our customers and the flow of the traffic on the site. Our site, as I said, will keep its similar ingresses off of Dundee Road that we have, in fact we're just reconfiguring that ingress on the west side. We've also increased the sidewalk area for the students when they're coming across from the high school. They'll have a larger sidewalk, and hopefully with some landscaping, stone and things of that sort, be able to keep them along that path. Right now, we have an issue with the students likely to walk right down the driveway. So, we're eliminating that and bringing the building more to the west side of the site, so it would be closer to the high school so to speak.

You continue in at the site to a double drive-through. This will deviate any backups onto the street. It will keep the flow of traffic again moving in which we have kind of cordoned off with landscaped islands on the site in the back. We'll be maintaining our egress out onto Dundee Road on the east side of the lot, and then also onto Old Arlington Heights Road. And then our area of detention which you see in the next slide is to the east side of the property, again removing it from the west side of the property to kind of create a little bit of a flip on this side. We have here a truck plan showing that all our trucks will be maneuvering in and out of the site.

And then our landscape plan. We have looked to upgrade the landscaping to comply with any of the requirements of the Village. And we know that we have a lot of old growth trees that are not of quality, so we're going to be upgrading with some new trees and a lot of new landscaping, things that are more resilient to our climate and grow better. We will also be doing some more landscaping in that retention area that will detract from students deciding that that's their picnic ground. So, we're going to do some things in there that will kind of keep kids out, minimize them being able to access that area.

And then the other improvement that we're doing on the site is along our access to Old Arlington Heights Road. We will be widening that and we'll be taking that, creating it as part of a flow, if we have a lot of rain, that the flow will go out to the street instead of going to our neighbors to the north -- south, sorry, to the south. And so, we'll be doing improvements along that access road also.

This is a tree plan of what's existing there, some of the trees along the parkway. And if you have more questions on that, I do have my landscape architect here. But we will be removing and cleaning up a lot of the brush that's out there right now and things that really are not pretty trees.

This is the floor plan of our new proposed building. We will have all the dining room area in the front of the store. There won't be the side dining or anything of that sort. Our new front counter layout and our new, what we call our fast forward corridor. Otherwise, we have your typical backup house and things of that sort.

And that's all I've got. If you have any questions though for myself, for my engineers, landscape architect, we'll answer them.

CHAIRMAN WOLFE: So, your crew is kind of done for now?

MS. THOMAS: Yes.

CHAIRMAN WOLFE: Okay. Thank you very much.

MS. THOMAS: Thank you.

CHAIRMAN WOLFE: Kate?

MRS. LOCKERBY: Okay. So, before you this evening, the zoning actions that are necessary are an amendment to Special Use Ordinance 83-037 to allow the redevelopment of the existing McDonald's with a new McDonald's with dual drive-throughs. The original special use granted both the special use to the restaurant as well as the special use for the drive-through.

The property is zoned B-2 and is located on East Dundee Road across the street from Buffalo Grove High School. Currently, there is a one-story building that's approximately 4,600 square feet in area, and the Petitioner proposes to build, to tear that building down and build a new roughly 4,400 square-foot sit-down/carry-out restaurant and, as I mentioned, with the dual drive-through lanes. And this is very similar to the project that the Plan Commission reviewed in 2006 for the site on North Arlington Heights Road, roughly around Palatine Road and Rand Road.

The proposed seating area is approximately 100 square feet in area. The proposed building, as Ms. Thomas mentioned, would shift the building from being located generally on the east side of the site to the west side.

The hours of operation are proposed to remain the same. Currently, they have been operating at 24 hours in the summer, and then generally 5:00 a.m. to midnight in the winter months. They might choose to operate at 24 hours a day year round, but I think based on the discussions they're opting to stay with the current plans at this point.

The total number of employees at peak is 15. The Petitioner did provide a response to the special use criteria that was provided in your packets, and it was actually attached to the Staff report. And as Ms. Thomas mentioned, the redevelopment of the site, while shifting the building to the west side of the site, is in part due to safety concerns from McDonald's for the students traveling

across Dundee Road to the site and not having ample, adequate place to walk that is not outside of the traffic movements on site.

Additionally, as part of the formal process, we asked that McDonald's provide landscaped islands to buffer the drive-through lanes from the bypass lanes or the actual site lanes and they complied with that, as well as modifying the handicap parking stall slightly to address some concerns that we had for conflicting traffic movements from the driveway entry of the site and cars backing up.

The Villages of Arlington Heights and Buffalo Grove are working together to eventually come up with a bike path in the general vicinity. And so, as part of this project, we asked that a 5-foot easement be provided that would provide for 10 feet in total of width for pedestrian and/or bicycle movements along Dundee Road, and the Petitioner has agreed to do that. A condition on the recommendation is that that easement be provided prior to the issuance of a building permit.

The Engineering and Public Works Departments have reviewed the plans for utilities and have preliminarily accepted the plans as presented to you this evening. One of the safety measures that the Petitioner is proposing is fencing to keep pedestrians out of the inbound access off of East, or excuse me, off of the west side of the street, off of East Dundee Road. And the fence that they're proposing will need to comply with our zoning regulations.

With regard to traffic and parking issues, the current site is anticipated to increase only slightly according to the traffic study, roughly 10 percent increase, and that is due to the dual drive-through lane configuration. The traffic study assessed that the traffic could easily be accommodated with the existing roadways based on the existing levels of services and there are no expected changes to the existing levels of service at the intersections. Further, the traffic study states that the access drive, site circulation, loading and parking are officially designed to accommodate customers.

One request that came really from the traffic study and after we analyzed the traffic studies, the permission of a 25-foot easement along the west property line to provide for a future cross access and intersection modifications to the intersection with Dundee Road and Buffalo Grove High School to the north, and then Oberweis and McDonald's on the south side of Dundee Road. A condition on the recommendation is that that easement be provided for this site prior to the issuance of the building permit.

The proposed site meets code, actually exceeds code for parking. One of the concerns that was raised through the formal Plan Commission process as well is that there's a lot of people parking on the site to wait to pick up students as they let out from

school. And so, Petitioner has indicated they will provide signs on the site stating "Parking Lot for McDonald's Customers Only."

The Design Commission reviewed and approved the design.

And with regard to landscaping, there's landscaping proposed around the detention basin. It's proposed around the detention basin, and one of the concerns the Police Department raised was, you know, right now there are a lot of juveniles that congregate on site and there's concerns about prolonged congregation on site. And so, one of the conditions that the Staff Development Committee is suggesting is that Petitioner shall work with the Village to come up with an appropriate solution if there are continuous problems with juveniles congregating on the property for long periods of time. One of the concerns was, you know, would the detention basin provide ample location for that type of activity to occur. The detention basin is close to the, there's going to be a 3-foot retaining wall around it with an escape towards the south and then landscaping above. It's proposed to be a dry basin and, so you know, if there are concerns or if there are problems, then we'll work with the Petitioner to solve those problems.

Additionally, the signage package proposed before you, obviously it's something that you look at but it's not something that you approve necessarily. There are sign variations that are being sought through the Design Commission process and those will be presented to the Village Board likely in the same evening that the zoning actions are presented to them.

That being said, the Staff Development Committee has reviewed the request and recommends approval of the proposed demolition and rebuild of the McDonald's dual drive-through subject to the conditions outlined in the Staff Development Committee report.

CHAIRMAN WOLFE: Thanks, Kate. Is there a motion to accept the Staff report?

COMMISSIONER GREEN: I'll make a motion to enter the Staff report into the record.

CHAIRMAN WOLFE: Second?

COMMISSIONER ENNES: I'll second it.

CHAIRMAN WOLFE: All in favor?

(Chorus of ayes.)

CHAIRMAN WOLFE: Opposed?

(No response.)

CHAIRMAN WOLFE: Is there anybody in the audience who would like to be heard on this petition? Okay, nobody. And then before we go back to the members of the Plan Commission, Mr. Stillwell, I just want to ask you if you've seen the conditions and reviewed the conditions --

MR. STILLWELL: I have, Mr. Chairman. The only item of serious concern for the Applicant with respect to the recommendations on page 4 of the Staff report pertains to the request for a 45-foot-wide access easement along the western property line of the subject property. I've communicated with Ms. Lockerby with respect to that. We do have, McDonald's has a standard policy that has been uniformly applied. And I think, as I explained, let me make myself clearer, McDonald's is very involved in the right circumstances to fully cooperate relative to cross access facilities. But it cannot and does not do that in situations where there is not a clearly defined plan that's been properly scrutinized and analyzed with respect to the effects on the McDonald's side, especially with respect to vehicular and pedestrian circulation and safety.

What we would be prepared to do is to work with Staff relative to crafting language before presenting to the Board relative to the ordinance that would provide for reasonable cooperation by McDonald's in the future. It would have to be subject to actually having a specific plan that the Village, McDonald's, Oberweis would all agree to. That of course has a real major issue that has been looked at which would be budgetary issues. There are currently some preliminary estimates, there was a full-blown redesign of this overall access and traffic signal environment that would put this in the league of several hundred thousand dollars. And it's quite frankly a lot of money that would probably be beyond the budgetary capability of either McDonald's or Oberweis.

But that would have to be contingent upon what's the plan. And that's why we need to see the plan. We need to also define where the easement would be. The entire west property line certainly wouldn't be subject to, there would probably some type of penetration, and so we need to define that. And that needs to be established before we agree to it. And then finally, there needs to be a very specific and legally enforceable reciprocal easement agreement signed by all three parties, the Village and the two property owners, that clearly identifies what the rights and obligations of all the parties would be, provide for indemnifications, insurance, enforcement incumbent with respect to the use of those premises for all property owners' benefits.

So, we think it's premature for the Committee to ask us to actually grant an easement along our property line. But as I said, we will definitely work with the community relative to crafting language that gives you some comfort that we will not turn our back on you should the situation arise in the future where an opportunity exists to try to accomplish something. But it's going to need to be within the context that everybody can actually effectuate it within economic capability.

So, that would be our response. Sorry to be a

little long-winded on that but it's a very, very critical issue to McDonald's and it's one I have spoken with corporate counsel. I'm outside entitlement counsel. This is a key issue I spoke with corporate counsel in the past on. I spoke with corporate counsel again today to verify the position of the company, and what I have just stated is in fact what was confirmed by the corporate counsel as well.

CHAIRMAN WOLFE: Thank you. Are there any other conditions that you have an issue with or is that the only one?

MR. STILLWELL: No, we have no problem with any of the other conditions, thank you.

CHAIRMAN WOLFE: Thank you. Kate, with respect to that issue, it's my understanding from the Staff report that this is one that was suggested by the traffic engineer and it was adopted by the Staff. I think it's a good idea, but having heard Petitioner's issues with it, is that something you wanted to consider or what is your view on it?

MRS. LOCKERBY: You know, our recommendation is, as it's worded, you know, it's often difficult to get the documents in the future to follow-up. Often times they can hold up development. For two reasons, it's a good idea for one potential for providing access from properties south of Oberweis to Old Arlington Heights Road. And also, and a efficient ingress and egress at Dundee Road, the light, et cetera. You know, if Plan Commission wants to modify the condition to defer it, you know, that is, it's up to you. Our recommendation is to keep it as is. I can help you with language if you do choose to defer it.

CHAIRMAN WOLFE: I can certainly see why it would be an issue for the Petitioner, I mean he's not heading in blind without any parameters, conditions, costs, economic issues taken into consideration. But I'm going to leave it to the members of the Commission, so I think at this point, since there's nobody in the audience, I'd like to start at the far end. Commissioner Sigalos, comments, questions?

COMMISSIONER SIGALOS: I really don't have any comments on it. I think it's certainly an enhancement to the site with the landscaping and the traffic flows and so forth. And I'm still grappling with finding the reason you're moving building farther to the west. It's more of a safety issue for the students, the pedestrians that come and cross the street and come to McDonald's?

MS. THOMAS: Yes. Right now, if you look at the way we're coming in, if you move back to there, that would be great. We did move it over to the west because right now, the way we come in is really kind of winding. And there is no good direction for students to come across and we often find them walking down as you see here, walking all the way down where the cars are coming in. And so, we want

to minimize that as much as possible. So, that's the key, one of the key reasons.

We also want to take away the area where they hang out on the west side, too, because typically, I'm sure teenagers are -- they go to the easiest spot. By creating the aboveground detention area and landscaping that, minimizing that kind of area, we're going to be able to better control them hanging out on the site. So, we're doing two things. Making it safer for those who walk across, minimizing the congregating and, therefore, orientation it more towards the west side of the site.

COMMISSIONER SIGALOS: I commend you for all that. You don't think they'd just congregate on the east side where the detention area would be?

MS. THOMAS: No, our intent is to landscape it in such a way that it's not easy for them to do so. And we are also going to, our owner/operator works closely with the police and what we're going to do is we're going to monitor it once we get it put in. If necessary we will be putting cameras in. And we'll also kind of locate some lights so that we're close to that area. We don't want to build up anything too high, we want to be able to see in and make sure that the kids aren't congregating within that detention area.

COMMISSIONER SIGALOS: That's fine. I mean I think that's great. I just have one other question for Kate, and I'm just curious why was a traffic study required being this is already a McDonald's restaurant on the site?

MRS. LOCKERBY: Traffic studies are required, is a requirement per code. We discussed this as Plat & Sub and, you know, for a number of reasons. But one, to analyze the drive-through lanes, the onsite circulation, the access and all the points. The Staff Development Committee felt that it was necessary to have it. And we also did ask for, per code as required, the traffic study for the North Arlington Heights location as well.

COMMISSIONER SIGALOS: I have no other questions.

CHAIRMAN WOLFE: Commissioner Dawson?

COMMISSIONER DAWSON: I don't have any questions regarding the project. I just have a question on the easement issue. Have you, I can see the Petitioner's point and I can see, Kate, your point regarding difficulty in the future. Have you contacted or did you contact the Village's Legal Department at all to see if they had any proposed solutions or different variation of language that might address --

MRS. LOCKERBY: No, I mean, I talked about it internally with our Staff and we, again, our recommendation is our recommendation. But if the Plan Commission chooses, I did not contact the Legal Department per se.

COMMISSIONER DAWSON: Okay. I was just curious if they had any thoughts or if, as opposed to us trying to coordinate language this evening, if perhaps the legal counsel from the Legal Department might be able to step in and address some of the Village's concerns or the Petitioner's. But we don't have to hash that out right now. I think there's others that are interested in drafting that language, so I'll let them have that discussion.

CHAIRMAN WOLFE: Thank you. Commissioner Drost?

COMMISSIONER DROST: One of the initial questions I've got, is this, with the redevelopment of this project property, is it going to be better or worse than what exists now?

MS. THOMAS: What do you mean better or worse?

COMMISSIONER DROST: Well, just from the standpoint of usage and convenience to the public, traffic circulation, and how long ago, how long is this, how old has this facility been in place.

MS. THOMAS: The other facility has been there for about 30 years.

COMMISSIONER DROST: 30 years.

MS. THOMAS: Give or take, we were discussing that earlier. So, it's a 30-year-old plant. There are many things that are going to make this much better. Number one, the relocation or shifting of it on the site, getting it closer to the west side, taking into account the students and how they access the site. And we've done some just sitting out and watching -- done that. The flow of the traffic on the site also with the side-by-side drive-through and the pass-through in front of the building, side by side will minimize the stacking towards Dundee Road. And depending upon where people come in, if they come in from Old Arlington Heights Road, they can easily circulate around the building to get into the drive-through actually, like the landscaped islands around the edge of the drive-through because once we kind of teach them again this is the way we want you to go around, people do some crazy things on the site. We could --

COMMISSIONER DROST: Really?

MS. THOMAS: Yes.

COMMISSIONER DROST: Unbelievable.

MS. THOMAS: -- for a better flow around the site. It's a little bit more a balanced feeling now with this new design than what it was. And then the overall physical plant is going to be more energy efficient. It's going to have much more modern, kind of upbeat look and feel to it and there'll be new equipment and new configuration of the equipment. It's just going to be a much more efficient site for everyone involved.

We do always look for and see increases when we do rebuild a building like this, and we're hoping for the same. But because of the different things that we're adding to the building, like

the side by side, like the fast forward window, the third window, it's all to minimize impact on the site with the additional traffic that we hope to gain.

COMMISSIONER DROST: Yes, and that's what I'm trying to, you know, get into the record is that this is going to be a better site.

MS. THOMAS: Yes.

COMMISSIONER DROST: And maybe some of the, and the re-purposing of it will create a better neighbor, a better business in the community.

MS. THOMAS: Yes.

COMMISSIONER DROST: And do you expect to have any significant increase in revenues?

MS. THOMAS: We do. My real estate partner was not able to make it tonight and she's usually best apt to talk to that. But yes, we do anticipate and hope, and I know our owner/operator does, too, to have the increased revenues.

COMMISSIONER DROST: Yes, and is it going to cannibalize any of the existing competitors?

MS. THOMAS: I don't believe so.

COMMISSIONER DROST: In any of the studies that you've done?

MS. THOMAS: We don't typically study the competitors in regards to how our rebuilds or our new stores will impact. Our concern more so is just the owner/operator and the business itself. What happens around this, you know, commerce, you know, it's a healthy thing to have competition in the market. So, it's not our intent. Our intent is to modernize the plant, make the site more effective, and hopefully gain sales and, you know.

COMMISSIONER DROST: Yes. So, it's going to be improving the site, it's going to be better for you, it's going to be better for the community, sort of a, you know, everybody wins type of an arrangement and maybe some increased revenues, being able to deliver faster fast food?

MS. THOMAS: Yes. Yes.

COMMISSIONER DROST: With more convenience.

MS. THOMAS: More efficient.

COMMISSIONER DROST: Yes, that's sort of what I wanted to hear for the record so that it might be appropriate for more of deferring the issue with the cross easement, to maybe allow that for another day, that that could be a work in progress depending on how things work out. As much as we like to predict the future and try to anticipate everything, experience can be a good teacher in developing something that makes some sense rather than to try to create something and then hope that it works. So, from that standpoint.

I also want to know, what's the definition of a juvenile? Is that a criminal or, you know, somebody that doesn't --

MS. THOMAS: We'll let some --

CHAIRMAN WOLFE: I'm not sure that I like juvenile --

COMMISSIONER DROST: I don't know what a juvenile, I mean is it a juvenile age-wise or just --

MR. STILLWELL: -- police report. It actually came from the Police Department's report, I reviewed it, I think it is thinking of anybody who's of minor status, someone under the age of 18.

COMMISSIONER DROST: Age of 18?

MR. STILLWELL: Right.

COMMISSIONER DROST: Not able to vote in this year's primary. So, new definition for adult. So, that's good. And I would recommend something post this meeting to develop that kind of an agreement that you need for the cross --

MS. THOMAS: McDonald's, we are trying, we are investigating it. There's a lot, Hank didn't mention the fact that we'd also have to, for something like that with the traffic signal there, work with IDOT which we have worked with IDOT already on our site with some other ideas that we had. We would also have to work with the Village of Buffalo Grove. So, it's a very complex thing that, you know, we would like to be able to get in and rebuild the store and do it sooner than later. I don't know if you've had the opportunity to work with IDOT but it tends to be a relatively slow process.

COMMISSIONER DROST: Yes, another amazing thing.

MS. THOMAS: So, I mean we are investigating it. My real estate partner, she is in the process of doing that right now. So, you know, we're looking at it per recommendations of Staff and that it is going to be a slower process to see about the feasibility of it and the cost.

COMMISSIONER DROST: So, you've not been around where, you know, somebody knocks at your door, I'm from the government and I'm here to help you.

CHAIRMAN WOLFE: We are the government.

COMMISSIONER DROST: Yes, we are. I mean we like to go, we're citizens, we deal in realities.

MS. THOMAS: And I must say that, you know, we were very impressed that when we got together with IDOT to talk about some different options for ingress and egress at the site, that we had a meeting with them like within ten days. That was amazing.

CHAIRMAN WOLFE: Thank you. Commissioner Green?

COMMISSIONER GREEN: I really have no comments. I think it's a great improvement to the site. I do agree with the cross access agreement, that it might be a little premature. I think coordinating with the sites as you go west is going to be a mass

undertaking, I agree with that statement. Just locations of buildings and how they're set there is going to, I think, impact you the greatest because people are going to be cutting, coming all the way to you if they want to get to Old Arlington Heights Road. So, the traffic would be I think heavier on your project if they were all connected. So, anyway, I could leave that out of this proposal tonight.

CHAIRMAN WOLFE: Thank you. Terry?

COMMISSIONER ENNES: I am, my business is in the area. I frequent the property, I hope that doesn't disqualify me. But I'm glad that you're going to improve the site. So, this is an owner operated, this isn't a company store?

MS. THOMAS: No, it's not.

COMMISSIONER ENNES: My business has been there some 20 years, and people always tell me that's a company store.

MS. THOMAS: It has been in the past and it was company owned, it was owner/operator, it was company owned, it's been for the last seven years or so owner/operator.

COMMISSIONER ENNES: I like the idea of moving it over. I'm disappointed to hear that the youth in Arlington Heights and Buffalo Grove have created an instance where you think that you have to take away this place where people would go sit outside and eat your food, and take that away and turn it into a pit. But that's your decision.

My only concern is, and from using your property, the egress starting off of Old Arlington Heights Road, there is landscaping along the southern edge of that exit. And that landscaping, I don't know if that's yours or the adjoining property owner's.

MS. THOMAS: Well, we have fencing along there that is not ours. It is our neighbor's.

COMMISSIONER ENNES: But at the end of that fencing, there's bushes and it severely restricts the visibility of cars coming in and going out of there.

MS. THOMAS: Okay, I see. Is it on --

COMMISSIONER ENNES: There's three medical buildings there to the side.

MS. THOMAS: Right.

COMMISSIONER ENNES: There's the fence and there's bushes there. I used to go in and out of there. I don't do that anymore. Now I go out of the Arlington Heights Road just because with kids riding bikes across that front there, especially, you know, if it's a van that's high enough it can be seen. But motor vehicles can't be seen by kids on bikes riding up and down that sidewalk. So, all I'm suggesting is if that landscaping is McDonald's, is the property's, you might want to look into doing something, either removing the bushes at

the end or something to improve visibility there.

MS. THOMAS: At this particular time, I do not believe the landscaping you're referring to is ours.

COMMISSIONER ENNES: It might be the medical's.

MS. THOMAS: Yes. And we will be maintaining, widening a little bit that point of egress and ingress. But it's outside of our property.

COMMISSIONER ENNES: Right.

MS. CONLEY: I think that was --

MS. THOMAS: Suzanne Conley, she knows the site really well.

MS. CONLEY: I'm the owner/operator. So --

CHAIRMAN WOLFE: If you'd please, whoa, whoa, whoa, we're glad you're here, okay, but you need to step forward, slow down, please state your name, spell your last name and give your address for the record.

MS. CONLEY: Suzanne Conley, C-o-n-l-e-y.

CHAIRMAN WOLFE: Your address?

MS. CONLEY: I have worked with --

CHAIRMAN WOLFE: Sorry, your address?

MS. CONLEY: Oh, I'm sorry, 3117 Sandy Lane, Glenview.

MS. THOMAS: I knew I wasn't answering all of it.

MS. CONLEY: There's just some things that I just know. So, I do work with them. They are their bushes. I have cut them down in the past, so if you think it's getting heavy, you can always come tell me maybe. Because they don't mind if I do it, if I will pay for it, most people will let me do things. So, and juveniles, just so, I've worked very close with Bob Costa from the Police Department the last seven years, and we have cut most of the problems down to quite a minimum lately. And I think that we've worked well with the high school in the last two years particularly.

So, I do want to address that retention area. I don't want to create a problem. And so, I'm here to work with you --

COMMISSIONER ENNES: Well, I don't perceive that that was really a problem. It's just a shame that there's a problem and the kids can't have a nice place to sit outside, that's all.

MS. CONLEY: You know, I know little by little we just had to take it away. It's the few bad apples --

COMMISSIONER ENNES: Well, that's how you do your business, that's your concern.

CHAIRMAN WOLFE: Thank you.

COMMISSIONER ENNES: And I'm glad to hear that you're working with the adjoining property like you did.

MS. CONLEY: Absolutely, yes.

MRS. LOCKERBY: And Commissioner Ennes, can I just

chime in? I wanted to let you know that our Engineering Department has had concerns and complaints also. And one of their comments was to work on, you know, addressing the site concerns in that location, too, and as was already mentioned, she's making a concerted effort to minimize the issue.

COMMISSIONER ENNES: Well, I'm glad to see that you're doing the rebuild and I think it would be a great improvement.

CHAIRMAN WOLFE: Thanks. Commissioner Warskow?

COMMISSIONER WARSKOW: Well, this project makes me feel a little old because I was actually attending Buffalo Grove High School when that McDonald's was first built. So, my only question is I got a little confused to a statement that you made, Kate, that the landscaping is going to be on top of the wall.

MRS. LOCKERBY: No.

COMMISSIONER WARSKOW: Okay. The landscaping will still be planted in the ground surrounding the detention basin?

MS. THOMAS: We will have landscaping surrounding the detention area, then we'll have a retaining wall and then we'll have landscaping down into the retaining area. And our intent is to, well, actually, okay, and just to create an environment down in there with the type of groundcover that we used. It's not going to be some place you'll want to go hang out.

COMMISSIONER WARSKOW: That's good on two points, water quality and keeping the kids out of there. So, I'm very positive about this plan.

MS. THOMAS: Great, thank you.

CHAIRMAN WOLFE: Commissioner Jensen?

COMMISSIONER JENSEN: Yes. Actually, this is for, to begin with this is for Kate. What is the either requirement or the theory about this cross easement? Is there a requirement that every time we're doing a property we have to get a cross easement with someone?

MRS. LOCKERBY: No, there is no code requirement. But future planning and just good for thought. I guess in conjunction with the traffic study that's already been done on the property, now is really the time to get it be it, you know, as suggested per Staff recommendation or the future as you're contemplating, because that really puts it in record and it actually requires that per their approval, to provide some sort of access.

COMMISSIONER JENSEN: I guess I'm having trouble seeing the advantage to having Oberweis have cross easement with McDonald's quite frankly.

MRS. LOCKERBY: Well, right now, what is happening is there are two -- I don't know if you can see it really well but there are two driveways that are inbound driveways almost connected to each

other. And there is an intersection, a leg of intersection right at the access point for the two driveways, Dundee Road and then to the north to Buffalo Grove High School. So, now if someone is traveling westbound on East Dundee Road, there are two points at ingress that they can choose from, Oberweis or McDonald's. And so, the theory or the thought behind having the unified access is to minimize those conflicting traffic movements. You know, it's always good principle to not have what you see right in front of you. And so, in the future, if a unified entrance could be coordinated, that would be verbal for the Village as well as for the traffic study that the Petitioner had prepared.

COMMISSIONER JENSEN: Okay. So, from what I, and I guess the advantage is if someone gets into the wrong entrance, then they actually can go either direction back to the place they want to go to.

MRS. LOCKERBY: Well, there would only be one entrance.

COMMISSIONER JENSEN: No, no, in the preferred option. But I mean if that isn't developed and you rely on the cross easement.

MRS. LOCKERBY: No, no, no. The cross easement would provide for one unified access point.

CHAIRMAN WOLFE: They both share a common access.

MRS. LOCKERBY: It would condense the two into one.

COMMISSIONER JENSEN: A single access. That makes a lot more sense, thank you. I think it's a great project and it's certainly a nice one.

CHAIRMAN WOLFE: I think it's a great project as well. I do understand the Petitioner's concerns about the joint access. I think in concept it's a good idea, but I think the reality is that it's pretty difficult to implement because there are a number of unknowns at this point and I think that it's something that should be worked out in the future. I don't think it should be part of this.

MRS. LOCKERBY: I have, I mean if the Commission is in agreement that they don't want to require the access right now but want to require it at some time, I have suggested language that you could entertain.

CHAIRMAN WOLFE: What's your suggested language?

MRS. LOCKERBY: A reciprocal cross access easement agreement shall be provided along the west property line at such time when the adjacent property to the west is redeveloped or upon the request from the Village.

CHAIRMAN WOLFE: I think the, well, I don't want to put words in the Petitioner's mouth so let's just get --

MR. STILLWELL: Mr. Chairman, the last thing we want to do is -- but I can honestly tell you this is a very, very serious issue. That language would not be acceptable to us. It mandates an

action that we have no control over and there are all sorts of variables involved in this that, until those variables are known, no one can really make a decision, whether it be us, the Village, IDOT, Oberweis. This is simply premature and this would be a major stumbling block for this project to move forward if the Village was to recommend and require the kind of language that Staff is requesting.

So, with all due respect, I have to say that we would ask that this Plan Commission recommend approval without addressing any requirement relative to this access easement. And as I've indicated, I'm very willing to work with Staff in anticipation of drafting a special use ordinance, but it would have to have far more specific provisions in it that would identify what are the conditional elements that need to be resolved before anybody can have an obligation, undergo an obligation to --

CHAIRMAN WOLFE: Is that something you think you could consider working on between now, because as you know this is just a recommendation of the Plan Commission to the Village Board, is this language you think you could work out between now and the time of the Village board meeting so that it would be in the record that you object to it and that, I'm not making any suggestions here but just thinking out loud that maybe it's on the record, your comments are on the record, the Village Staff report is part of the record, the Village's comments are on the record, the Village Board will be really made aware of what the issue is. And maybe between now and then you can work out some preferred language or preferred resolution that you're okay with and the Village is okay with. And then it's up to the Village Board to decide.

MR. STILLWELL: That is what I'd propose, too. But just for clarity so that everybody understands where I'm coming from, that provision would not be, the only thing mandatory would be there would be good faith review and undertaking by all participants involved to examine the feasibility and implementability of that kind of an approach because in theory, as you've said, sometimes these things look better in theory than they do when they really get into in reality. So, we need to be able to have sound discretion to determine whether or not this would create some serious issues with our site, not just with us which is very important but also with onsite safety, circulation issues. We all are, as I've indicated to Staff, unfortunately, in our litigious environment, we're trying defend it and we are very conscious of our responsibility to our customers when they're on our site relative to the effectiveness of our onsite design and safety to our vehicular users and our pedestrians. So, those are issues that must be reviewed at the time that a plan is provided.

CHAIRMAN WOLFE: My own personal view is that the access easement, that access easement is not there now, it wouldn't be

there but for this petition. I think it's a better petition and I think it's a better project, I think what you're proposing is a better project than exists now and I think that, you know, it's a better procedure to have that condition and have some kind of language if we get it. I can see why you can't mandate something, there's too many unknowns. There's just too many unknowns at this point.

Anyway, I guess we'll go back to the members of the Commission.

COMMISSIONER JENSEN: I thought the language that Mr. Stillwell proposed was actually pretty good, a good faith effort to reprocess, to determine whether it's mutually beneficial for all the parties to create this cross access. I think that's the most we can ask for at this point. The Village and the Board can decide if they want something more.

COMMISSIONER WARSKOW: I agree.

CHAIRMAN WOLFE: Anybody else have any comments?

COMMISSIONER DROST: I'll make a motion then.

CHAIRMAN WOLFE: Motion?

COMMISSIONER DROST: Yes.

A motion to recommend to the Village Board of Trustees approval of PC #13-022, an amendment to Special Use Ordinance 83-037, to allow the demolition and redevelopment of an existing McDonald's restaurant with dual drive-through for the property commonly known as 15 East Dundee Road.

This approval is contingent upon compliance with the recommendation of the Plan Commission and the following recommendations detailed in the Staff Development Committee report dated January 17, 2014:

1. The seating area shall be limited to 800 square feet.
2. A five-foot public sidewalk easement shall be provided prior to the issuance of a building permit.
3. A good faith effort shall be made by the parties to consider the feasibility of implementing an access easement along the western property line.
4. The Petitioner shall work with the Village to come up with an appropriate solution if there are continuous problems with juveniles congregating on the property for long periods of time.
5. The Petitioner shall comply with all federal, state, and Village codes, regulations and policies.

COMMISSIONER DROST: Items listed on 1 through 5 except that 3 would be deleted and a substitution thereof that a good faith

effort be made by the parties to implement an access easement along the entire western 25 feet of the subject property.

CHAIRMAN WOLFE: I think it's more of a good faith effort to consider and evaluate the feasibility of it.

COMMISSIONER DROST: To consider, yes, that's fine. I was looking for some help here. So, a good faith effort on the feasibility of a 25-foot access easement along the western part of the property, western 25 feet of the subject property.

CHAIRMAN WOLFE: Is there a second?

COMMISSIONER JENSEN: Second.

CHAIRMAN WOLFE: Kate, did you get that?

MRS. LOCKERBY: I want to read back to make sure there was an agreement.

COMMISSIONER DROST: Yes.

CHAIRMAN WOLFE: Sure.

MRS. LOCKERBY: A good effort shall be made by the parties?

COMMISSIONER DROST: Parties, yes, the Village.

MRS. LOCKERBY: To consider the implementation of an access easement along the western 25 feet of the subject property?

CHAIRMAN WOLFE: No, I think it's to consider the feasibility.

COMMISSIONER DROST: Feasibility, yes.

MRS. LOCKERBY: Okay, so to consider the feasibility of implementing an access easement along the western 25 feet of the subject property?

COMMISSIONER ENNES: Do you want to say shared access? And do we also want to not limit it to the west? What if the -- property developed sooner? And we're not going to consider a shared egress and access with that property?

CHAIRMAN WOLFE: Yes, but I think that the Staff, well, Kate would know but it seems like the Staff really just analyzed the western half. I don't know if that calls into question issues that nobody has even looked at or examined at this point, at least it's not in the Staff report.

MRS. LOCKERBY: Right. I mean I think it's fine as is.

COMMISSIONER DROST: Yes, and I think what will come forth would certainly be a little bit of crystallization as we go forward into the Board of Trustees maybe about the feasibility without setting a date or time for --

MRS. LOCKERBY: Do you want to just leave it along the western property line and not give dimension?

COMMISSIONER DROST: Yes.

MRS. LOCKERBY: Okay. So, just to repeat it one last time, a good faith effort shall be made by parties to consider the

feasibility of implementing a shared access easement along the western edge, or the western property line.

COMMISSIONER DROST: Western property line.

CHAIRMAN WOLFE: Is there a second?

COMMISSIONER WARSKOW: Second.

CHAIRMAN WOLFE: Take the roll please, Kate.

MRS. LOCKERBY: Commissioner Dawson.

COMMISSIONER DAWSON: Yes.

MRS. LOCKERBY: Commissioner Drost.

COMMISSIONER DROST: Aye.

MRS. LOCKERBY: Commissioner Ennes.

COMMISSIONER ENNES: Yes.

MRS. LOCKERBY: Commissioner Green.

COMMISSIONER GREEN: Yes.

MRS. LOCKERBY: Commissioner Jensen.

COMMISSIONER JENSEN: Yes.

MRS. LOCKERBY: Commissioner Sigalos.

COMMISSIONER SIGALOS: Yes.

MRS. LOCKERBY: Commissioner Warskow.

COMMISSIONER WARSKOW: Yes.

MRS. LOCKERBY: And Chairman Wolfe.

CHAIRMAN WOLFE: Yes.

MR. STILLWELL: Thank you very much. Appreciate your support.

CHAIRMAN WOLFE: We have, at least I have some materials that you're welcome to take.

(Whereupon, the public hearing on the above-mentioned petition was adjourned at 8:28 p.m.)

I, RONALD LeGRAND, JR., 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.

RONALD LeGRAND, JR.

SUBSCRIBED AND SWORN TO

BEFORE ME THIS _____ DAY OF _____, A.D. 2014.

NOTARY PUBLIC

MEMORANDUM

TO: Kate Lockerby, Development Planner

FROM: Paul Butt, Fire Safety Inspection Supervisor

DATE: 12/04/13

RE: McDonalds
15 E. Dundee Rd.
Plan Commission Review – Round 1

I have reviewed the documents submitted for the above referenced project and offer the following comments:

1. Per the 2009 International Building Code, the building will be classified as Use Group "A-2"
2. Per Village Amendment in Chapter 23 to the I.B.C., Section 903.2, an automatic fire sprinkler system shall be required.
3. Location of fire department connection shall be at the main front entrance or as coordinated and approved by the Fire Department.
4. Fire alarm annunciator panel shall be located at the main front entrance.
5. Provide a fire alarm notification system throughout the building.

RECEIVED
DEC - 5 2013
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

PUBLIC WORKS DEPARTMENT

2

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 13-022
 Petitioner: McDonald's USA, LLC, a Delaware Limited Liability Company
 Owner: McDonald's Corporation, a Delaware Corporation
 Contact Person: Henry S. Stillwell
 Address: 300 East Roosevelt Rd., Suite 300
Wheaton, Illinois 60187
 Phone #: 630-510-4904
 Fax #: 630-668-9218

P.I.N.# 03-08-100-046-0000Location: 15 E. Dundee Road, Arlington HeightsRezoning: No Current: B-2 Proposed: Subdivision: No# of Lots: Current: Proposed: PUD: NoFor: Special Use: ✓ For: Drive-thru *Land Use Variation: No For: Land Use: Unchanged Current: McDonald's RestaurantProposed: McDonald's RestaurantSite Gross Area: 1.552 Acres# 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> </u>	<u>X</u>	<u> </u>
Metering	<u> </u>	<u>X</u>	<u> </u>
Backflow	<u> </u>	<u>X</u>	<u> </u>
Sanitary Sewer	<u> </u>	<u>X</u>	<u> </u>
Storm Sewer	<u> </u>	<u>X</u>	<u> </u>
2. <u>SURFACE:</u>			
Pavement	<u> </u>	<u> </u>	<u> </u>
Curb & Gutter	<u> </u>	<u> </u>	<u> </u>
Sidewalks	<u> </u>	<u> </u>	<u> </u>
Street Lighting	<u> </u>	<u> </u>	<u> </u>
3. <u>GENERAL COMMENTS:</u>			

RECEIVED

DEC 18 2013

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Director

Date

*Amendment to Special Use Ordinance 83-037

**Village of Arlington Heights
Public Works Department****Memorandum**

To: Scott Shirley, Director of Public Works

From: Jeff Musinski, Utilities Superintendent

Date: December 17, 2013

Subject: 15 E. Dundee Road, P.C. #13-022 Round 1

With regard to the proposed construction, I have the following comments:

- 1) The water connection on Dundee Road must be a pressure connection.
- 2) Approved RPZ's must be installed in accordance with Village code. If an irrigation system is going to be installed, it will need to be protected with a separate RPZ.
- 3) Maintain proper separation between all utilities according to "Standard Specifications for Water & Sewer Construction in Illinois".

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

C. file

ENGINEERING DEPARTMENT

3

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 13-022
 Petitioner: McDonald's USA, LLC, a Delaware Limited Liability Company
 Owner: McDonald's Corporation, a Delaware Corporation
 Contact Person: Henry S. Stillwell
 Address: 300 East Roosevelt Rd., Suite 300
Wheaton, Illinois 60187
 Phone #: 630-510-4904
 Fax #: 630-668-9218

P.I.N.# 03-08-100-046-0000
 Location: 15 E. Dundee Road, Arlington Heights
 Rezoning: NO Current: B-2 Proposed:
 Subdivision: No
 # of Lots: Current: Proposed:
 PUD: No For:
 Special Use: ✓ For: Drive-thru *
 Land Use Variation: No For:
 Land Use: Unchanged Current: McDonald's Restaurant
 Proposed: McDonald's Restaurant
 Site Gross Area: 1.552 Acres
 # of Units Total:
 1BR: 2BR: 3BR: 4BR:

(Petitioner: Please do not write below this line)

RECEIVED
 NOV 26 2013
 VILLAGE OF ARLINGTON HTS
 ENGINEERING DEPT.

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

	YES	NO	COMMENTS
3. R.O.W. DEDICATIONS?	<u> </u>	<u>X</u>	
4. SITE PLAN ACCEPTABLE?	<u> </u>	<u>X</u>	
5. PRELIMINARY PLAT ACCEPTABLE?	<u> </u>	<u>X</u>	<u>N/A</u>
6. TRAFFIC STUDY ACCEPTABLE?	<u> </u>	<u>X</u>	
7. STORM WATER DETENTION REQUIRED?	<u>X</u>	<u> </u>	
8. CONTRIBUTION ORDINANCE EXISTING?	<u> </u>	<u>X</u>	
9. FLOOD PLAIN OR FLOODWAY EXISTING?	<u> </u>	<u>X</u>	
10. WETLAND EXISTING?	<u> </u>	<u>X</u>	

GENERAL COMMENTS ATTACHED

PLANS PREPARED BY: T.Y. LIN INTERNATIONAL
 DATE OF PLANS: 11-14-13

James J. Mull 12/13/13
 Director Date

*Amendment to Special Use Ordinance 83-037

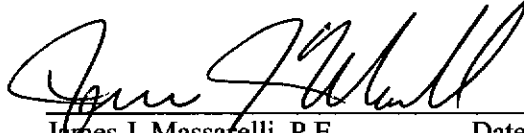
PLAN COMMISSION PC #13-022**McDonald's****15 E. Dundee Rd.****SU Restaurant with Drive Thru****Round 1**

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 comprehend and accept this understanding.
12. The storm water calculations show an allowable discharge of 0.279 cfs, which is correct, but use a 3" orifice providing a discharge of 0.46 cfs. No explanation is given for this variation. Minimum restrictor size allowed, for maintenance reasons, is 2". Restrictors between 2" and 4" must be in a trap in a catch basin.
13. The storm water report indicates the use of a 3-foot retaining wall to obtain the necessary volumes. The plans do not show a wall. Additionally, the detention volume calculation table shows an increase in surface area at each level of elevation, indicating a sloped edge and not a wall. Please clarify.
14. The storm water report needs to be signed and stamped by the engineer.
15. Permits will be required from the MWRD and IDOT.
16. Title sheet: The Village contact information for the Utilities: Sewer/Water should be the Public Works Department, Attn: Jeff Musinski, 847-368-5600
17. Site Plan: Any construction specifications that refer to a DOT should refer to the Illinois DOT (IDOT).
18. Site Plan: East-West driveway to Old Arlington Heights Road should be 24' wide for 2-way traffic.
19. Site Plan: Public sidewalk shall take precedence over the driveway and curb. The curb shall stop on either side of the public sidewalk. ADA panels shall be placed for both driveways on Dundee Road. Village standard for ADA required detectable warning panels on public sidewalks is East Jordan Iron Works 24"x24" panels, or approved equal.
20. Site Plan: Suggest 8" thick concrete for trash enclosure apron.
21. Grading Plan: Show proposed contours. No wall is shown around detention basin, although it is referred to in the storm water report and in the Legend.
22. Grading Plan: The basin overflow is shown to the southeast, directly onto adjacent properties with buildings, however, the grades appear to begin rising again. Where is the ultimate overflow to a public street?
23. Grading Plan: Detail for Outlet Control Structure shows a 3" restrictor. See comment #12. Provide a detail of the proposed trash rack. Normally, a trap is required for restrictors less than 4" in diameter, but a well-designed trash rack could be more effective. Structure to be a catch basin to decrease maintenance associated with a clogged restrictor/trash rack.

24. Grading Plan: Detail for Outlet Control Structure notes indicates a 5.2" orifice. Note 4 should refer to IDOT specifications, not WISDOT.
25. Grading Plan: The detention area indicates a NWL=698. Is this planned to be a wet-bottom retention basin? Without contours or the wall, this is not clear. The flared end section inverts are all the same, indicating a flat bottom if dry. This will be a clear maintenance issue and will contribute to sediment buildup, especially since all pavement structures are labeled as inlets. All debris will be washed into the basin. Full size catch basins are strongly recommended.
26. Grading Plan: An opening in the wall with a grass slope max 5:1 is required for maintenance (mowing) and to provide an escape walk-out in case of an emergency involving a person caught in a basin full of water.
27. Utility Plan: Show the existing water and sewer services to be abandoned per Village requirements at their respective mains.
28. Utility Plan: Proposed sanitary service line to connect to sewer main via blind wye. Relocate manhole to comply with MWRD requirements for an inspection manhole closer to the building. Also show the grease trap and associated details. Service line to be 6" PVC SDR-26.
29. Utility Plan: Show size and material for proposed water service line. Show location of the meter vault using actual dimensions from the attached table.
30. Utility Plan: PVC storm sewers to be specified as SDR-26. Utilize proper specifications where sewers cross the water service line
31. 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.
32. Fire lanes adjacent to buildings must have a minimum pavement width of 18' 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 and sidewalk through driveway to be 8" thick. Other public sidewalk 5" thick.
33. Include bicycle racks in development plan to encourage alternate modes of transportation for employees and patrons.
34. The Plat of easement notes 'F', 'G', 'J', 'R', define dimensions that do not correlate to the ingress-egress easement out to old Arlington Heights Road.
35. The Village had requested in preliminary meetings if a public sidewalk easement could be created in the same corridor as the existing 10-foot water main easement. There is a future bike path under consideration in conjunction with the Village of Buffalo Grove.
36. In conjunction with recommendations made in the traffic report, it is requested that the west 25 feet of the property be created as an ingress-egress easement in order to facilitate future access consolidation and access to the traffic signal.
37. The site lighting plan and fixtures selected are rejected. No fixtures are permitted that allow rotatable mounting. All fixtures pole mounted or affixed to the building must be glareless sharp cutoff flat bottom

shoebox luminaires with the bottom of the fixture mounted parallel with the ground. Also, maximum light spillover onto adjacent property is 2.0 horizontal foot-candles.

38. The vegetation along the south side of the ingress-egress easement at the connection to old Arlington Heights Road must be revised so as not to block intersection sight distance. Complaints have previously been received for not only vehicular sight distance but also for sidewalk sight distance for pedestrians and bicyclists.
39. Signs S-3 and S-7 should be moved south out of the existing utility easement.

 12/13/13

James J. Massarelli, P.E. Date
Director of Engineering

Attachments:

Water Meter Vault Detail (1 page)



Arlington Heights Fire Department Plan Review Sheet

P. C. Number 13-022

Project Name

McDonald's

Project Location

15 E. Dundee Road

Planning Department Contact Kate Lockerby

General Comments

The fire department requests:

- 1) The building to be sprinkled.
- 2) A fully functional annunciator or alarm pad to be located at the front entrance.
- 3) A fire department connection (FDC) to be located on the front of the building.
- 4) A fire hydrant located within 100' of the FDC.
- 5) A Knox Box adjacent to the front entrance.

**NOTE: PLAN IS CONCEPTUAL ONLY
SUBJECT TO DETAILED PLAN REVIEW**

Date December 10, 2013

Reviewed By: Lt. Andrew Larson

ARLINGTON HEIGHTS POLICE DEPARTMENT

5

Community Services Bureau

DEPARTMENT PLAN REVIEW SUMMARY

McDonalds - 15 E. Dundee Rd Special Use for a Restaurant with Drive-Thru

Round 1 Review Comments

12/04/2013

1. Character of use:

The McDonalds will be new construction replacing an existing McDonald's. 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. Special attention should be given to the two landscaped corners at the rear of the parking lot.

3. Present traffic problems?

Buffalo Grove H.S. parents use the parking lot as a Drop Off/Pick Up location causing traffic backups. Signs restricting this behavior should be posted.

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.

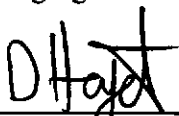
It appears the location of the Handicapped Parking spaces may cause traffic flow and safety issues. The first space is very close to the crosswalk, drive-thru lane and the curved lane closest to Dundee Rd. A driver utilizing this spot will have to back into the drive-thru lane and across the crosswalk before exiting the property. The other two handicapped parking spaces are also adjacent to the drive-thru lanes.

6. General comments:

We recommend a fence is installed to separate the McDonalds and Oberweis lots. Juveniles in the area use the back lots along Dundee Rd to access the businesses. The fence will force the juveniles to use the sidewalk along Dundee Rd. It will also establish a territorial boundary.

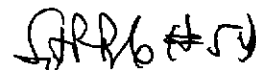
The detention area to the east of the building is a concern. Juveniles use the existing open area to the west to eat food, congregate or loiter. If the detention area floods it will be a hazard and should be secured by a fence. There are other detention areas in Arlington Heights which utilize a fence for safety.

The two landscaped corners at the rear of the parking lot are areas of concern. Numerous students use the property and I believe they may gravitate toward those more hidden areas. Landscaping must not cause any blind areas and should make it hard for subjects to congregate.



DOUGLAS HAJEK, Crime Prevention Officer
Community Services Bureau

Approved by:



Supervisor's Signature

HEALTH SERVICES DEPARTMENT

6

PETITIONER'S APPLICATION - ARLINGTON HEIGHTS PLAN COMMISSION

Petition #: P.C. 13-022
 Petitioner: McDonald's USA, LLC, a Delaware Limited Liability Company
 Owner: McDonald's Corporation, a Delaware Corporation
 Contact Person: Henry S. Stillwell
 Address: 300 East Roosevelt Rd., Suite 300
Wheaton, Illinois 60187
 Phone #: 630-510-4904
 Fax #: 630-668-9218

P.I.N.# 03-08-100-046-0000
 Location: 15 E. Dundee Road, Arlington Heights
 Rezoning: No Current: B-2 Proposed:
 Subdivision: No
 # of Lots: Current: Proposed:
 PUD: No For:
 Special Use: ✓ For: Drive-thru *
 Land Use Variation: No For:
 Land Use: Unchanged Current: McDonald's Restaurant
 Proposed: McDonald's Restaurant
 Site Gross Area: 1.552 Acres
 # of Units Total:
 1BR: 2BR: 3BR: 4BR:

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

1. GENERAL COMMENTS:

1. Self-closing windows equipped with mechanical air curtains must be installed at all drive-thru windows.

No comments from David Robb, Disabilities Services Coordinator.

Terese Biskner, 12/5/13

Environmental Health Officer

Date

James McCalister,  12/5/13

tor

Dirac
Date

*Amendment to Special Use Ordinance 83-037

General

1. Please note the request involves the following:
 - ***An Amendment to an existing Special Use to allow the demolition and construction of a new McDonald's restaurant with dual drive-thru lanes.***
2. Please provide information on the anticipated hours of deliveries and trash collection, the anticipated total and peak number of employees, and the hours of operation of the restaurant.

Traffic Study

1. The traffic study indicates that the ingress from Dundee Road is 24 feet yet the plans indicate 20 feet. Please clarify.

Site Issues

1. There is concern about the proximity of the handicapped parking stalls to the entrance to the site/drive through. One option to explore is to remove the northern-most handicapped stall and provide a landscaped island in its place. This layout is similar to the layout of the drive-thru lanes and handicapped parking stalls at the McDonald's on N. Arlington Heights Road.

Landscape/Tree Preservation Issues

1. Some of the existing trees proposed to be removed are located on the adjacent property to the west. Please note ownership approval of the removal of said trees is required prior to any tree being removed.
2. Please refer to the Landscape Planner's comments found on sheet 7A.

Signage/Building Comments

1. The requested sign variation will be forwarded to the Village Board when they review the Special Use Amendment.

Floor Plan

1. Please provide a reference chart that breaks down the total floor area allocated to the interior dining room, kitchen, and dry storage.

 12/19/13
Development Planner Date

15 E. Dundee Road
PC 13-022
December 19, 2013

Landscape Issues

- 1) Per Chapter 28, section 6.15, a four inch caliper shade tree is required at the ends of all parking rows. Increase the size of the proposed shade trees and provide a tree in the northwest corner at the end of the parking row.
- 2) Along the sidewalk adjacent to the building consider the use of varied pavement. In addition, provide foundation plantings along the north and west elevation.
- 3) It is recommended that shrubs be incorporated along the east and west property line.
- 4) It is recommended that landscaping be provided that includes a mix of shrubs and perennials within the parking islands.
- 5) A tree fee of \$4 per lineal foot for frontage must be provided as part of the building permit process and a landscape compliance bond of 30% of the estimated landscape cost.
- 6) Per Chapter 28, Section 6.15-3, landscaping is required along the perimeter of the detention basin. Provide low lying landscaping on the perimeter of the basin.

Tree Preservation

- 1) Tree # 46 is identified twice on the tree survey. Please correct the survey and identify the additional tree.

PLAN COMMISSION PC #13-022
McDonald's
15 E. Dundee Rd.
SU Restaurant with Drive Thru
Round 2

40. The responses made by the petitioner to comments #11-16, 20-29, 31 and 33 are acceptable.
41. The response made by the petitioner to comment #17 is noted. Site Plan: Under the Asphalt Paving Specifications, the stone has a reference to GDOT. Change to IDOT.
42. The response made by the petitioner to comment #18 is noted. Site Plan: Remove the note saying "Existing Driveway to Remain".
43. The response made by the petitioner to comment #19 is noted. Comment to be addressed at Final Engineering.
44. The response made by the petitioner to comment #30 is noted. Utility crossing information to be provided at Final Engineering.
45. The response made by the petitioner to comment #32 is noted. Public sidewalk 5" thick. OK if private sidewalk is 4" thick. Revise Key P-6 to reflect this.
46. The response made by the petitioner to comment #34 is noted. Comment to be addressed at Final Engineering.
47. The response made by the petitioner to comment #35 is noted. The proposed 5' sidewalk easement will be evaluated for adequacy.
48. The response made by the petitioner to comment #36 is noted. The proposed easement will be evaluated for adequacy. The 25 ft. easement requested was to be along the entire west property line. Future access to the south and west is sought.
49. The response made by the petitioner to comment #37 is acceptable. All lighting including building mounted fixtures will be evaluated again at final engineering.
50. There was no written response made by the petitioner to comment #38. However, a note has been added to the Landscape Plan that addresses this comment.
51. The response made by the petitioner to comment #39 is noted. Sign S-7 is still located in the existing easement. The sign should be moved south out of the existing utility easement.


 James J. Massarelli, P.E. 1/15/14
 Director of Engineering Date

ARLINGTON HEIGHTS POLICE DEPARTMENT

Community Services Bureau

DEPARTMENT PLAN REVIEW SUMMARY

McDonalds - 15 E. Dundee Rd
Special Use for a Restaurant with Drive-Thru

Round 2 Review Comments

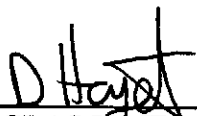
01/07/2014

1. **Character of use:**
No further comments.
2. **Are lighting requirements adequate?**
No further comments.
3. **Present traffic problems?**
No further comments.
4. **Traffic accidents at particular location?**
No further comments.
5. **Traffic problems that may be created by the development.**
No further comments about the Handicapped parking.
6. **General comments:**

We still recommend a fence is installed to separate the McDonalds and Oberweis lots. The fence just along the walkway will not keep the juveniles from directly accessing the adjacent business from the McDonalds parking lot. It is better to keep them along the walkway and Dundee Rd.

Is the 3' retaining wall usable as a bench or seating area? We want to discourage the high school students from taking their food outside and eating along the parking lot or being able to hide from public view. Sitting on top of the wall or hiding behind it would be problematic.

No further comments about the landscaping in the rear property corners.



DOUGLAS H. JEK, Crime Prevention Officer
Community Services Bureau

Approved by:



Supervisor's Signature

15 E. Dundee Road
PC 13-022
January 13, 2014

Landscape Issues

- 1) Per Chapter 28, section 6.15, a four inch caliper shade tree is required at the ends of all parking rows. Provide a tree in the northwest corner, adjacent to the building at the end of the parking row.

January 3, 2014

Katherine E. Lockerby
Development Planner
Village of Arlington Heights
33 S. Arlington Heights Road
Arlington Heights, IL 60005

RECEIVED

JAN - 6 2013

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

RE: Union McDonald's Rebuild- 15 E Dundee Road, Arlington Heights, IL
Plan Commission Review Submittal #2

Dear Ms. Lockerby:

Enclosed for your review and approval, please find the following documents in connection with the subject project:

Plan Commission Submittal – (10) Ten revised sets of the following, dated 01/03/14:

- Preliminary Engineering plans (full size)
 - Stormwater Report (8 ½ x 11)
 - Photometric Plans and Cut Sheets (full size and 8 ½ x 11)
- Landscape Plans (full size)

In response to the review letter from the Village of Arlington Heights, dated December 19, 2013, we offer the following:

BUILDING DEPARTMENT

No Comments

FIRE SAFETY

Comment 1: Per the 2009 International Building Code, the building will be classified as Use Group "A-2."

Response 1: Concur. The Permit Set Building Drawings will follow the 2009 International Building Code and its User Group Classification.

Comment 2: Per Village Amendment in Chapter 23 to the I.B.C., Section 903.2, and automatic fire sprinkler system shall be required.

Response 2: Concur. Fire Protection drawings will be done by Fire Protection Subcontractor and submitted for permit.

Comment 3: Location of fire department connection shall be at the main front entrance or as coordinated and approved by the Fire Department.

Response 3: The proposed Siamese Connection has been moved closer to the front entrance.

Comment 4: Fire alarm enunciator panel shall be located at the main front entrance.

Response 4: Concur. Fire Protection drawings will be done by Fire Protection Subcontractor and submitted for permit.

Comment 5: Provide a fire alarm notification system throughout the building.

Response 5: Concur. Fire Protection drawings will be done by Fire Protection Subcontractor and submitted for permit.

PUBLIC WORKS DEPARTMENT

Comment 1: The water connection on Dundee Road must be a pressure connection.

Response 1: The plans have been revised to show a pressure connection.

Comment 2: Approved RPZ's must be installed in accordance with Village code. If an irrigation system is going to be installed, it will need to be protected with a separate RPZ.

Response 2: No irrigation is planned. Final plumbing design will indicate design of the domestic water system with appropriate RPZ per the Village Code.

Comment 3: Maintain proper separation between all utilities according to "Standard Specifications for Water & Sewer Construction in Illinois."

Response 3: Proper separation has been checked. Crossings and separation will be verified again at Final Engineering as utilities are finalized.

ENGINEERING DEPARTMENT

Comment 1: Public Improvements Required: Access Easements

Response 1: Comment noted.

Comment 2: Permits required other than Village: MWRDGC, IDOT.

Response 2: Comment noted.

Comment 7: Storm water detention required.

Response 7: Comment noted.

Comment 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 comprehend and accept this understanding.

Response 11: Comment acknowledged and comprehended.

Comment 12: The storm water calculations show an allowable discharge of 0.279 cfs, which is correct, but use a 3" orifice providing a discharge of 0.46 cfs. No explanation is given for this variation. Minimum restrictor size allowed, for maintenance reasons, is 2". Restrictors between 2" and 4" must be in a trap in a catch basin.

Response 12: An orifice of 2.25" is now proposed and will utilize a trash rack. Relevant details have been provided.

Comment 13: The storm water report indicates the use of a 3-foot retaining wall to obtain the necessary volumes. The plans do not show a wall. Additionally, the detention volume calculation table shows an increase in surface area at each level of elevation, indicating a sloped edge and not a wall. Please clarify.

Response 13: The 3' retaining wall has been added to the plans. The volume at each elevation changes due to the sloped area at the south end of the basin.

Comment 14: The storm water report needs to be signed and stamped by the engineer.

Response 14: The Final Stormwater Report will be signed and stamped.

Comment 15: Permits will be required from the MWRD and IDOT.

Response 15: Comment noted.

Comment 16: Title sheet: The Village contact information for the Utilities: Sewer/Water should be the Public Works Department, Attn: Jeff Musinski, 847-368-5600.

Response 16: The title sheet has been updated.

Comment 17: Site Plan: Any construction specifications that refer to a DOT should refer to the Illinois DOT (IDOT).

Response 17: Specifications have been updated.

Comment 18: Site Plan: East-West driveway to Old Arlington Heights Road should be 24' wide for 2-way traffic.

Response 18: The east-west driveway has been widened as requested.

Comment 19: Site Plan: Public sidewalk shall take precedence over the driveway and curb. The curb shall stop on either side of the public sidewalk. ADA panels shall be placed for both driveways on Dundee Road. Village standard for ADA required detectable warning panels on public sidewalks is East Jordan Iron Works 24"x24" panels, or approved equal.

Response 19: The proposed sidewalks have been extended to allow for more detailed ADA grading at Final Engineering. The thickness of sidewalks across the entrances has been increased to 8." ADA ramp and detectable warning details will be provided for Final Engineering.

Comment 20: Site Plan: Suggest 8" thick concrete for trash enclosure apron.

Response 20: McDonald's has had success with 6" thick concrete pads in the past.

Comment 21: Grading Plan: Show proposed contours. No wall is shown around detention basin, although it is referred to in the storm water report and in the Legend.

Response 21: Contours have been added in the detention area. More detailed grading around the edge of the site will be shown at Final Engineering. The wall is now shown around the detention area.

Comment 22: Grading Plan: The basin overflow is shown to the southeast, directly onto adjacent properties with buildings, however, the grades appear to begin rising again. Where is the ultimate overflow to a public street?

Response 22: The basin was shown to overflow to the southeast as this was the case historically from all information available. It appears that the lot to the south was developed without accounting for this offsite overflow as their building was placed on top of an existing swale that was not rerouted.

Since the original overflow to the southeast entered the predevelopment swale before crossing Old Arlington Heights Road and entering a drainage ditch at the east side of the Boeger and Old Arlington Heights Road intersection, we have revised the overflow to exit the site at the entrance to the east. The overflow water will still end up in the same destination and the development to the south will be avoided.

More detailed explanations can be found in the Preliminary Stormwater Report.

Comment 23: Grading Plan: Detail for Outlet Control structure shows a 3" restrictor. See comment #12. Provide a detail of the proposed trash rack. Normally, a trap is required for restrictors less than 4" in diameter, but a well designed trash rack could be more effective. Structure to be a catch basin to decrease maintenance associated with a clogged restrictor/trash rack.

Response 23: The detail has been updated to show the proper sized orifice. A trash rack detail has also been added. The outlet control structure has been changed to a catch basin as requested.

Comment 24: Grading Plan: Detail for Outlet Control Structure notes indicates a 5.2" orifice. Note 4 should refer to IDOT specifications, not WISDOT.

Response 24: The detail has been updated with the correct orifice size and reference to IDOT specifications.

Comment 25: Grading Plan: The detention area indicates a NWL=698. Is this planned to be a wet-bottom retention basin? Without contours or the wall, this is not clear. The flared end section inverts are all the same, indicating a flat bottom if dry. This will be a clear maintenance issue and will contribute to sediment buildup, especially since all pavement structures are labeled as inlets. All debris will be washed into the basin. Full size catch basins are strongly recommended.

Response 25: The basin is currently planned to be a dry bottom basin and has been clarified as such on the plans. Catch basins have been added where clearance allows.

Comment 26: Grading Plan: an opening in the wall with a grass slope max 5:1 is required for maintenance (mowing) and to provide an escape walk-out in case of an emergency involving a person caught in a basin full of water.

Response 26: A 5:1 slope has been proposed at the south end of the proposed basin.

Comment 27: Utility Plan: Show the existing water and sewer services to be abandoned per Village requirements at their respective mains.

Response 27: Callouts have been added and additional information will be provided on Demo Plans will at final engineering.

Comment 28: Utility Plan: Proposed sanitary service line to connect to sewer main via blind wye. Relocate manhole to comply with MWRD requirements for inspection manhole closer to the building. Also show the grease trap and associated details. Service line to be 6" PVC SDR-26.

Response 28: The utility plan has been updated for a blind wye connection. The service line has been called out as 6" PVC SDR-26. An inspection manhole and grease trap have been added.

Comment 29: Utility Plan: Show size and material for proposed water service line. Show location of the meter vault using actual dimensions from the attached table.

Response 29: Water meter vault and size/material for the WM has been added to the Utility Plans.

Comment 30: Utility Plan: PVC storm sewers to be specified as SDR-26. Utilize proper specifications where sewers cross the water service line.

Response 30: A note has been added to the plans indicating PVC SDR-26 is to be used (Utility Note #6). The location of water and sewer exiting the building has not been determined in preliminary engineering. Utility crossings will be examined at Final Engineering.

Comment 31: 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 luminaries. All fixtures must be flat bottom, sharp cut-off, and no wall pack style fixtures will be permitted.

Response 31: A site photometric plan has been provided. Fixtures specified are now fixed arm and full cutoff.

Comment 32: Fire lanes adjacent to the buildings must have a minimum pavement width of 18' 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 and sidewalk through driveway to be 8" thick. Other public sidewalk 5" thick.

Response 32: The pavement and sidewalk sections have been revised per the comment.

Comment 33: Include bicycle racks in development plan to encourage alternate modes of transportation for employees and patrons.

Response 33: A callout for a bike rack has been added on the entrance walkway. The final location and design will be determined in Final Engineering.

Comment 34: The Plat of easement notes "F", "G", "J", "R", define dimensions that do not correlate to the ingress-egress easement out to old Arlington Heights Road.

Response 34: The Plat of easement will be revised for Final Engineering.

Comment 35: The Village had requested in preliminary meetings if a public sidewalk easement could be created in the same corridor as the existing 10-foot water main easement. There is a future bike path under consideration in the conjunction with the Village of Buffalo Grove.

Response 35: A 5' Proposed Sidewalk Easement has been added to the plans.

Comment 36: In conjunction with recommendations made in the traffic report, it is requested that the west 25 feet of the property be created as an ingress-egress easement in order to facilitate future access consolidation and access to the traffic signal.

Response 36: A 25'x 75' easement has been added to the site plans.

Comment 37: The site lighting plan and fixtures selected are rejected. No fixtures are permitted that allow rotatable mounting. All fixtures pole mounted or affixed to the building must be glareless sharp cutoff flat bottom shoebox luminaries within the bottom of the fixture mounted parallel with the ground. Also, maximum light spillover onto adjacent property is 2.0 horizontal foot-candles.

Response 38: The fixtures specified are now fixed arm and full cutoff. Light spillage at property lines is now 2.0 foot-candles maximum. Cut sheets and Photometric Plans have been provided for reference.

Comment 39: Signs S-3 and S-7 should be moved south out of the existing utility easement.

Response 39: The signs have been moved as requested.

FIRE DEPARTMENT

Comment 1: The building to be sprinkled.

Response 1: Building will be sprinkled. Fire Protection Drawings will be provided by the Fire Protection Subcontractor for permitting.

Comment 2: A fully functional annunciator or alarm pad to be located at the front entrance.

Response 2: Concur. Fire Protection Drawings will be provided by the Fire Protection Subcontractor for permitting.

Comment 3: A fire department connection (FDC) to be located on the front of the building.

Response 3: A Siamese connection is proposed near the front entrance.

Comment 4: A fire hydrant located within 100' of the FDC.

Response 4: A fire hydrant is located within 100' of the FDC.

Comment 5: A Knox Box adjacent to the front entrance.

Response 5: Concur. Fire Protection Drawings will be provided by the Fire Protection Subcontractor for permitting.

POLICE DEPARTMENT

Comment 1: Character of Use: The McDonalds will be new construction replacing an existing McDonald's. The character of use is consistent with the area and is not a concern.

Response 1: Comment noted.

Comment 2: Are lighting requirements adequate? Lighting should be up to Village of Arlington Heights code. Special attention should be given to the two landscaped corners at the rear of the parking lot.

Response 2: Lighting has been updated to meet Village code.

Comment 3: Present traffic problems? Buffalo Grove H.S. parents use the parking lot as a Dropoff/Pick Up location causing traffic backups. Signs restricting this behavior should be posted.

Response 3: Sign added stating 'Parking Lot for McDonalds Customers Only.'

Comment 4: Traffic accidents at particular location? This is not a problem area.

Response 4: Comment noted.

Comment 5: Traffic problems that may be created by the development. It appears the location of the Handicapped Parking spaces may cause traffic flow and safety issues. The first space is very close to the crosswalk, drive-thru lane and the curved lane closest to Dundee Rd. A driver utilizing this spot will have to back into the drive-thru lane and across the crosswalk before exiting the property. The other two handicapped parking spaces are also adjacent to the drive-thru lanes.

Response 5: Handicap parking has been reduced to 2 stalls and their locations have been centralized to provide more space near the crosswalk and more space for vehicles entering the drive through. Moving the handicap spaces more to avoid the drive-thru lane would move them away from the entrance. McDonald's has had success in the past with HC parking stalls near the drive-thru entrance.

Comment 6: We recommend a fence is installed to separate the McDonalds and Oberweis lots. Juveniles in the area use the back lots along Dundee Rd to access the businesses. The fence will force the juveniles to use the sidewalk along Dundee Rd. It will also establish a territorial boundary.

The detention area to the east of the building is a concern. Juveniles use the existing open area to the west to eat food, congregate or loiter. If the detention area floods it will be a hazard and should be secured by a fence. There are other detention areas in Arlington Heights which utilize a fence for safety.

The two landscaped corners at the rear of the parking lot are areas of concern. Numerous students use the property and I believe they may gravitate toward those more hidden areas. Landscaping must not cause any blind areas and should make it hard for subjects to congregate.

Response 6: A fence has been added near the walkway on the NW corner of the site.

The detention area is now surrounded on three sides by a 3' retaining wall. This should provide adequate security from juveniles, but if this area is still a concern alternatives can be examined at final engineering.

Plantings have been adjusted/removed in this area as requested. Please note that this request is in conflict with some of the other comments given, and so judgment calls were made to try and compromise and address all concerns.

HEALTH SERVICES DEPARTMENT

Comment 1: Self-closing windows equipped with mechanical air curtains must be installed at all drive-thru windows.

Response 1: Concur. All drive-thru window locations are to be equipped with automatic self-closing windows.

PLANNING DEPARTMENT

Comment 1: - General - Please note the request involves the following: An Amendment to an existing Special Use to allow the demolition and construction of a new McDonald's restaurant with dual drive-thru lanes.

Response 1: Comment noted.

Comment 2: - General - Please provide information on the anticipated hours of deliveries and trash collection, the anticipated total and peak number of employees, and the hours of operation of the restaurant.

Response 2: Due to the holidays, contact with the owner was not possible. This information will be provided before the Plan Commission meeting.

Comment 3: - Traffic Study - The traffic study indicates that the ingress from Dundee Road is 24 feet yet the plans indicate 20 feet. Please clarify.

Response 3: The plans have been revised to propose a 24' wide entrance.

Comment 4: - Site Issues - There is concern about the proximity of the handicapped parking stalls to the entrance to the site/drive through. One option to explore is to remove the northern-most handicapped stall and provide a landscaped island in its place. This layout is similar to the layout of the drive-thru lanes and handicapped parking stalls at the McDonald's on N. Arlington Heights Road.

Response 4: Handicap parking has been reduced to 2 stalls and their locations have been centralized to provide more space near the crosswalk and more space for vehicles entering the drive through. Moving the handicap spaces more to avoid the drive-thru lane would move them away from the entrance. McDonald's has had success in the past with HC parking stalls near the drive-thru entrance.

Comment 5: - Landscape/Tree Preservation Issues - Some of the existing trees proposed to be removed are located on the adjacent property to the west. Please note ownership approval of the removal of said trees is required prior to any tree being removed.

Response 5: The requested notation was previously shown on sheets L-1 and L-2 but has been made more prominent on the current revised plans.

Comment 6: - Landscape/Tree Preservation Issues - Please refer to the Landscape Planner's comments found on sheet 7A.

Response 6: Comment noted.

Comment 7: - Signage/Building Comments - The requested sign variation will be forwarded to the Village Board when they review the Special Use Amendment.

Response 7: Comment noted.

Comment 8: - Floor Plan - Please provide a reference chart that breaks down the total floor area allocated to the interior dining room, kitchen, and dry storage.

Response 8: Area chart will be provided on final building drawings.

Interior Dining Room Area = 742 SF

Kitchen Area = 847 SF

Storage Area = 535SF

PLANNING & COMMUNITY DEVELOPMENT

Comment 1: - Landscape Issues - Per Chapter 28, section 6.15, a four inch caliper shade tree is required at the ends of all parking rows. Increase the size of the proposed shade trees and provide a tree in the northwest corner at the end of the parking row.

Response 1: Tree calipers have been increased to 4" and current plan shows a tree to be planted in the NW corner as requested.

Comment 2: - Landscape Issues - Along the sidewalk adjacent to the building consider the use of varied pavement. In addition, provide foundation plantings along the north and west elevation.

Response 2: Due to McDonalds rigid internal ADA requirements, stamped concrete or permeable pavement is typically not allowed. Foundation plantings along the north and west elevation are complicated by a preference to widen the sidewalk for pedestrian access. As a compromise, additional landscaping has been added around the HC stalls.

Comment 3: - Landscape Issues - It is recommended that shrubs be incorporated along the east and west property line.

Response 3: The plantings have been added as requested.

Comment 4: - Landscape Issues - It is recommended that landscaping be provided that includes a mix of shrubs and perennials within the parking islands.

Response 4: The plantings have been added as requested.

Comment 5: - Landscape Issues - A tree fee of \$4 per lineal foot for frontage must be provided as part of the building permit process and a landscape compliance bond of 30% of the estimated landscape cost.

Response 5: So noted. This will be addressed at the time of permit.

Comment 6: - Landscape Issues - Per Chapter 28, Section 6.15-3, landscaping is required along the perimeter of the detention basin. Provide low lying landscaping on the perimeter of the basin.

Response 6: The plantings have been added as requested.

Comment 7: - Tree Preservation - Tree # 46 is identified twice on the tree survey. Please correct the survey and identify the additional tree.

Response 7: The plan has been revised accordingly.

If you should have any questions, please do not hesitate to contact me at 312-777-2886 or justin.uihlein@tylin.com.

Sincerely,
T.Y. Lin International

Justin Uihlein, P.E.
Senior Engineer

Enclosures

CC: Henry Stillwell III, Rathje & Woodward, via email
Elizabeth Stack, McDonald's, via email
Anita Thomas, McDonald's, via email
Dan Olsen, Watermark Engineering, via email
William Grieve, Gewalt Hamilton, via email

TYLI Project File 602605.26

January 28, 2014

Katherine E. Lockerby
Development Planner
Village of Arlington Heights
33 S. Arlington Heights Road
Arlington Heights, IL 60005

RE: Union McDonald's Rebuild- 15 E Dundee Road, Arlington Heights, IL
Plan Commission Review Submittal #2

Dear Ms. Lockerby:

In response to the review letter from the Village of Arlington Heights, dated January 20, 2014, we offer the following:

BUILDING DEPARTMENT

No Comments

FIRE SAFETY

No Comments

PUBLIC WORKS DEPARTMENT

Comment 1: Proposed Construction – The water service that is going to be abandoned must be shut off at the water main.

Response 1: A note to indicate shut off at the water main will be added at final engineering.

Comment 2: Proposed Construction – All other prior issues have been addressed properly.

Response 1: Comment noted.

ENGINEERING DEPARTMENT

Comment 1: The responses made by the petitioner to comments #11-16, 20-29, 31 and 33 are acceptable.

Response 1: Comment noted.

Comment 2: The response made by the petitioner to comment #17 is noted. Site Plan: Under the Asphalt Paving Specifications, the stone has a reference to GDOT. Change to IDOT.

Response 2: The note in question will be updated at Final Engineering.

Comment 3: The response made by the petitioner to comment #18 is noted. Site Plan: Remove the note saying "Existing Driveway to Remain".

Response 3: The note in question will be updated at Final Engineering.

Comment 4: The response made by the petitioner to comment #19 is noted. Comment to be addressed at Final Engineering.

Response 4: Comment noted.

Comment 5: The response made by the petitioner to comment #30 is noted. Utility crossing information to be provided at Final Engineering.

Response 5: Comment noted.

Comment 6: The response made by the petitioner to comment #32 is noted. Public sidewalk 5" thick. OK if private sidewalk is 4" thick. Revise Key P-6 to reflect this.

Response 6: The note will be updated at Final Engineering.

Comment 7: The response made by the petitioner to comment #34 is noted. Comment to be addressed at Final Engineering.

Response 7: Comment noted.

Comment 8: The response made by the petitioner to comment #35 is noted. The proposed 5' sidewalk easement will be evaluated for adequacy.

Response 8: Comment noted.

Comment 9: The response made by the petitioner to comment #36 is noted. The proposed easement will be evaluated for adequacy. The 25 ft. easement requested was to be along the entire west property line. Future access to the south and west is sought.

Response 9: Petitioner is agreeable to providing in the amended special use ordinance for the future good faith cooperation by petitioner with respect to determining the feasibility of the establishment of a cross access easement between the McDonald's property and the Oberweis property, subject to the review and approval by the Village, McDonald's and Oberweis of (i) a specific cross access plan, (ii) the costs associated with the cross access plan, (iii) the establishment of a legal description for the specific and limited area of the easement premises to be created, and (iv) a reciprocal easement agreement providing for, among other things, appropriate insurance, indemnification, covenants pertaining to use of the easement premises and enforcement. Petitioner's counsel will work with staff on language pertaining to the same prior to Village Board review.

Comment 10: The response made by the petitioner to comment #37 is acceptable. All lighting including building mounted fixtures will be evaluated again at final engineering.

Response 10: Comment noted.

Comment 11: There was no written response made by the petitioner to comment #38.

However, a note has been added to the Landscape Plan that addresses this comment.

Response 11: Comment noted and Comment #38 is considered resolved.

Comment 12: The response made by the petitioner to comment #39 is noted. Sign S-7 is still located in the existing easement. The sign should be moved south out of the existing utility easement.

Response 12: All signs will be moved out of the existing easement at Final Engineering.

FIRE DEPARTMENT

The fire department has no additional comments; however, please note item 2 below. Our original submittal contained a typographical error and should read as listed below. – 2) A fully functional annunciator or alarm panel located at the front entrance.

Response 1: Comment noted.

POLICE DEPARTMENT

Comment 1: General Comments - We still recommend a fence is installed to separate the McDonalds and Oberweis lots. The fence just along the walkway will not keep the juveniles from directly accessing the adjacent business from the McDonalds parking lot. It is better to keep them along the walkway and Dundee Rd.

Response 1: This suggestion regarding is inconsistent with staff's desire to obtain future cross access with Oberweis. The petitioner prefers the use of landscape where appropriate. The petitioner will work with staff and the police on any reasonable adjustments to the landscape plan deemed appropriate to avoid juveniles being screened and loitering on the site.

Comment 2: General Comments - Is the 3' retaining wall usable as a bench or seating area? We want to discourage the high school students from taking their food outside and eating along the parking lot or being able to hide from public view. Sitting on top of the wall or hiding behind it would be problematic.

Response 2: The wall is required for detention, but could be used to sit on or hide behind. One proposed solution is to provide plantings that would discourage access, such as thorn bushes. More discussion will take place with a proposed solution to come at Final Engineering.

HEALTH SERVICES DEPARTMENT

Comment 1: *In addition to self-closing windows at the drive thru windows, mechanical air curtains must also be installed. (...they need both not just one.)*

Response 1: To be added to the plans at Final Engineering.

PLANNING & COMMUNITY DEVELOPMENT

Comment 1: Landscaping - Per Chapter 28, section 6.15, a four inch caliper shade tree is required at the ends of all parking rows. Provide a tree in the northwest corner, adjacent to the building at the end of the parking row.

Response 1: A tree will be added at Final Engineering.

If you should have any questions, please do not hesitate to contact me at 312-777-2886 or justin.uihlein@tylin.com.

Sincerely,
T.Y. Lin International

Antonia Laurean (AP)
Antonia Laurean, AIA, LEED AP
Senior Architect

CC: Henry Stillwell III, Rathje & Woodward, via email
Elizabeth Stack, McDonald's, via email
Anita Thomas, McDonald's, via email
Dan Olsen, Watermark Engineering, via email
William Grieve, Gewalt Hamilton, via email

TYLI Project File 602605.26



Village of Arlington Heights

33 South Arlington Heights Road
Arlington Heights, Illinois 60005-1499
(847) 368-5000
Website: www.vah.com

February 3, 2014

TO THE PRESIDENT AND
MEMBERS OF THE BOARD OF TRUSTEES
ARLINGTON HEIGHTS, ILLINOIS

Property: McDonalds
15 E. Dundee Rd.
Arlington Heights, IL 60004
DC# 13-140

Petitioner: Henry S. Stillwell
Rathje & Woodward LLC
300 E. Roosevelt Rd. Suite 300
Wheaton, IL 60187

Request: 1. Approval of the proposed architectural design for a new McDonalds restaurant.

A public meeting was held by the Design Commission on December 10, 2013 to consider the matter detailed above.

A MOTION WAS MADE BY COMMISSIONER FASOLO, SECONDED BY COMMISSIONER ECKHARDT, TO RECOMMEND APPROVAL OF THE PROPOSED ARCHITECTURAL DESIGN FOR *McDONALDS* LOCATED AT 15 E. DUNDEE ROAD. THIS RECOMMENDATION IS SUBJECT TO COMPLIANCE WITH THE PLANS RECEIVED 11/15/13, 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 REQUIREMENT TO PROVIDE WINDOW MULLION SPACING ON THE NORTH ELEVATION, TO BE COORDINATED WITH THE SPACING OF THE CANOPY BRACKETS.
2. A REQUIREMENT THAT SHRUBS BE INCORPORATED ALONG THE WEST PROPERTY LINE.
3. THE PETITIONER IS REQUIRED TO MEET ALL LANDSCAPING AND PARKING REQUIREMENTS, PER CHAPTER 28.
4. ALL SIGNAGE MUST MEET CODE, PER CHAPTER 30.
5. 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, SIGN CODE OR BUILDING 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 AND SIGN PERMIT PLANS COMPLY WITH ALL ZONING CODE, BUILDING CODE AND SIGN CODE REQUIREMENTS.
6. THE PETITIONER SHALL COMPLY WITH ALL FEDERAL, STATE AND VILLAGE CODES, REGULATIONS, AND POLICIES.

FASOLO, AYE; ECKHARDT, AYE; FITZGERALD, AYE; BOMBICK, AYE.
ALL WERE IN FAVOR. THE MOTION CARRIED.

STAFF DESIGN COMMISSION REPORT

PROJECT INFORMATION:

Project Name: McDonald's
Project Address: 15 E. Dundee Road
Prepared By: Steve Hautzinger

Date Prepared: December 4, 2013

PETITION INFORMATION:

DC Number: 13-140
Petitioner Name: Henry S. Stillwell
Petitioner Address: Rathje & Woodward LLC
300 E. Roosevelt Road, Suite 300
Wheaton, IL 60187
Meeting Date: December 10, 2013

Requested Action(s):

1. Approval of the proposed architectural design for a new McDonald's restaurant.

ANALYSIS:

Summary

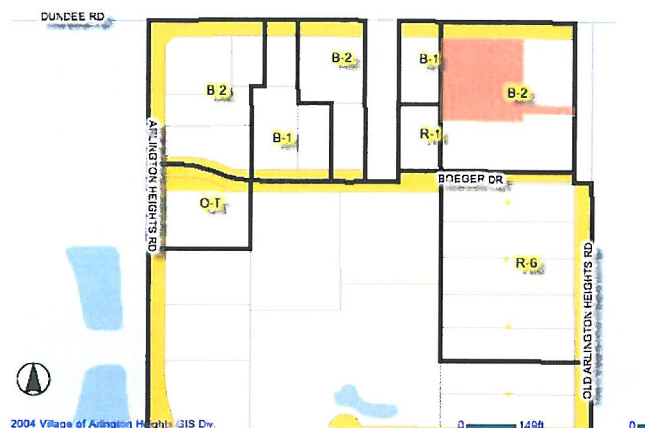
The subject design is being forwarded to the Design Commission for review pursuant to Chapter 6 of the Municipal Code, specifically Section 6-501 (e)(1), which states that the Design Commission "shall review all Plan Commission, Zoning Board of Appeals, Building Permit and Sign Permit applications for 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 demolish an existing, older McDonald's restaurant building to allow construction of a new McDonald's restaurant. The proposed restaurant will include a drive thru as well as indoor dining. The scope of the project includes a complete redevelopment of the site including parking areas and landscaping. This project does require Plan Commission approval for a Special Use and has already been reviewed by the Plat and Subdivision Committee.

SITE ANALYSIS



Aerial of Property



Zoning Map of Property

Surrounding Land Uses:

<i>Direction</i>	<i>Existing Zoning</i>	<i>Existing Use</i>	<i>Comprehensive Plan</i>
Subject Property	B-2, General Business District	McDonald's Restaurant	Commercial
North	Outside of Village boundary (Buffalo Grove)	Buffalo Grove High School	Not Applicable
South	B-2, General Business District	Office	Commercial
East	B-2, General Business District	Dakota K Auto Repair & Tire Center	Commercial
West	B-1, Business District Limited Retail	Oberweis Dairy Ice Cream & Dairy Store	Commercial

Architectural Design:

The proposed design represents the latest prototype for McDonald's and is similar in style to the existing McDonald's restaurant at 1920 N. Arlington Heights Road which was constructed in 2006 (refer to Photo 1 below). The general style of the proposed prototype has a fresh and modern appearance, and the blend of exterior materials and colors looks very nice. However, the following are recommendations to further enhance the overall design:

1. The uneven spacing of the window mullions along the front (north) elevation seems unresolved. The window spacing should be revised to have a balanced appearance and should be coordinated with the spacing of the canopy brackets.
2. The continuous corrugated metal screen wall around the top of the building perimeter is a bit prominent. It is recommended to raise the height of the oyster tile entry feature along the west wall to interrupt the corrugated metal screen wall and to add more prominence to the entrance.
3. The east elevation is lacking interest. The continuous canopy is an attractive feature, but it would be nice to incorporate more of the oyster wall tile to break up the long flat wall. It is recommended to widen the tall oyster tile feature to encompass the middle drive thru window, and add a yellow canopy similar to the north and west elevations. (Please note that the white tile feature shown on the elevations needs to be added to the floor plan and roof plan drawings.)

Rooftop Mechanical Unit Screening:

There are numerous rooftop mechanical units which are required to be fully screened from public view. The petitioner needs to demonstrate that the proposed corrugated metal screen walls will fully screen the mechanical units.

Dumpster Screening:

The dumpster area is required to be fully screened. The petitioner is proposing a dumpster area at the rear of the site with a masonry enclosure of face brick to match the building.

Landscaping:

1. Consider the use of varied pavement, such as stamped concrete, along the sidewalk adjacent to the building.
2. It is recommended that shrubs be incorporated along the west property line.
3. It is recommended to infill the parking islands with landscaping, where space allows.
4. The Petitioner will be required to comply with all landscape and parking screening requirements as part of the Plan Commission approval process. The shade trees at the ends of all parking rows will be required to be increased to four inch caliper.

Signage:

Signage is not included in this review. The petitioner is seeking sign variations under a separate application.

Reference Photo:



Photo 1. Existing McDonald's Restaurant at 1920 N. Arlington Heights Road in Arlington Heights.

RECOMMENDATION:

It is recommended that the Design Commission **consider the revisions noted below, but approve** the proposed architectural design for McDonald's located at 15 E. Dundee Road. This recommendation is subject to compliance with the plans received 11/15/13, 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. North Elevation. Provide balanced window mullion spacing, and coordinate with the spacing of the canopy brackets.
2. West Elevation. Raise the height of the oyster tile entry feature to a height above the corrugated metal screen wall.
3. East Elevation. Expand the size of the oyster tile wall feature to encompass the drive thru window, and incorporate a yellow canopy similar to the north and west elevations.
4. It is recommended that shrubs be incorporated along the west property line.
5. It is recommended to infill the parking islands with landscaping, where space allows
6. This review deals with architectural design only and should not be construed to be an approval of, or to have any other impact on nor represent any tacit approval or support for the proposed land use or 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.
7. The petitioner is required to meet all landscape and parking requirements per Chapter 28.
8. All signage must meet code, Chapter 30.



December 4, 2013

Steve Hautzinger, Design Planner

APPROVED

MINUTES OF
THE VILLAGE OF ARLINGTON HEIGHTS
DESIGN COMMISSION MEETING
HELD AT THE ARLINGTON HEIGHTS MUNICIPAL BUILDING
33 S. ARLINGTON HEIGHTS RD.
DECEMBER 10, 2013

Chair Bombick called the meeting to order at 6:30 p.m.

Members Present: Alan Bombick, Chair
Ted Eckhardt
Anthony Fasolo
John Fitzgerald

Members Absent: None

Also Present: Tony VanDijk, DRH Cambridge Homes for 1819 N. Mitchell Ave.
Steve Pekovic, Owner of 1234 S. Belmont Ave.
Stephen Klumpp, Ar-k-teks for 1234 S. Belmont Ave.
Tony Papanicholas, Owner of 733 N. Forrest Ave.
Nick Papanicholas, Owner of 733 N. Forrest Ave.
Greg Collins, M/I Homes Chicago for Arlington Market
John Ciffone, 814 E. Wing St. for Arlington Market
Christian Ivanov, 815 E. Hamlin Ln. for Arlington Market
Jonathan Quinn, 916 E. Wing St. for Arlington Market
Candice Chacon, 832 E. Wing St. for Arlington Market
Brian Goralske, 832 E. Wing St. for Arlington Market
Henry Stillwell, Rathje & Woodward LLC for McDonalds
Anita Thomas, McDonalds Corp. for McDonalds
Steve Hautzinger, Staff Liaison

REVIEW OF MEETING MINUTES FROM NOVEMBER 26, 2013

A MOTION WAS MADE BY COMMISSIONER ECKHARDT, SECONDED BY COMMISSIONER FITZGERALD, TO APPROVE THE MEETING MINUTES OF NOVEMBER 26, 2013. ALL WERE IN FAVOR. THE MOTION CARRIED.

ITEM 5. COMMERCIAL REVIEWDC#13-140 – McDonalds – 15 E. Dundee Rd.

Mr. Henry Stillwell, representing *Rathje & Woodward, LLC*, and Ms. Anita Thomas, representing *McDonalds Corporation*, were present on behalf of the project.

Chairman Bombick asked if there was any public comment on the project and there was no response from the audience.

Mr. Hautzinger presented Staff comments. The petitioner is proposing to demolish the existing, older McDonald's restaurant building to allow for construction of a new McDonalds. The new restaurant will include a drive-thru as well as indoor dining. The scope of the project includes a complete redevelopment of the site to include parking areas and landscaping. This project also requires Plan Commission approval for a Special Use.

The proposed design represents the latest prototype for McDonalds, and is similar in style to the existing McDonalds located at 1920 N. Arlington Heights that was built in 2006. A photo of that building was included in the Staff report. The general style of the proposed design has a nice modern appearance and the materials and colors all look very nice together. Staff recommends the following:

1. Uneven spacing of window mullions along the front (north) elevation seems unresolved. The spacing should be revised to have a balanced appearance and be coordinated with the spacing of the canopy brackets.
2. The continuous corrugated metal screen wall around the top of the building perimeter is somewhat prominent. Staff suggests raising the height of the oyster tile entry feature along the west wall to interrupt the corrugated metal screen wall and add more prominent to the entrance.
3. The east elevation is lacking interest. Although the canopy is an attractive feature, Staff would suggest incorporating more of the oyster wall tile to break up the long flat wall. It is also suggested to widen the tall oyster tile feature to encompass the middle drive thru window and add a yellow canopy similar to the north and west elevations.

With regards to landscaping, Staff recommends the following:

1. Use varied pavement such as stamped concrete along the sidewalk adjacent to the building.
2. Incorporate shrubs along the west property line.
3. Infill the parking islands with landscaping, where space allows.
4. The petitioner is required to comply with all landscape and parking screening requirements as part of the Plan Commission approval process, and shade trees at the ends of all parking rows are required to be increased to 4-inch caliper.

Signage is not included in this review. The petitioner is seeking sign variations under a separate review to be heard tonight.

Staff is recommending the Design Commission approve the architectural design for McDonalds and consider the design suggestions made by Staff.

Mr. Stillwell introduced Ms. Thomas, representing McDonalds, who would respond to the design concerns and suggestions raised by Staff. Ms. Thomas said that she is the area of construction manager for McDonalds Corp. and will be overseeing the actual construction of the new restaurant. In response to Staff comments, she stated that the metal banding being proposed could be broken up by raising the arcade element at the entrance on the east elevation, and metal instead of brick is being proposed around the 3 drive-thru windows to help delineate the windows. She explained the design reasons for the stand-alone oyster tile element on the drive-thru elevation that tied in with the other elevations, and that a horizontal yellow band on the drive-thru elevation would be at a different height than on the other elevations. They are proposing as much design continuity around the entire building as possible. Ms. Thomas added that the uneven spacing of window mullions on the front elevation appears to be a drafting error, and clarified that 4 equal windows are being proposed on the front elevation.

Commissioner Eckhardt was in favor of raising the height of the oyster tile at the front entrance; however, he was unsure whether to leave the roof cap element where it is and just apply it as a fascia element. Although he was bothered by all of the metal going across the elevation, he was also concerned about removing the roof cap element. Ms. Thomas referred to a remodeled McDonalds in Chicago where the oyster tile was brought all the way up and the roof cap element removed, which she might be able to provide a photo of. She assured the commissioners that this would achieve the balance they are looking for while breaking up the metal banding. She added that she was unsure if the roof cap element could structurally be mounted on the elevation. Mr. Stillwell added that because of the important brand re-imaging of McDonalds, there are trademark issues involved that they must be cautious of and any design changes must receive corporate approval.

Commissioner Fitzgerald agreed with the comments made by Staff as well as Commissioner Eckhardt. He was in favor of raising the height of the oyster tile at the main entrance (west elevation) and preferred that the yellow roof cap element be face-mounted on the tile, if approved by corporate. He also pointed out the large Maple being proposed on this elevation that would help soften the arch. Overall, he felt the proposed landscape plan was very nice.

Commissioner Fasolo agreed with Staff's suggestion to raise the oyster tile entry element up past the screen wall, and he was interested in seeing the roof cap element raised above as well, to sit on top of the oyster tile wall. Ms. Thomas replied that she would have to present this suggestion to corporate for approval. She added that the roof cap element was intended to create pedestrian friendliness, which would be lost if it were raised higher. Mr. Stillwell reiterated that corporate architects have only approved a revision to raise the height of the oyster tile wall up to the top of the parapet wall, without the roof cap element.

Chair Bombick commented that having some perspectives on the proposed design would have made it easier and smoother for everyone to understand, or pictures of an existing building with this same prototype design. Ms. Thomas replied that this design was recently built in Elmwood Park on Grand Avenue. Chair Bombick felt the petitioner did a nice job of giving a fresh look to the area and the new restaurant. Other than the drafting error on the uneven spacing of the window mullions on the north elevation, he would not change anything on the proposed design.

Commissioner Eckhardt summarized that he liked the roof cap element and would rather see it remain, as well as keeping the oyster stone element stopped at the same elevation around the entire building; therefore, he preferred the design to remain as currently drawn. Commissioner Fitzgerald agreed.

A MOTION WAS MADE BY COMMISSIONER FASOLO, SECONDED BY COMMISSIONER ECKHARDT, TO RECOMMEND APPROVAL OF THE PROPOSED ARCHITECTURAL DESIGN FOR *McDONALDS* LOCATED AT 15 E. DUNDEE ROAD. THIS RECOMMENDATION IS SUBJECT TO COMPLIANCE WITH THE PLANS RECEIVED 11/15/13, 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 REQUIREMENT TO PROVIDE WINDOW MULLION SPACING ON THE NORTH ELEVATION, TO BE COORDINATED WITH THE SPACING OF THE CANOPY BRACKETS.
2. 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, SIGN CODE OR BUILDING 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 AND SIGN PERMIT PLANS COMPLY WITH ALL ZONING CODE, BUILDING CODE AND SIGN CODE REQUIREMENTS.
3. THE PETITIONER SHALL COMPLY WITH ALL FEDERAL, STATE AND VILLAGE CODES, REGULATIONS, AND POLICIES.

Chair Bombick asked Staff about any additional items that were missed in terms of requirements. Commissioner Fitzgerald wanted the recommendation that shrubs be added along the west property line to be added to the motion. Chair Bombick noted that there was no discussion regarding Staff's recommendation to infill the parking islands with landscaping, where space allows.

A MOTION WAS MADE BY COMMISSIONER FASOLO TO WITHDRAW THE MOTION TO APPROVE THE PROJECT IN ORDER TO HAVE FURTHER DISCUSSION REGARDING LANDSCAPING. COMMISSIONER ECKHARDT SECONDED THE MOTION.

The commissioners discussed with the petitioner Staff's suggestion to infill the parking islands with landscaping, where space allows. Mr. Hautzinger clarified that the suggestion is to add more landscaping below the trees at the ends of the parking rows where turf is shown; landscaping to be similar to the parking islands at the front of the site near Dundee Road. Commissioner Fitzgerald felt the landscaping plan was very nice the way it is currently proposed.

A MOTION WAS MADE BY COMMISSIONER FASOLO, SECONDED BY COMMISSIONER ECKHARDT, TO RECOMMEND APPROVAL OF THE PROPOSED ARCHITECTURAL DESIGN FOR *McDONALDS* LOCATED AT 15 E. DUNDEE ROAD. THIS RECOMMENDATION IS SUBJECT TO COMPLIANCE WITH THE PLANS RECEIVED 11/15/13, DESIGN COMMISSION RECOMMENDATIONS, COMPLIANCE WITH ALL APPLICABLE FEDERAL, STATE AND VILLAGE CODES, REGULATIONS AND POLICIES, THE ISSUANCE OF ALL REQUIRED PERMITS, AND THE FOLLOWING:

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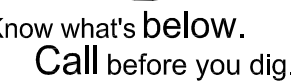
PER CHAPTER 28.

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6. THE PETITIONER SHALL COMPLY WITH ALL FEDERAL, STATE AND VILLAGE CODES, REGULATIONS, AND POLICIES.

FASOLO, AYE; ECKHARDT, AYE; FITZGERALD, AYE; BOMBICK, AYE.
ALL WERE IN FAVOR. THE MOTION CARRIED.

GRAPHIC SCALE

(IN FEET)
1 inch = 20 ft.



UTILITY STATEMENT

THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM VISIBLE FIELD EVIDENCE AND EXISTING DRAWINGS, MAPS AND RECORDS SUPPLIED TO SURVEYOR. THE SURVEYOR MAKES NO GUARANTEES THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES. SURVEYOR'S FIELD WORK IS NOT WARRANTED AS TO THE LOCATION OF ANY UTILITIES SHOWN. THE LOCATION OF THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED, ALTHOUGH THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM AVAILABLE INFORMATION. THE SURVEYOR HAS NO PHYSICALLY LOCATED VISIBLE UTILITIES; HOWEVER, THERE ARE NO

[illegible]

McDonald's - LC #12-0600 151 E. Dundee Road Arlington Heights, Illinois	CLIENT
McDONALD'S CORPORATION 4320 Winfield Road, Suite 400 Warrenville, IL 60555	

COMPASS
SURVEYING LTD

ALTA SURVEYS • TOPOGRAPHY • CONSTRUCTION STAKING

2631 GINGER WOODS PARKWAY, STE. 100
AURORA, IL 60502

PHONE: (630) 824-9100 FAX: (630) 920-7030 EMAIL: ADMIN@CLSIURVEYING.COM

SCALE: 1" = 20'

2 OF 3

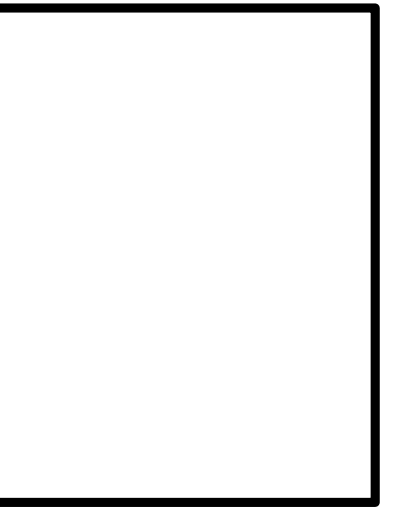
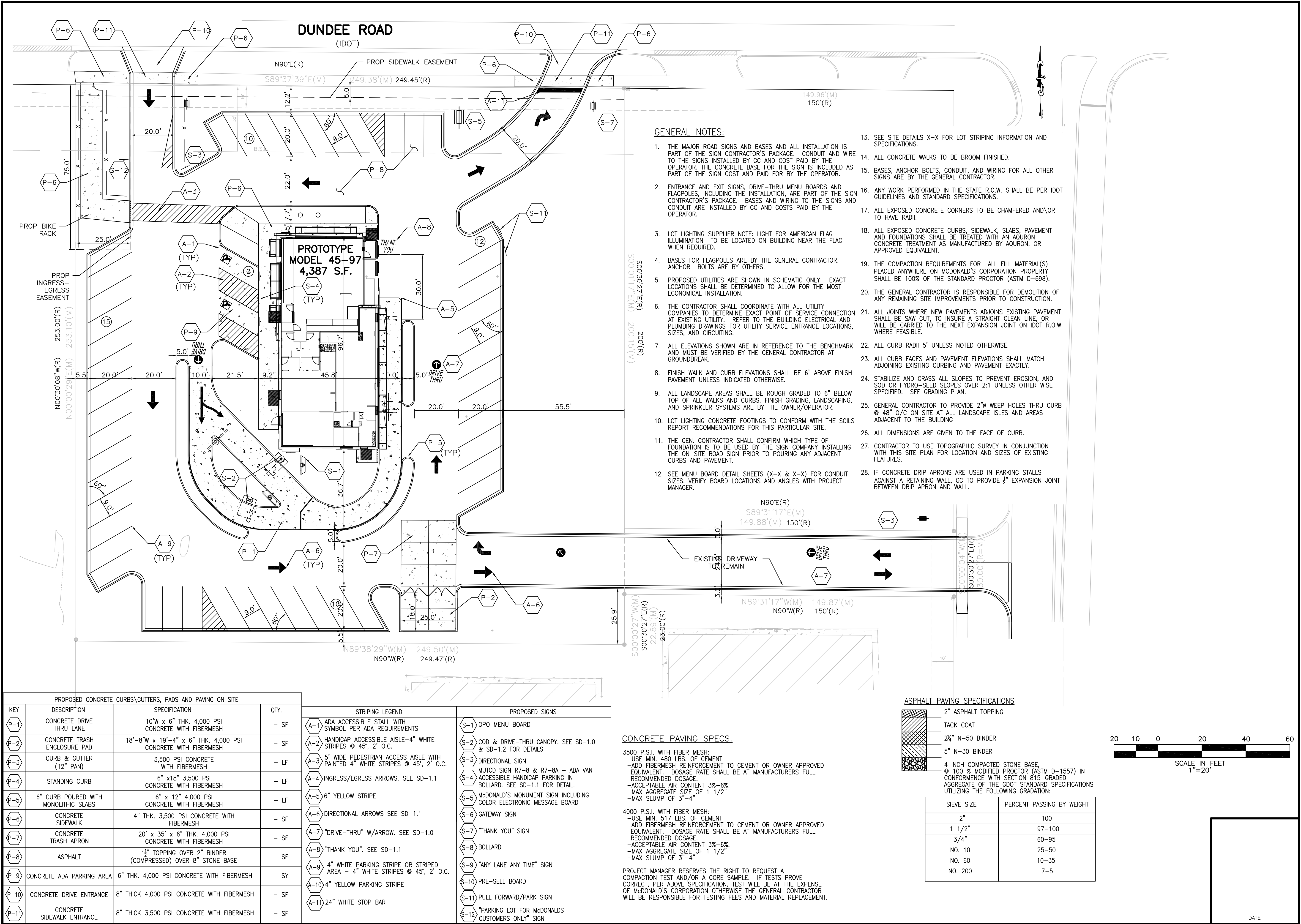
PROJ. NO.: 13.0122



- (A) RETAINING WALL CROSSES LINE 0.27' WEST
- (B) RETAINING WALL CROSSES LINE 0.26' WEST
- (C) WALK/PAVEMENT EDGE 0.82' NORTH
- (D) WALK/PAVEMENT EDGE 0.53' NORTH
- (E) WALK/PAVEMENT EDGE 0.49' NORTH
- (F) WALK/PAVEMENT EDGE 0.64' NORTH

SIGN DESIGNATIONS

- | | |
|----|---------------------------|
| 1 | STOP |
| 2 | EXIT |
| 3 | RIGHT TURN |
| 4 | MCDONALDS PARKING ONLY |
| 5 | HAVE MONEY READY |
| 6 | ENTER |
| 7 | NO PARKING |
| 8 | DRIVE THROUGH |
| 9 | HANDICAP PARKING |
| 10 | DO NOT ENTER |
| 11 | NO LOITERING |
| 12 | OVERHEAD "MCDONALDS" SIGN |



NO.	DATE	DESCRIPTION	REVISIONS
4			
3			
2			
1			

TYLIN INTERNATIONAL

260 PEACHTREE STREET SUITE 900
ATLANTA, GEORGIA 30303
PHONE: (404) 841-7886 FAX: (404) 841-7887

SITE PLAN

DRAWING TITLE:

PROJECT NAME:
McDONALD'S RESTAURANT
15 E DUNDEE RD, ARLINGTON HEIGHTS, IL

CLIENT:
McDONALD'S CORPORATION
ONE GLENLAKE PARKWAY, SUITE 500 , ATLANTA, GA, 30328

PROJECT NO.:
602605.26

DATE:
01/03/14

SCALE:
AS NOTED

DRAWING SERIES:
SITE

SHEET NO.
C-1.0

PROJ. MGR.:
AL

DRWN. BY:
JP

CHKD. BY:
JDU



Front Elevation



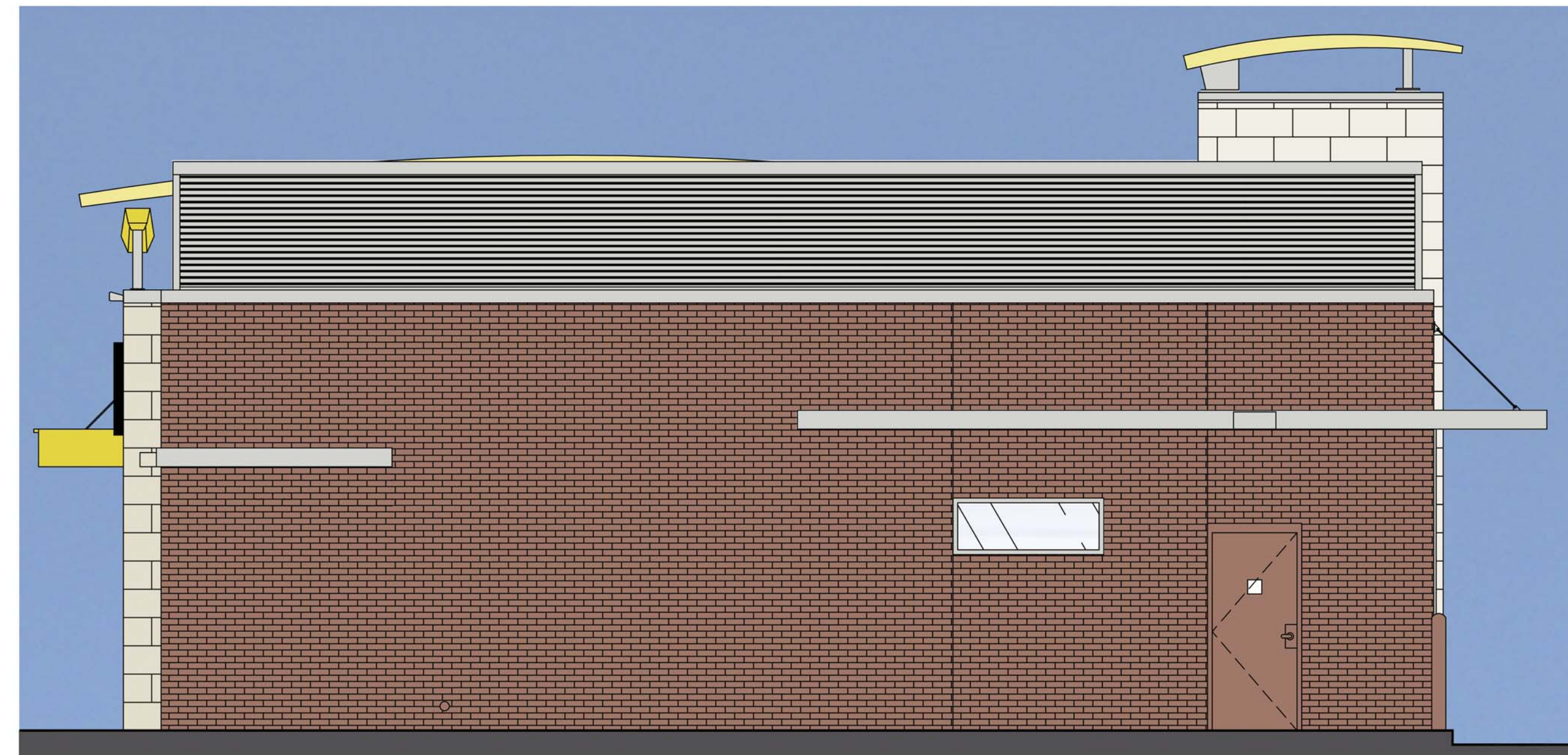
Non-Drive-Thru Elevation

PROPOSED BUILDING ELEVATIONS
McDonald's Rebuild
15 E. Dundee Road, Arlington Heights, IL

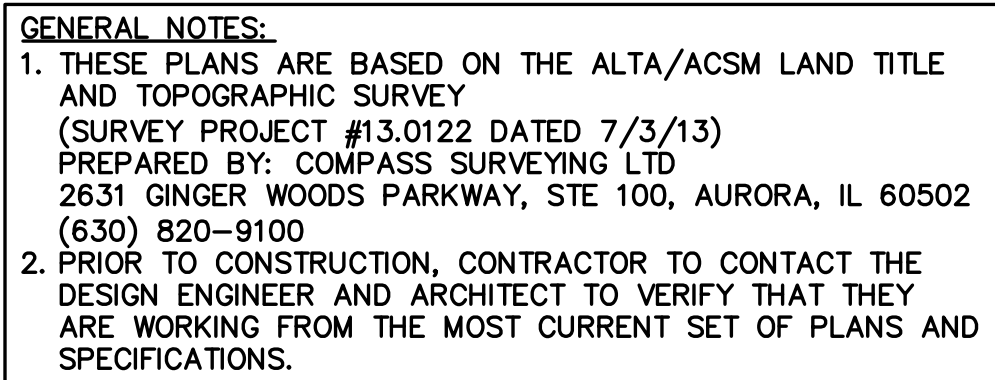
Prepared by: T.Y. Lin International
Prepared for: McDonald's USA, LLC



Drive-Thru Elevation



Rear Elevation



SHADE, ORNAMENTAL AND CONIFEROUS TREES

<u>QTY.</u>	<u>ABRV.</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>SIZE</u>
2	SSM	Acer miyabei 'Morton'	State Street Miyabe Maple	4" Cal.
2	ABM	Acer x fremanii 'Jeffersred'	Autumn Blaze Maple	4" Cal.
2	SLH	Gleditsia triacanthos var. inermis 'Skyline'	Skyline Honeylocust	4" Cal.
3	SWO	Quercus bicolor	Swamp White Oak	4" Cal.

<u>QTY.</u>	<u>ABRV.</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>SIZE</u>
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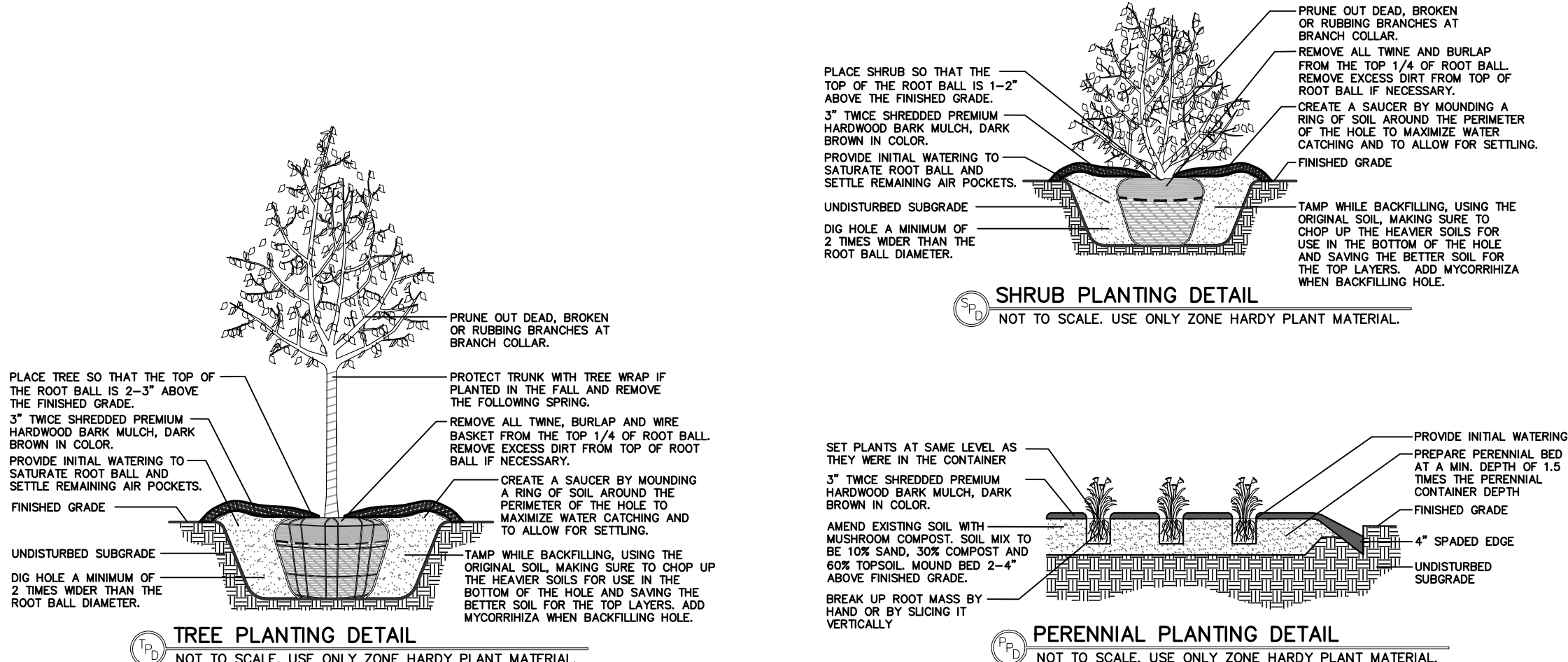
23	TCA	<i>Thuja occidentalis</i> 'Tecný	Tecný Arborvitae	6'
27	DHS	<i>Diervilla lonicera</i>	Northern Bush Honeysuckle	5 Gal.
12	DBF	<i>Forsythia viridissima</i> 'Bronxensis'	Dwarf Bronx Forsythia	5 Gal.
6	LH	<i>Hydrangea paniculata</i> 'Limelight'	Limelight Hydrangea	5 Gal.
78	GLS	<i>Rhus aromatica</i> 'Grow-Low'	Grow-Low Sumac	5 Gal.
14	KOS	<i>Rosa</i> x 'Knockout'	Knockout Shrub Rose	3 Gal.
56	NWR	<i>Rosa</i> x 'Nearly Wild'	Nearly Wild Shrub Rose	3 Gal.
8	DKL	<i>Syringa meyeri</i> 'Palbin'	Dwarf Korean Lilac	5 Gal.
36	WRW	<i>Weigela florida</i> 'Alexandra'	Wine and Roses Weigela	5 Gal.
27	MNW	<i>Weigela florida</i> 'Minuet'	Minuet Weigela	3 Gal.
9	GVV	<i>Buxus</i> x 'Green Velvet'	Green Velvet Boxwood	5 Gal.
32	DJJ	<i>Juniperus procumbens</i> 'Nana'	Dwarf Jaggarden Juniper	5 Gal.

<u>QTY.</u>	<u>ABRV.</u>	<u>BOTANICAL NAME</u>	<u>COMMON NAME</u>	<u>SIZE</u>
-------------	--------------	-----------------------	--------------------	-------------

34	ODF	<i>Calamagrostis x acutiflora</i> 'Overdam'	Overdam Feather Reed Grass	1 Gal.
104	JTC	<i>Careopsis</i> 'Jethro Tull'	Jethro Tull Careopsis	1 Gal.
12	FWD	<i>Dianthus gratianopolitanus</i> 'Firewitch'	Firewitch Dianthus	1 Gal.
68	JBG	<i>Geranium</i> 'Johnson's Blue'	Johnson's Blue Geranium	1 Gal.
61	LWD	<i>Hemerocallis</i> 'Little Wine Cup'	Little Wine Cup Daylily	1 Gal.
115	DHF	<i>Pennisetum alopecuroides</i> 'Hameln'	Dwarf Hameln Fountain Grass	1 Gal.
18	LSS	<i>Pervoskia atriplicifolia</i> 'Little Spire'	Little Spire Russian Sage	1 Gal.
15	LSB	<i>Rudbeckia fulgida</i> 'Viete's Little Suzy'	Little Suzy Black Eyed Susan	1 Gal.
38	KFF	<i>Calamagrostis x acutiflora</i> 'Karl Foerster'	Karl Foerster Feather Reed Grass	1 Gal.
102	NSG	<i>Panicum virgatum</i> 'Northwind'	Northwind Switch Grass	1 Gal.

NOTE:
CONTRACTOR/OWNER TO COORDINATE WITH/OBTAIN PERMISSION FROM, THE ADJOINING PROPERTY OWNERS, FOR THE PURPOSE OF ADJUSTING/REMOVING THE EXISTING LANDSCAPING IN THIS AREA. THE PURPOSE OF THIS ADJUSTMENT/REMOVAL IS TO BETTER OPEN UP THE LINE OF SIGHT FOR VEHICLES/PEDESTRIANS USING THIS DRIVEWAY/SIDEWALK AREA.

1. ALL PLANT MATERIAL SHALL BE HARDY TO THE ZONE IT IS BEING PLANTED IN, ALL TREES AND SHRUBS ARE TO BE BALLED AND BURLAPPED UNLESS OTHERWISE NOTED AND PLANTS ARE TO BE PLANTED IN ACCORDANCE WITH THE STANDARDS SET FORTH BY THE AMERICAN NURSERY AND LANDSCAPE ASSOCIATION.
2. PLANT SIZES CALLED OUT ON THIS PLAN ARE THE MINIMUM SIZE REQUIRED. PLANTS ARE TO BE PLANTED TO MEET THE SIZES LISTED, SHALL BE REJECTED AT THE EXPENSE OF THE CONTRACTOR.
3. CONTRACTOR MUST VERIFY ALL MATERIAL QUANTITIES AS DEPICTED ON THE DRAWING. THE PLANT LIST PROVIDED ON THIS PLAN IS FOR CONVENIENCE ONLY.
4. SUBSTITUTIONS MAY NOT BE MADE WITHOUT THE APPROVAL OF THE LANDSCAPE ARCHITECT/DESIGNER.
5. THE CONTRACTOR SHALL NOTIFY ALL APPROPRIATE AGENCIES AND UTILITY LOCATORS PRIOR TO CONSTRUCTION. CONTRACTOR SHALL NOT BEGIN ANY WORK ON-SITE UNTIL ALL UTILITIES HAVE BEEN LOCATED. CONTRACTOR SHALL OBTAIN "AS-BUILT" PLANS FOR ALL IRRIGATION AND LIGHTING PRIOR TO CONSTRUCTION.
6. CONTRACTOR IS RESPONSIBLE FOR PROTECTING ALL UTILITIES EXISTING IN ACCORDANCE WITH LOCAL LAWS AND ORDINANCES. CONTRACTOR SHALL CONDUCT INQUIRY IN ACCORDANCE WITH ALL CODES AT NO COST TO THE OWNER - SEE NOTE 5.
7. ALL UNSUITABLE MATERIAL (CONCRETE, CRUSHED ASPHALT, BRICK ETC.) SHALL BE REMOVED PRIOR TO PLANTING AND SHALL BE THE RESPONSIBILITY OF THE LANDSCAPE CONTRACTOR.
8. A MIXTURE OF 30% MUSHROOM COMPOST, 10% SAND AND 60% TOPSOIL SHALL BE ROTILLITED INTO ALL PERENNIAL, ANNUAL AND SHRUB PLANTING BEDS PRIOR TO THE INSTALLATION OF THE PLANT MATERIAL. A SLOW RELEASE, GRANULAR FERTILIZER SHALL BE APPLIED TO ALL PLANTING BEDS PRIOR TO ROTILLING. FERTILIZER APPLICATION RATE, AND SHALL BE ROTILLITED IN WITH THE TOPSOIL AND MUSHROOM COMPOST. MATERIALS TO BE USED TO MAKE THE PLANTING BEDS SHALL BE RECORDED.
9. CONTRACTOR TO PROVIDE THOROUGH INITIAL WATERING OF ALL PLANTINGS WITHIN 12 HOURS OF INSTALLATION TO ENSURE ALL AIR POCKETS HAVE BEEN REMOVED AROUND ROOT BALL.
10. ALL PLANT BED AREAS ARE TO BE MULCHED WITH 3" OF DOUBLE SHREDED HARDWOOD MULCH AND SHALL BE SEPARATED WITH A 3/4" GRADE SLAB ADJACENT PERIMETER TO TURF AREAS. FINAL GRADE (AFTER SETTLING) SHALL BE 1" BELOW ADJACENT CURBS.
11. ALL TURF AREAS ARE TO BE A MINIMUM OF A FIVE WAY BLUEGRASS BLEND, UNLESS OTHERWISE NOTED. CONTRACTOR IS RESPONSIBLE FOR WATERING ALL INSTALLED TURF AREAS, UNTIL THE KNOTTING OF TURF SEED AND SOO OCCURS. IN THE SAME PROJECT, CONTRACTOR SHALL VERIFY AND USE SEED MIXTURES TO MATCH SOO.
12. AREAS TO BE SOO'DD SHALL BE WITH AN "APPROVED TURFGRASS SOO" OF PREMIUM GRADE, SOO SHALL BE A MIX BLEND OF PROVED VARIETIES BLUEGRASS VARIETIES THAT HAVE BEEN RECOMMENDED BY THE PROJECT'S LEAD CONSULTANT. SOO SHALL BE FULL GROWING SEASONS PRIOR TO HARVEST CUTTING AND BE HEALTHY WITH WELL ESTABLISHED ROOTS. SOO SHALL BE FREE OF DISEASE, INSECTS AND DEBRIS. SOO SHALL BE PLANTED IN LEAF COVERED AREAS. SOO SHALL BE PLANTED WITHIN 24 HOURS OF HARVEST IN WHICH TEMPERATURES DO NOT EXCEED 90 DEGREES (F) OR LESS THAN 55 DEGREES (F). SOO SHALL BE HARVESTED WITHIN 24 HOURS OF PLANTING. SOO SHALL BE PLANTED WITHIN 24 HOURS OF HARVEST. SOO SHALL BE A THICKNESS NECESSARY FOR PLANT VITALITY. SOO SHALL BE LAID IN STAGGED STRAIGHT LINES, TIGHTLY AGAINST EACH OTHER WITHOUT STRETCHING OR OVERLAPPING. SOO STAKES SHALL USED ON ALL SLOPES 4:1 OR GREATER.
13. THE EXISTING PLANT MATERIAL SHOWN ON THIS PLAN IS INTENDED SOLELY TO IDENTIFY THEM AS OBSERVED IN THE FIELD. THIS PLAN DOES NOT MAKE ANY CLAIMS ABOUT THE CONDITION OR SAFETY OF ANY OF THE PLANT MATERIAL DESCRIBED HEREIN OR OBSERVED IN THE FIELD.
14. ALL TRANSPLANTED PLANT MATERIAL MUST BE INSTALLED IMMEDIATELY UPON EXTRACTION FROM ITS ORIGINAL GROWING LOCATION. UNLESS SPECIFIC ARRANGEMENTS HAVE BEEN MADE WITH THE LANDSCAPE ARCHITECT/DESIGNER, SHOULD IT BECOME UNREASONABLE TO TRANSPLANT ANY OF THE PLANT MATERIAL AS SHOWN ON THIS PLAN, THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE REPAIRS AND RESPONSIBLE FOR CONTACTING LANDSCAPE ARCHITECT/DESIGNER TO MAKE ALTERNATIVE ARRANGEMENTS.
15. CONTRACTOR IS RESPONSIBLE FOR ALL PLANT MATERIAL REMAINING PLUMB UNTIL THE END OF THE GUARANTEE PERIOD. PLANTS MAY NOT BE STAKED UNLESS APPROVED BY THE LANDSCAPE ARCHITECT/DESIGNER.
16. CONTRACTOR TO GUARANTEE PLANT MATERIAL AND LABOR FOR A MINIMUM OF ONE YEAR FROM THE DATE OF INSTALLATION.
17. THE CONTRACTOR IS RESPONSIBLE FOR BECOMING FAMILIAR WITH AND ABIDING BY THE LANDSCAPE ARCHITECTS FOR THE SPECIFIC JURISDICTION WITHIN THE WORK. TAKING INTO ACCOUNT THE FOLLOWING:
18. BIDDERS SHALL BE RESPONSIBLE FOR EXAMINING THE SITE TO BECOME FAMILIAR WITH THE SPECIFIC SITE CONSTRAINTS.
19. THE CONTRACTOR SHALL FURNISH ALL LABOR, MATERIALS AND EQUIPMENT NECESSARY FOR THE COMPLETION OF ALL THE ITEMS SHOWN ON THE PLANS.
20. IF IRRIGATION IS DEEMED NECESSARY, THE DESIGN AND INSTALLATION OF THE IRRIGATION SYSTEM SHALL BE THE RESPONSIBILITY OF THE CONTRACTOR.
21. IF EXISTING IRRIGATION IS PRESENT ON SITE, CONTRACTOR SHALL ADJUST, ADD, TO, OR SUBTRACT FROM THE EXISTING IRRIGATION SYSTEM TO ACCOMMODATE ANY PROPOSED ALTERATIONS/ADDITIONS TO THE EXISTING LANDSCAPING.
22. PROVIDE TOPSOIL, RE-SREAD PER THE FOLLOWING UNLESS OTHERWISE NOTED:
 - a. 6" MINIMUM IN GRASS OR SOO AREAS
 - b. 6" MINIMUM IN PLANTING AREAS
 - c. 12" MINIMUM IN LANDSCAPE ISLANDS

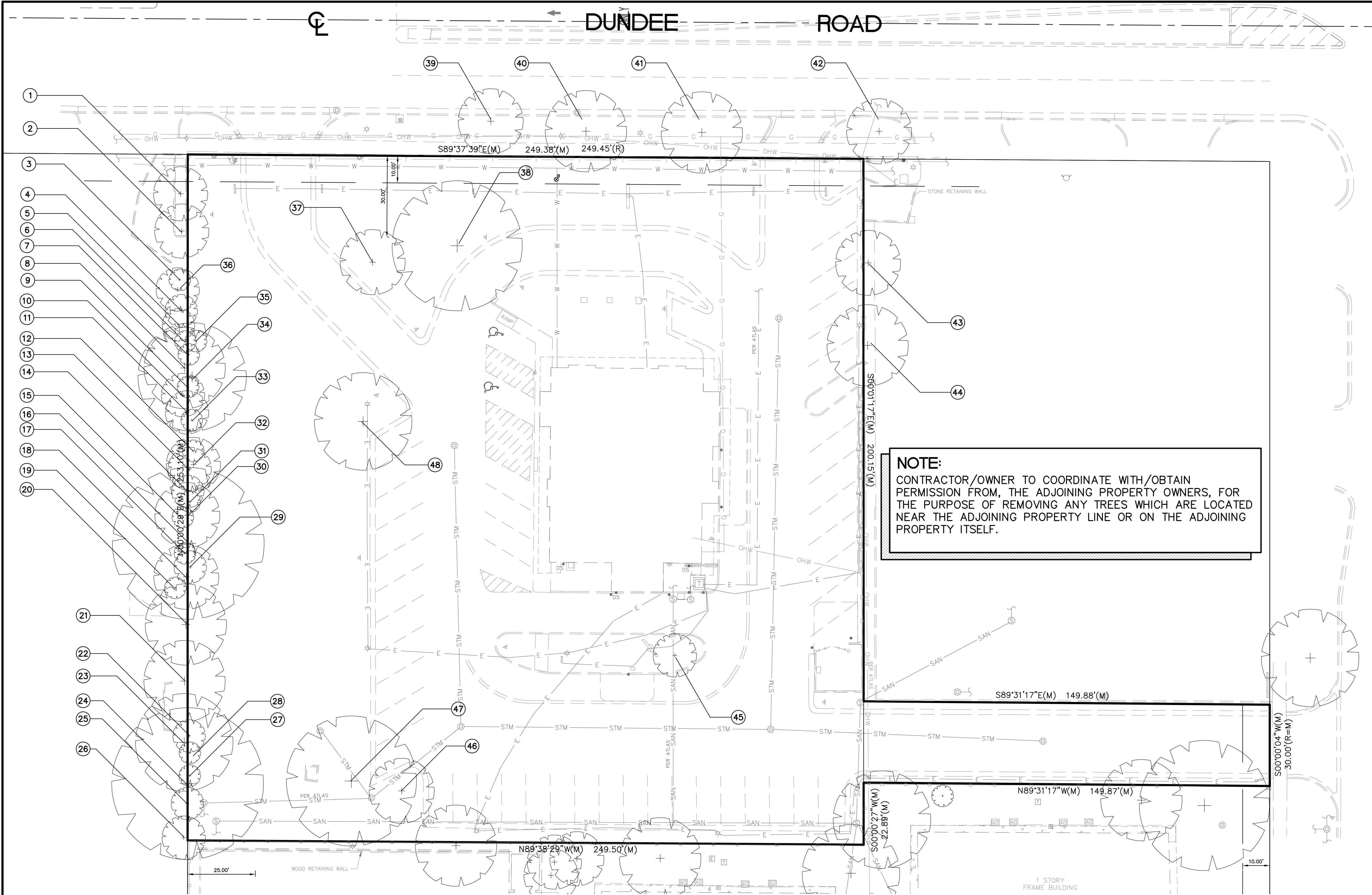


LANDSCAPE PLAN DESIGNED BY
DAN OLSON, ISA CERTIFIED ARBORIST



LANDSCAPE PLAN

LC #12-0600		[1-1]	
CHECKED BY: D.OLSON		DATE: NOVEMBER 14, 2013	
DESIGN BY: D.OLSON		SCALE: 1" = 20'	
DRAWN BY: D.OLSON		PROJECT NO.: 13-107	
2831 Ginger Woods Parkway, Suite 100, Aurora, IL 60502 phone 630-575-1800 fax 630-626-9800 www.watermark-engineering.com			
			
Prepared By: _____			
McDONALD'S - ARLINGTON HEIGHTS 15 East Dundee Road Arlington Heights, Illinois			
4320 Winfield Road, Suite 400 Warrenville, IL 60555			
McDonald's			
PER VILLAGE REVIEW LETTER DATED 12/19/13		NO. 1	
PER VILLAGE REVIEW LETTER DATED 01/13/14		2	
REVISIONS		DATE	
07/03/14			
01/28/14			
Prepared For: _____			



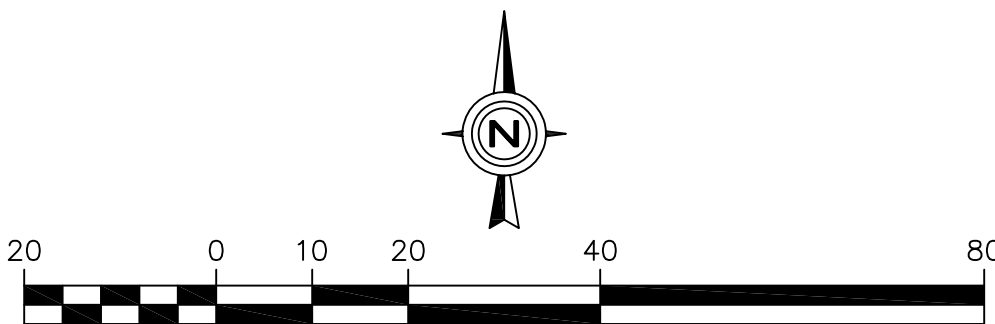
GENERAL NOTES:
1. THESE PLANS ARE BASED ON THE ALTA/ACSM LAND TITLE AND TOPOGRAPHIC SURVEY (SURVEY PROJECT #13.0122 DATED 7/3/13) PREPARED BY: COMPASS SURVEYING LTD 2631 GINGER WOODS PARKWAY, STE 100, AURORA, IL 60502 (630) 820-9100
2. PRIOR TO CONSTRUCTION, CONTRACTOR TO CONTACT THE DESIGN ENGINEER AND ARCHITECT TO VERIFY THAT THEY ARE WORKING FROM THE MOST CURRENT SET OF PLANS AND SPECIFICATIONS.

Existing Tree Inventory				
TREE #	D.B.H.	BOTANICAL NAME	COMMON NAME	REMOVE PROTECT
1	10"	Malus	Crabapple	X
2	10"	Malus	Crabapple	X
3	4"	Ulmus	Elm	X
4	8"	Ulmus	Elm	X
5	9"	Ulmus	Elm	X
6	6"	Ulmus	Elm	X
7	6"	Ulmus	Elm	X
8	15"	Populus deltoides	Cottonwood	X
9	4"	Ulmus	Elm	X
10	8"	Ulmus	Elm	X
11	8"	Ulmus	Elm	X
12	4"	Ulmus	Elm	X
13	8"	Ulmus	Elm	X
14	6"	Ulmus	Elm	X
15	4"	Ulmus	Elm	X
16	28"	Populus deltoides	Cottonwood	X
17	4"	Ulmus	Elm	X
18	12"	Ulmus	Elm	X
19	4"	Ulmus	Elm	X
20	15"	Populus deltoides	Cottonwood	X
21	15"	Populus deltoides	Cottonwood	X
22	6"	Ulmus	Elm	X
23	18"	Populus deltoides	Cottonwood	X
24	28"	Ulmus	Elm	X
25	6"	Ulmus	Elm	X
26	8"	Ulmus	Elm	X
27	4"	Ulmus	Elm	X
28	4"	Ulmus	Elm	X
29	6"	Ulmus	Elm	X
30	12"	Ulmus	Elm	X
31	4"	Ulmus	Elm	X
32	10"	Ulmus	Elm	X
33	4"	Ulmus	Elm	X
34	20"	Populus deltoides	Cottonwood	X
35	4"	Ulmus	Elm	X
36	8"	Ulmus	Elm	X
37	12"	Fraxinus	Ash	X
38	24"	Fraxinus	Ash	X
39	12"	Gleditsia triacanthos	Honeylocust	X
40	15"	Gleditsia triacanthos	Honeylocust	X
41	15"	Gleditsia triacanthos	Honeylocust	X
42	12"	Gleditsia triacanthos	Honeylocust	X
43	12"	Gleditsia triacanthos	Honeylocust	X
44	15"	Gleditsia triacanthos	Honeylocust	X
45	8"	Fraxinus	Ash	X
46	12"	Malus	Crabapple	X
47	24"	Acer saccharinum	Silver maple	X
48	18"	Gleditsia triacanthos	Honeylocust	X

- TREE PRESERVATION AND EXISTING LANDSCAPE NOTES:
- NO CONSTRUCTION ACTIVITY, AND/OR PLACEMENT OF EQUIPMENT, MATERIALS, OR SPOILS STORAGE SHALL BE PERMITTED WITHIN THE ROOT ZONE OF ANY PROTECTED TREE. NO EXCESS SOIL, ADDITIONAL FILL, CRUSHED LIMESTONE, LIQUIDS, OR CONSTRUCTION DEBRIS SHALL BE PLACED WITHIN THE ROOT ZONE OR LOCATED AT A HIGHER LOCATION WHERE DRAINAGE TOWARD THE TREES COULD POTENTIALLY AFFECT THE HEALTH OF SAID TREES.
 - IN THE EVENT THAT AN UNDERGROUND UTILITY LINE/PIPE IS PROPOSED TO BE LOCATED WITHIN FIVE FEET OF THE TRUNK OF A TREE DESIGNATED FOR PRESERVATION, THAT UTILITY LINE/PIPE SHALL (WHERE POSSIBLE) BE AUGURED TO PREVENT DAMAGE TO THE ROOT SYSTEM OF THE TREE.
 - DURING THE CONSTRUCTION PERIOD NO ATTACHMENTS, SIGNS, FENCES, WIRES, ETC. OTHER THAN APPROVED FOR BRACING, GUYING OR WRAPPING, SHALL BE ATTACHED TO ANY TREE.
 - UNLESS OTHERWISE NOTED ALL EXISTING ON-SITE PLANT MATERIAL NOT EFFECTED BY CONSTRUCTION OR THE PROPOSED LANDSCAPE, SHALL BE BE PROTECTED AS PART OF THIS PLAN. EXISTING LANDSCAPE IN AREAS OF CONSTRUCTION AND PROPOSED LANDSCAPE SHALL BE REMOVED.
 - TREES WHICH ARE NOTED TO REMAIN AND BE PROTECTED, AND WHOSE CANOPIES/ROOT SYSTEMS FALL WITHIN AN AREA OF DEMOLITION/CONSTRUCTION, SHALL HAVE ALL ROOTS EXPOSED BY HAND AND CLEANLY PRUNED, USING I.S.A. APPROVED METHODS.
 - ALL EXISTING PLANT MATERIAL ON THIS PLAN HAS BEEN SHOWN FOR GRAPHIC AND DESIGN PURPOSES ONLY. THIS PLAN DOES NOT MAKE ANY CLAIMS ABOUT THE CONDITION OR SAFETY OF ANY OF THE PLANT MATERIAL DESCRIBED HEREIN OR OBSERVED IN THE FIELD.



TREE PRESERVATION PLAN PREPARED BY:
DAN OLSON, ISA CERTIFIED ARBORIST



TREE SURVEY/
PRESERVATION PLAN

DATE
07/03/14

REVISIONS
PER VILLAGE REVIEW LETTER DATED 12/19/13

NO.
1

Prepared For:

McDonald's
4320 Winfield Road, Suite 400
Warrenville, IL 60555

McDonald's
McDONALD'S - ARLINGTON HEIGHTS
15 East Dundee Road
Arlington Heights, Illinois

Prepared By:

Watermark Engineering
RESOURCES, LTD

2631 Ginger Woods Parkway, Suite 100, Aurora, IL 60502
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CHECKED BY: D. OLSON
DESIGN BY: D. OLSON
DRAWN BY: D. OLSON
DATE: NOVEMBER 14, 2013
SCALE: 1" = 20'
PROJECT NO.: 13-107

L-2
LC #12-0600

TREE SURVEY/PRESERVATION PLAN

TRAFFIC IMPACT STUDY



To: Elizabeth Stack
McDonald's USA, LLC

From: Kelly Conolly, P.E.
Bill Grieve, P.E., PTOE

Date: November 14, 2013

Subject: McDonald's Rebuild
15 E. Dundee Road
Arlington Heights, Illinois

850 Forest Edge Drive, Vernon Hills, IL 60061
TEL 847.478.9700 ■ FAX 847.478.9701

820 Lakeside Drive, Suite 5, Gurnee, IL 60031
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www.gha-engineers.com

PART I. PROJECT CONTEXT

GEWALT HAMILTON ASSOCIATES, INC. (GHA) has conducted a traffic impact study (TIS) for the above captioned project. The following report summarizes our findings and recommendations for your consideration. The *Exhibits* referenced throughout this report are located at the end of this document.

As proposed, the existing McDonald's restaurant located at 15 East Dundee Road in Arlington Heights, Illinois will be improved from a single drive-thru operation to a double order board operation. The building will be rebuilt to provide 72 seats within 4,387 total square feet. Access to the site, which is provided via two access drives on Dundee Road and one on Old Arlington Heights Road, will generally remain as it exists today.

PART II. SUMMARY STATEMENT

Briefly summarizing, our determination is that the proposed reconstruction of McDonald's and associated site changes will increase traffic to and from the site by approximately 10 percent. The new traffic can be easily accommodated without roadway Level of Service (LOS) changes and, consequently, will not require new roadway capacity improvements. The access drives are properly designed to accommodate the use and the delivery and loading requirements. Site circulation, loading, and parking are efficiently designed to accommodate customers entering and exiting either Dundee Road or Old Arlington Heights Road. Future coordination between McDonald's, IDOT, Arlington Heights, Buffalo Grove, Buffalo Grove High School, and Oberweis is encouraged to improve operations at the shared signalized intersection.

PART III. EXISTING CONDITIONS

Site Location Map and Aerial

Exhibits 1 and 2 respectively provide a location map and aerial photography of the site vicinity. The subject site is located at 15 E. Dundee Road on the south side of the street in Arlington Heights, Illinois. Streets and other key factors in the area are as follows:

- Dundee Road, IL Route 68, is a four lane major arterial street. It provides two travel lanes in each direction and a center median along the site frontage. Dundee Road has a full access interchange with IL 53 approximately one mile to the west of the site. The road is under the jurisdiction of the Illinois Department of Transportation (IDOT) and has a posted speed limit of 35 mph.
- McDonald's is located immediately south of Buffalo Grove High School. The site and school access, as well as the Oberweis Dairy west of the site, share the traffic signal for access on Dundee Road. McDonald's and the Oberweis access drive at the signal are inbound only.
- At its signalized intersection with McDonald's, Oberweis and BGHS, Dundee Road provides a separate eastbound and westbound left-turn lane. The BGHS access drive provides two southbound (outbound) lanes and one northbound (inbound) lane. A pedestrian crosswalk and pedestrian signal phase is provided on the west leg of the signalized intersection. Advanced pedestrian warning signs are located on Dundee Road.
- Old Arlington Heights Road is a north-south collector with a single travel lane in each direction and a posted speed limit of 40 mph. It is under stop sign control at its intersection with Dundee Road where northbound left turns are prohibited. No turn lane is provided at the McDonald's access drive.

Photo Inventory

Exhibit 3 is a photo inventory of the site vicinity. The photo inventory shows a number of perspectives along the site frontage and of internal circulation/drive-thru operations.

Traffic and Pedestrian Counts

Traffic turning movement and pedestrian counts were conducted by GHA on Tuesday, October 29, 2013 from 6:30 AM to 6:30 PM. No unusual circumstances occurred, such as inclement weather, road construction, or emergency vehicle activity that would have impacted the count data. The 24-hour or Average Daily Traffic (ADT) counts are as published by IDOT in 2010. *Exhibits 4A and 4B* summarize the existing traffic and pedestrian volumes for the following peak or pertinent hours:

- AM Street Peak Hour – 7:00 to 8:00 AM
- Midday Peak Hour – 12:00 to 1:00 PM
- BGHS Dismissal Hour – 2:45 to 3:45 PM (coincides with 2:50 PM BGHS dismissal)
- PM Street Peak Hour – 5:00 to 6:00 PM

McDonald's On-Site Operations

Exhibit 5A, 5B and 5C summarize the existing internal operations of the site.

Exhibit 5A shows the parking occupancy of the site in 15-minute intervals between 6:30 AM and 6:30 PM. At the most, 20 vehicles are parked in the lot at 10:15 AM. With a total supply of 50 spaces, the lot is at most 40 percent occupied.

Exhibit 5B tabulates the maximum number of vehicles queued in the drive-thru lane throughout the day. The morning period from 7:30 to 9:00 AM experiences a consistent queue of more than about ten vehicles. The lunch peak from 12:00 noon to 1:00 PM has a lengthy queue of 8-13 vehicles. The longest queue of 14 vehicles occurred for several minutes around 8:30 AM.

Exhibit 5C illustrates a snapshot of drive-thru transaction times for the different periods of the day. The transaction time (i.e. 1-2 minutes) represents the total duration from the time food is ordered until the time food is received. The percentage column represents the portion of total vehicles that used the drive-thru window during that time period. We did not time every vehicle that used the drive-thru, only a representative sample. The following lists the average transaction time for each of the time periods:

- Morning Rush Hour = 2 minutes and 32 seconds
- Lunch Rush Hour = 2 minutes and 12 seconds
- Hour coinciding with BGHS dismissal = 2 minutes and 34 seconds
- Evening Rush Hour = 1 minute and 14 seconds

Observations of note made during our on-site data collection include:

BGHS Interaction

- Seven (7) BGHS students were dropped off in the McDonald's lot during the morning. At least six (6) groups of students were picked up in the lot after school dismissed. Most waited at outdoor tables or the southwest corner of the lot.
- BGHS students walk and bike through the McDonald's lot. At least 30 students walked through the lot to Old Arlington Heights Road after school.
- After school, about 100 students cross Dundee Road at the signal. Only a few students were observed crossing Dundee Road at uncontrolled locations.
- Only a few BGHS students ate at the restaurant during their open lunch.
- A lot of student drivers cut through the McDonald's lot from Dundee Road to Old Arlington Heights Road after school. Some drive quite fast through the site.

Circulation/Drive-Thru

- Vehicles are often waiting out of the queue in the reserved parking spaces for orders. This occurs throughout the day.
- Space is tight between the pay and pick-up windows.
- The northwest corner of the building is a bottleneck with vehicles exiting the drive-thru, pedestrians crossing and vehicles using the reserved drive-thru parking spaces.
- A construction truck was parking on the west side of the building all morning blocking several parking spaces and the west building entrance.
- A few vehicles entered the exit only access drive from Dundee Road.

PART IV. TRAFFIC EVALUATION

Site Plan and Access

Exhibit 6 illustrates the preliminary site plan prepared by T.Y. Lin International. The site plan was tested overlaid with the path of the delivery truck which will enter from Dundee Road and exit to Old Arlington Heights Road. Pertinent comments on the site plan include:

- The building footprint and surrounding parking will shift west within the site and detention will be provided in the eastern portion of the site.
- The site currently has three access drives, two on Dundee Road and one on Old Arlington Heights Road, which will remain unchanged.
- The western McDonald's access on Dundee Road is under traffic signal control, along with the Oberweis Dairy entrance drive located 25 feet to the west. Both driveways are opposite the Buffalo Grove High School access drive which is also under the same traffic signal control. The McDonald's access drive will continue to accommodate inbound traffic only, providing one 24-foot inbound lane to accommodate the delivery truck path.
- The eastern McDonald's access on Dundee Road will remain as a right-out only driveway due the existing raised median.
- The existing east-west driveway between the site and Old Arlington Heights Road will remain unchanged as a two-way access drive.
- Traffic circulation will continue to operate one-way counterclockwise.
- The number of parking spaces will remain at 50.
- Pedestrian access will be accommodated by the existing 5-foot sidewalks along Dundee Road. A 10-foot public connection will be provided to directly connect the building with the public right-of-way.

Project Traffic Characteristics

Exhibit 7 – Part A lists the traffic generation calculations for the proposed double drive-thru McDonald's. Traffic generation was determined by the existing McDonald's site traffic counts which were adjusted to account for BGHS interactions and then increased by 10 percent to account for increased traffic related to the double drive-thru. As a comparison, trips were also estimated using trip generation rates from the Institute of Transportation Engineers (ITE) *Trip Generation Manual*. Land Use Code #934 was used.

Exhibit 7 – Part B provides the existing trip distribution which was also used to assign the additional 10 percent of traffic generated by the new double drive-thru.

Traffic Assignments

Exhibit 8 illustrates the site traffic assignment, which is based on the traffic characteristics summarized in *Exhibit 7* (i.e. traffic generation and trip distribution). This exhibit shows only new traffic generated in addition to the existing McDonald's restaurant.

Site traffic and existing traffic (see *Exhibits 4 and 8*) were combined to produce the Total Traffic, which is illustrated in *Exhibit 9*.

Capacity Analysis

Capacity analyses are a standard measurement in the industry that identifies how a particular intersection operates. They are measured in terms of level of service (LOS). LOS A is the best rating with LOS F being the worst. LOS C is considered acceptable for design purposes. The signalized intersection of Dundee Road with approaches from McDonald's, Oberweis, and BGHS was analyzed in accordance with IDOT required standards using HCS 2010 software and existing traffic signal timings. HCS printouts can be found in *Appendix B*.

Exhibit 10 summarizes the results of the capacity analysis. The results indicate that impacts to the intersection as a result of the new site traffic are negligible. There is no change of LOS and average delays.

Recommended Traffic Operations Plan

The Recommended Traffic Operations Plan is detailed below and shown in *Exhibit 11*.

Traffic Signal on Dundee Road

- The western access drive will provide one 24-foot inbound lane to accommodate the truck delivery path. It should continue to be under traffic signal control as it is today.
- The existing westbound left-turn lane on Dundee Road will adequately serve the additional inbound McDonald's traffic.
- Traffic signal timings at the intersection appear adequate and do not need adjustment based on intersection LOS.

- Future coordination between McDonald's, IDOT, Arlington Heights, Buffalo Grove, BGHS, and Oberweis should be pursued to improve intersection operations and pedestrian mobility with measures such as access consolidation and enhanced pedestrian safety features.

Dundee Road Right-Out

- The eastern access drive will provide one 20-foot outbound lane. The lane should be under stop sign control with a painted stop bar in advanced of the sidewalk.
- Only right turns out will be accommodated due to the existing median on Dundee Road.
- The existing one-way regulatory sign on Dundee Road at the access drive should remain.
- The existing curb cut on Dundee Road will remain unchanged.
- Since pedestrian activity in the area is high, the access drives should be designed with the appearance of the sidewalk and a level elevation maintained across the driveway to indicate that the pedestrian is given priority to traffic.

Old Arlington Heights Road

- The existing McDonald's access drive will remain providing one lane in each direction.
- The outbound lane will be under stop sign control at its intersection with Old Arlington Heights Road.
- No road improvements are proposed specifically for Old Arlington Heights Road, but the existing roadway may have adequate pavement width to stripe a northbound left-turn lane at the McDonald's access drive. The intersection operates well with or without the provision of a turn lane.

PART V. TECHNICAL ADDENDUM

The following *Exhibits* and Appendices were previously referenced. They provide technical support for our observations, findings, and recommendations discussed in the text.

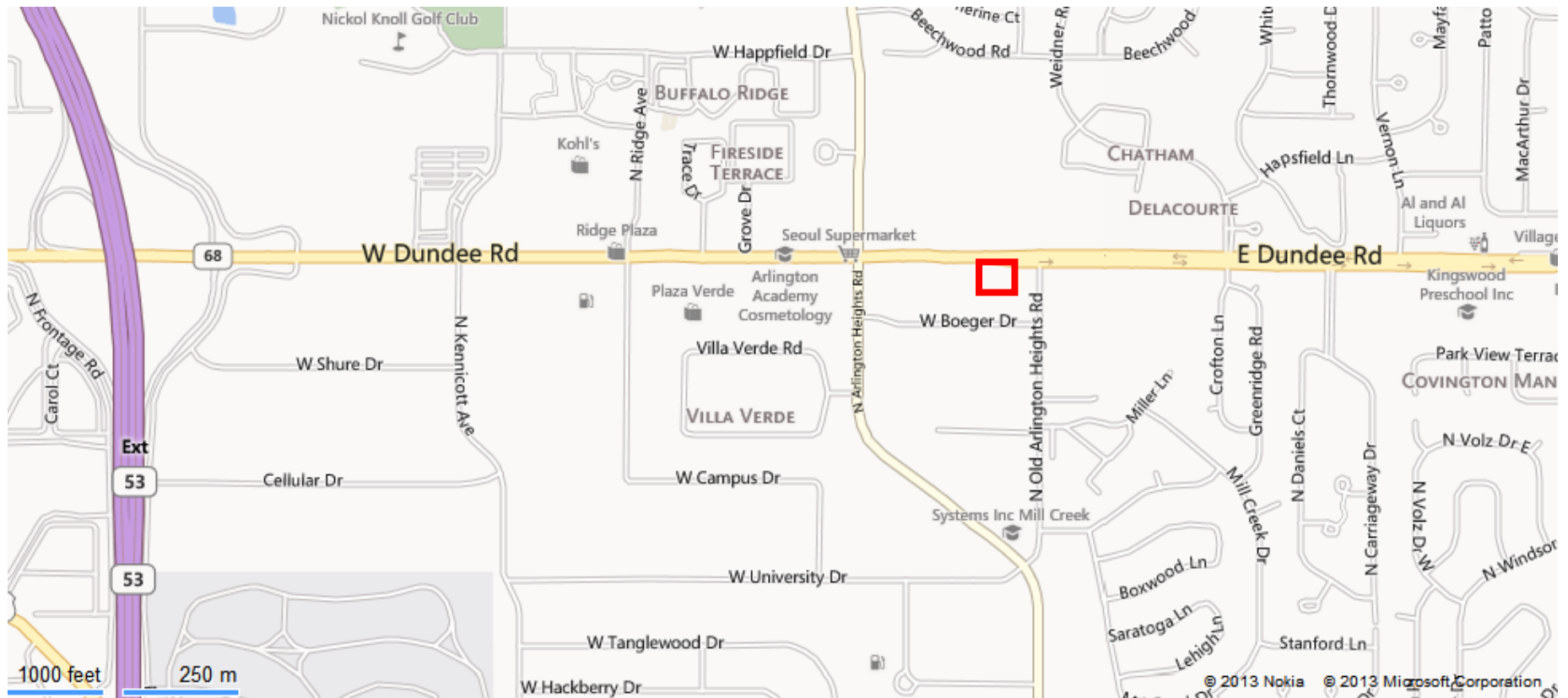
Exhibits

1. Location Map
2. Aerial Photography
3. Photo Inventory
- 4A. Existing Traffic
- 4B. Existing Pedestrians
- 5A. Parking Summary
- 5B. Drive-Thru Queue
- 5C. Transaction Times in Drive-Thru
6. Proposed Site Plan
7. Project Traffic Characteristics
8. Site Traffic
9. Total Traffic
10. Capacity Analysis
11. Traffic Operations Plan

Appendices

- A. Traffic Count Summaries
- B. Capacity Analysis Worksheets

EXHIBITS



McDonald's – 15 E. Dundee Road; Arlington Heights, IL



McDonald's – 15 E. Dundee Road; Arlington Heights, IL



Intersection of Dundee Rd and McDonald's/Oberweis Dairy access drives



Buffalo Grove High School (BGHS) southbound exit lanes to Dundee Rd



BGHS students crossing Dundee Rd at traffic signal



Looking south across Dundee Road at McDonald's and its eastern exit drive (right out)



Eastern side of McDonald's looking at drive-thru queue and Dundee Rd eastern exit drive



McDonald's single drive-thru ordering operations; south side of building



Looking south at McDonald's circulation aisle



Internal circulation drive along north side of McDonald's building looking west



West side of McDonald's building and example of PARKING FOR CUSTOMERS ONLY sign



South McDonald's parking and access drive to Old Arlington Heights Rd



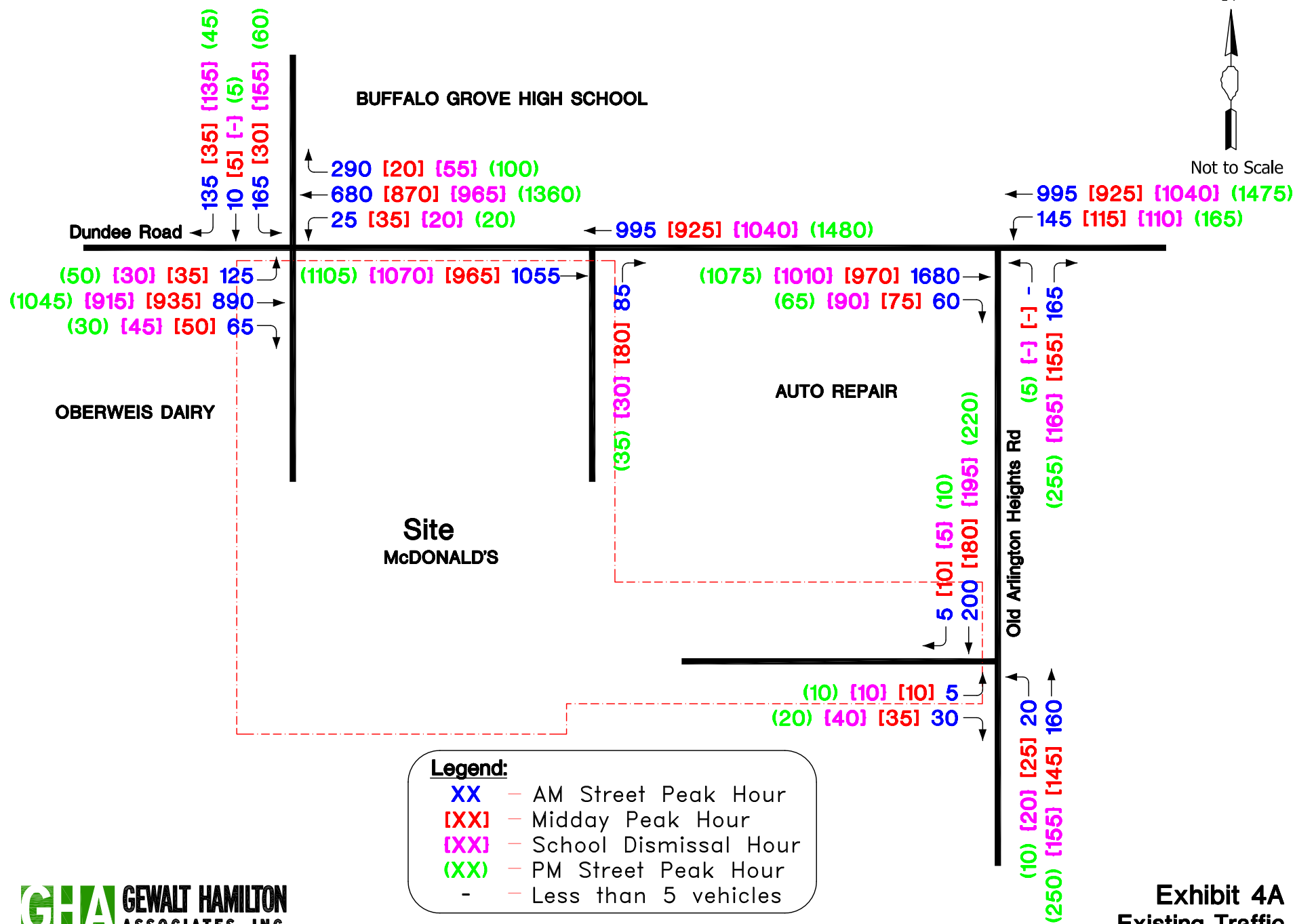
Looking west from Old Arlington Heights Rd at McDonald's access drive



Looking south along Old Arlington Heights Rd from McDonald's

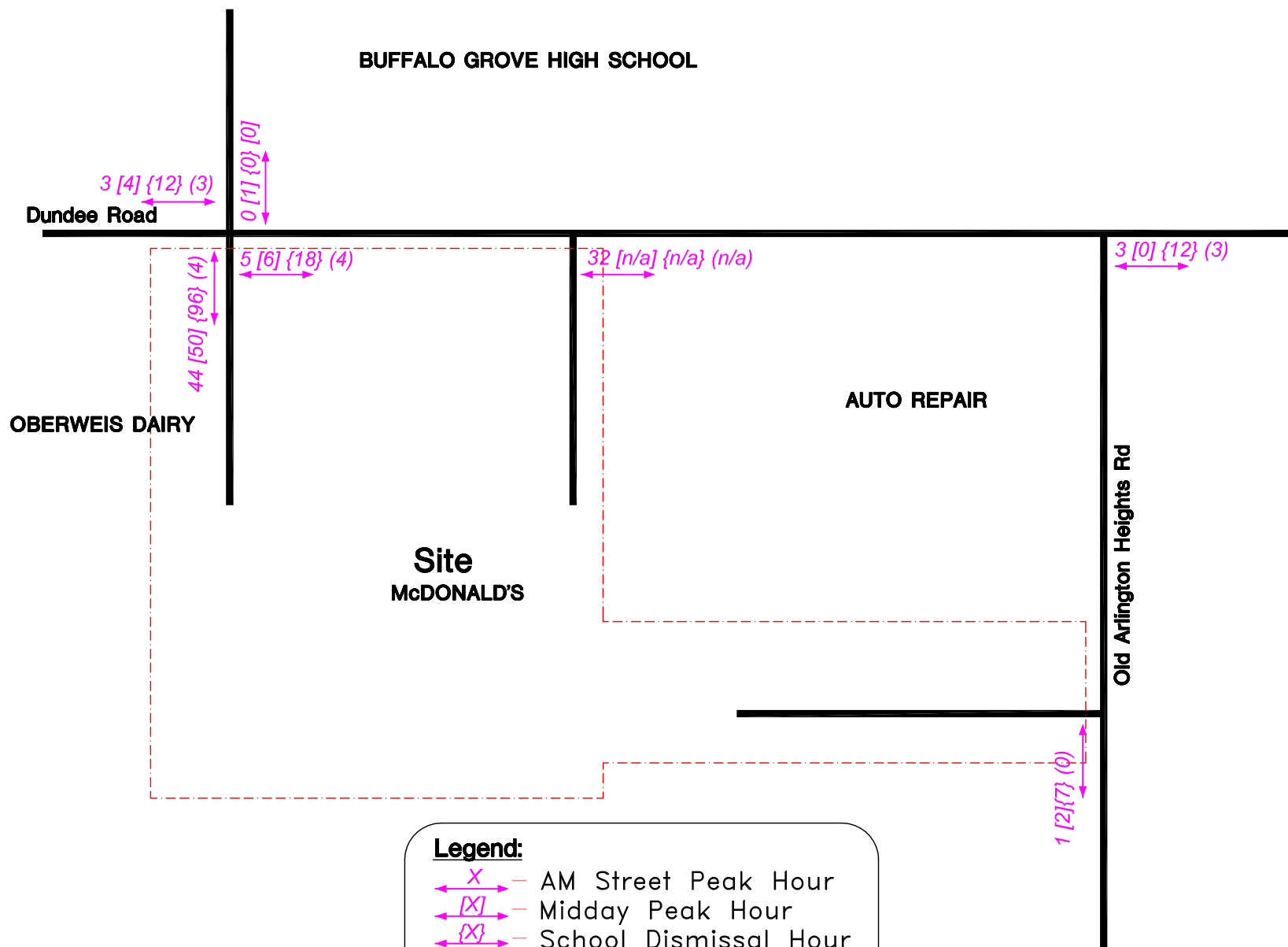


Not to Scale





Not to Scale



Legend:

- ← X → — AM Street Peak Hour
- ← [X] → — Midday Peak Hour
- ← {X} → — School Dismissal Hour
- ← (X) → — PM Street Peak Hour

Exhibit 5A - McDonald's Parking Summary

Date		Tuesday, October 29, 2013			
Address		McDonald's 15 E. Dundee Rd Arlington Heights, IL			
Store Features		Single Drive Thru Adding Double Drive Thru 4,387 SF 50 parking spaces on site			
		Occupancy			Occupancy
Time	6:30 AM	7	Time	12:45 PM	17
	6:45 AM	7		1:00 PM	14
	7:00 AM	7		1:15 PM	12
	7:15 AM	9		1:30 PM	13
	7:30 AM	11		1:45 PM	12
	7:45 AM	10		2:00 PM	10
	8:00 AM	11		2:15 PM	11
	8:15 AM	11		2:30 PM	12
	8:30 AM	16		2:45 PM	15
	8:45 AM	12		3:00 PM	12
	9:00 AM	18		3:15 AM	10
	9:15 AM	12		3:30 AM	8
	9:30 AM	11		3:45 AM	8
	9:45 AM	12		4:00 AM	7
	10:00 AM	14		4:15 AM	9
	10:15 AM	20		4:30 AM	7
	10:30 AM	17		4:45 AM	7
	10:45 AM	15		5:00 AM	9
	11:00 AM	14		5:15 AM	9
	11:15 AM	12		5:30 AM	11
	11:30 AM	9		5:45 AM	9
	11:45 AM	11		6:00 PM	9
	12:00 PM	19		6:15 AM	10
	12:15 PM	14		6:30 AM	9
	12:30 PM	15			
Total Parking Spaces		50 Spaces			

Exhibit 5B - McDonald's Drive-Thru Queue Summary

Date		Tuesday, October 29, 2013			
Address		McDonald's 15 E. Dundee Rd Arlington Heights, IL			
Store Features		Single Drive Thru Adding Double Drive Thru 4,387 SF 50 parking spaces on site			
		Cars in Queue			Cars in Queue
Time	6:30 AM	6	Time	12:45 PM	9
	6:45 AM	4		1:00 PM	3
	7:00 AM	4		1:15 PM	3
	7:15 AM	5		1:30 PM	8
	7:30 AM	11		1:45 PM	8
	7:45 AM	9		2:00 PM	5
	8:00 AM	8		2:15 PM	2
	8:15 AM	11		2:30 PM	3
	8:30 AM	14		2:45 PM	4
	8:45 AM	10		3:00 PM	6
	9:00 AM	8		3:15 AM	4
	9:15 AM	6		3:30 AM	2
	9:30 AM	2		3:45 AM	4
	9:45 AM	4		4:00 AM	5
	10:00 AM	4		4:15 AM	4
	10:15 AM	2		4:30 AM	5
	10:30 AM	5		4:45 AM	4
	10:45 AM	1		5:00 AM	6
	11:00 AM	4		5:15 AM	3
	11:15 AM	2		5:30 AM	9
	11:30 AM	7		5:45 AM	6
	11:45 AM	6		6:00 PM	4
	12:00 PM	13		6:15 AM	1
	12:15 PM	8		6:30 AM	1
	12:30 PM	8			
Total Parking Spaces		50 Spaces			

Exhibit 5C - Transaction Times in Drive-Thru
Arlington Heights, IL
15 E. Dundee Road

Single Drive Thru
Adding Dual Drive Thru
 4,387 SF 50 Parking Spaces

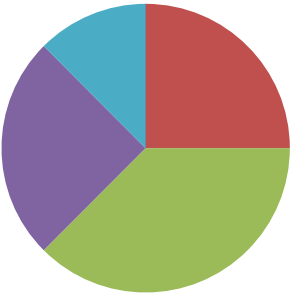
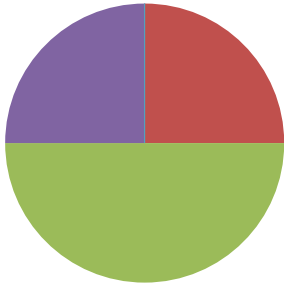
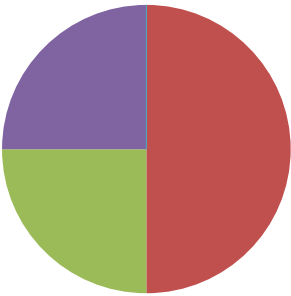
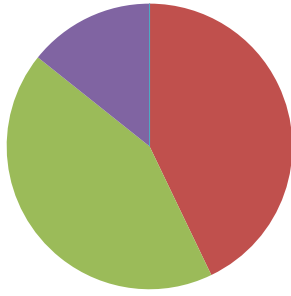
Morning Rush Hour (7:00 AM-9:00 AM)			BGHS Dismissal Hour (2:45 PM-3:45 AM)		
Duration	Factor	Percentage	Duration	Factor	Percentage
≤ 59 secs	0	0%	≤ 59 secs	0	0%
1-2 minutes	2	25%	1-2 minutes	1	25%
2-3 minutes	3	38%	2-3 minutes	2	50%
3-4 minutes	2	25%	3-4 minutes	1	25%
> 4 minutes	1	13%	> 4 minutes	0	0%
Total = 100% Average Time = 2:32 			Total = 100% Average Time = 2:34 		
Lunch Rush Hour (11:00 AM-1:00 PM)			Evening Rush Hour (5:00 PM-7:00 PM)		
Duration	Factor	Percentage	Duration	Factor	Percentage
≤ 59 secs	0	0%	≤ 59 secs	0	0%
1-2 minutes	4	50%	1-2 minutes	3	43%
2-3 minutes	2	25%	2-3 minutes	3	43%
3-4 minutes	2	25%	3-4 minutes	1	14%
> 4 minutes	0	0%	> 4 minutes	0	0%
Total = 100% Average Time = 2:12 			Total = 100% Average Time = 1:14 		

Exhibit 7
Project Traffic Characteristics
Proposed McDonald's Site Changes - Arlington Heights, Illinois

Part A. Trip Generations

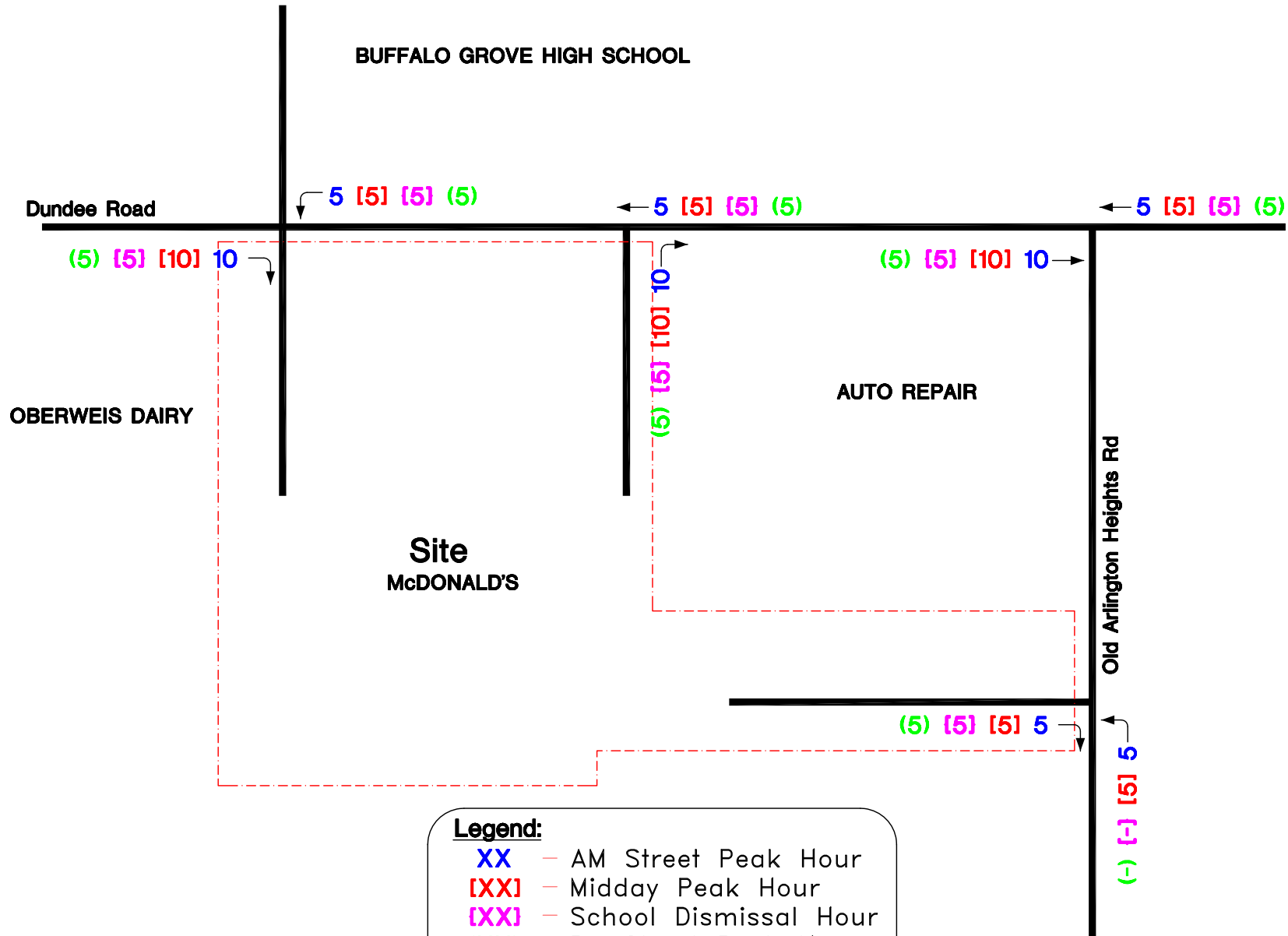
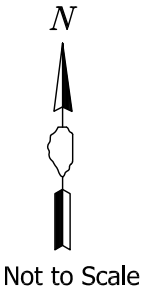
Part A. Trip Generations		Morning Peak Hour (7:00 to 8:00 AM)			Midday Peak Hour (12:00 to 1:00 PM)			School Dismissal Hou (2:45 to 3:45 PM)			Evening Peak Hour (5:00 to 6:00 PM)		
Generation Method	ITE Land Use Code	In	Out	Sum	In	Out	Sum	In	Out	Sum	In	Out	Sum
<u>McDonald's Restaurant</u>													
A. Existing Restaurant													
GHA counts	n/a	124	119	243	118	126	244	82	75	157	71	64	135
Less BGHS cut-thru/pick-up	n/a	(7)	(7)	(14)	(2)	(2)	(4)	(8)	(8)	(16)	0	0	0
Existing Site Traffic		117	112	229	116	124	240	74	67	141	71	64	135
+10% for Double Drive-Thru		12	11	23	12	12	24	7	7	14	7	6	14
Total Site Traffic w/ Double Drive-Thru		129	123	252	128	136	264	81	74	155	78	70	149
B. Comparison to ITE													
4,387 s.f. Fast Food Restaurant	#934	100	100	200	110	100	210	75	70	145	75	70	145

Part B. Trip Distribution

Route	Direction (To /From)	Enter From	Exit To
Dundee Road	East of Old Arlington Heights Rd	25%	75%
	West of Arlington Heights Rd	55%	-
Old Arlington Heights Road	South of Site	15%	25%
BGHS	North of Dundee Rd	5%	-
		Total = 100%	100%

Notes:

Calculations per ITE manual *Trip Generation* 9th Edition



- Legend:**
- XX — AM Street Peak Hour
 - [XX] — Midday Peak Hour
 - [XX] — School Dismissal Hour
 - (XX) — PM Street Peak Hour
 - — Less than 5 vehicles



Not to Scale

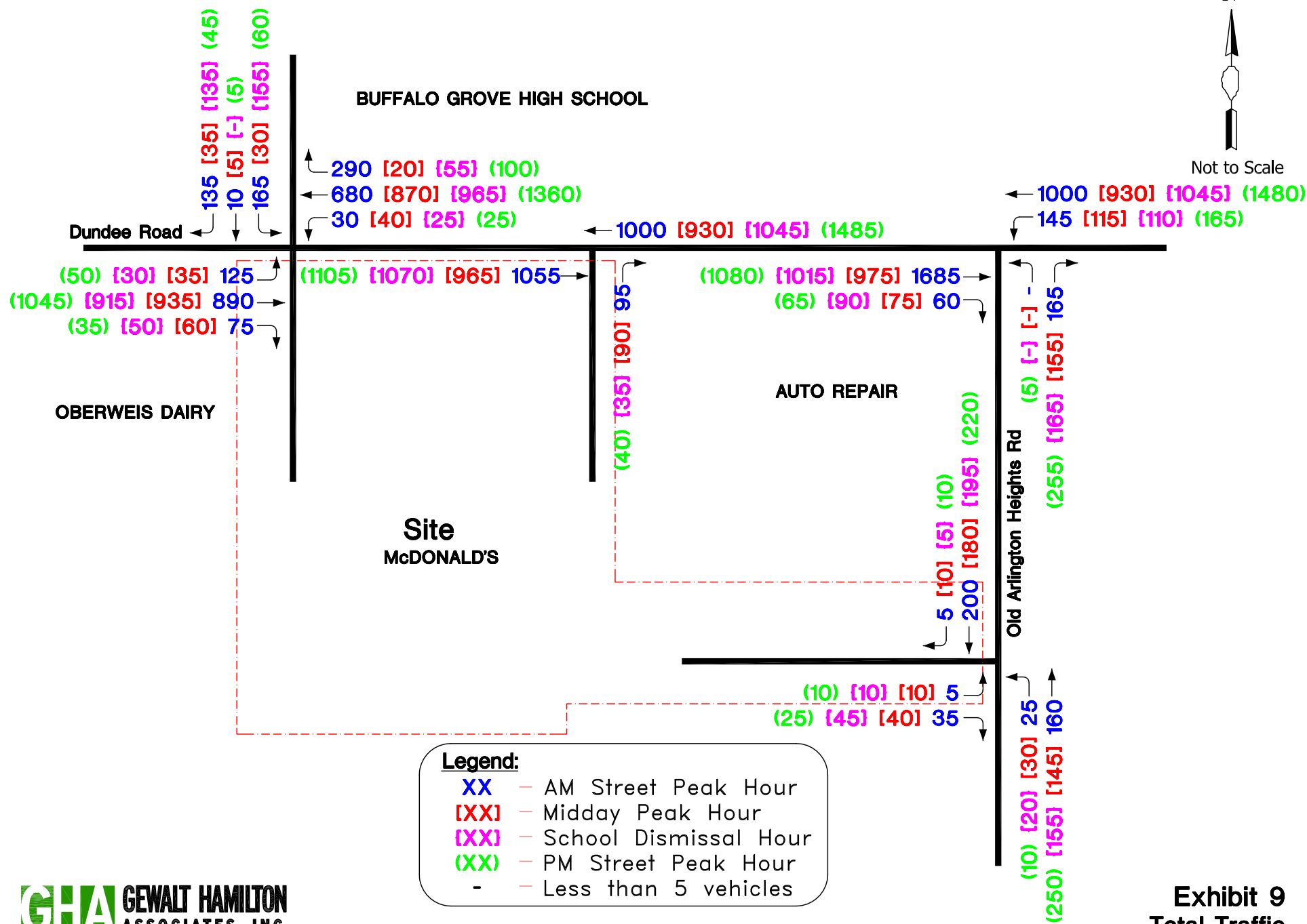


Exhibit 10 Intersection Capacity Analyses

McDonald's Site Changes - Arlington Heights, Illinois

Part A. Parameters - Type of Traffic Control (Source: 2010 Highway Capacity Manual)

I. Traffic Signals

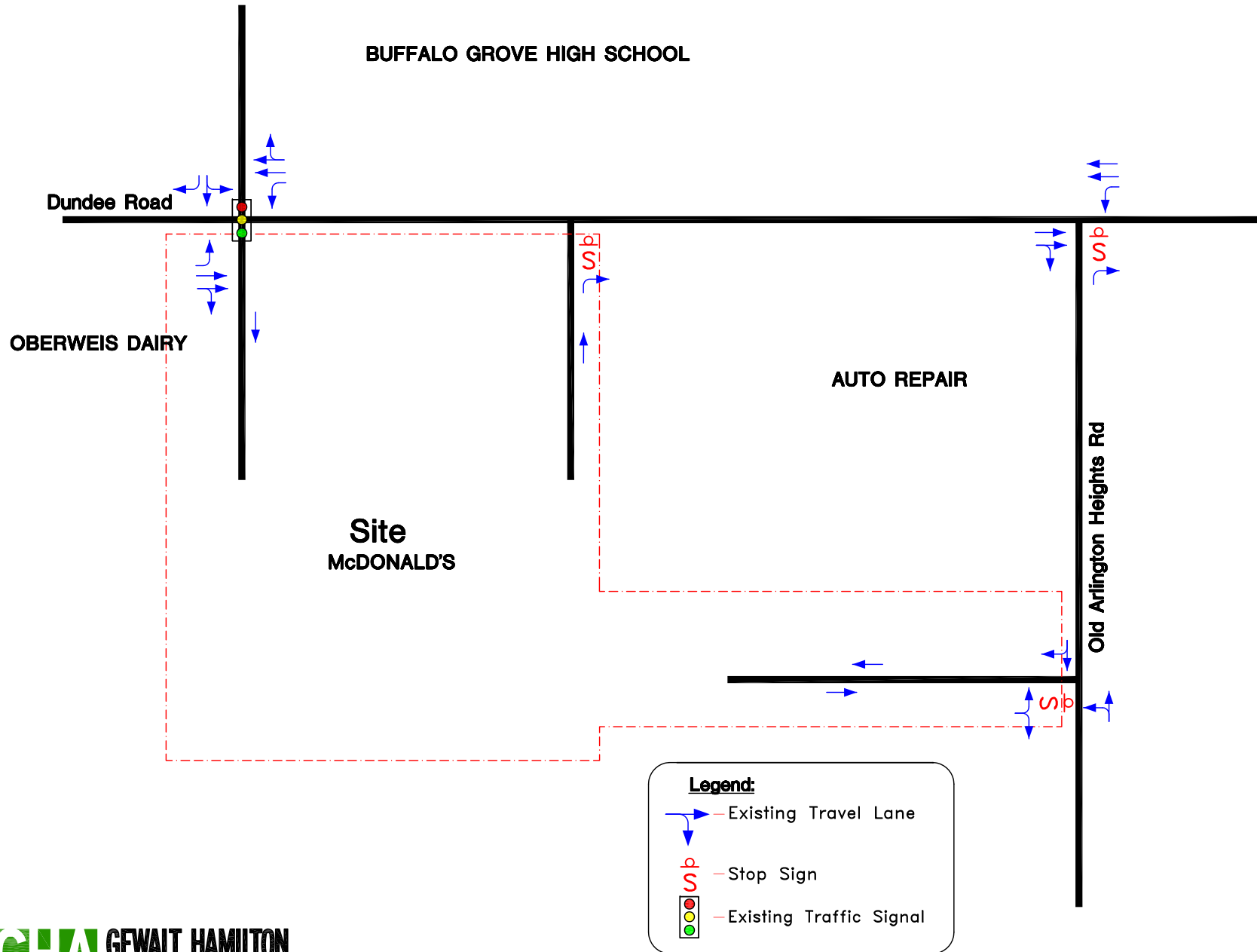
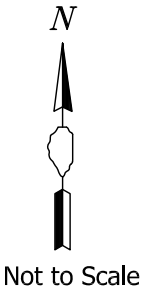
LOS	Delay (sec / veh)	Description
A	≤ 10	All signal phases clear waiting vehicles without delay
B	>10 and ≤ 20	Minimal delay experienced on select signal phases
C	>20 and ≤ 35	Some delay experienced on several phases; often used as design criteria
D	>35 and ≤ 55	Usually considered as the acceptable delay standard
E	>55 and ≤ 80	Very long delays experienced during the peak hours
F	>80	Unacceptable delays experienced throughout the peak hours

II. Stop Sign

LOS	Delay (sec / veh)
A	≤ 10
B	>10 and ≤ 15
C	>15 and ≤ 25
D	>25 and ≤ 35
E	>35 and ≤ 50
F	>50

Part B. Results

Part B. Results	Roadway Conditions	LOS Per Movement Group By Approach												Intersection / Approach	
		> = Shared Lane - = Non Critical or not Allowed Movement TRT - Shared Through/Right lane (with an additional Through lane)													
		Eastbound			Westbound			Northbound			Southbound			Delay (sec / veh)	LOS
Dundee Rd at BGHS/McDonald's Entrance	Traffic Signal	LT	TH	TRT	LT	TH	TRT	LT	TH	RT	LT	TH	RT	Intersection Delay	
A. Weekday Morning Peak Hour															
Existing Traffic (See Exhibit 4)	• Current	A	A	A	B	B	B	-	-	-	>	D	D	15.0	B
Total Traffic (See Exhibit 9)	• Current	A	A	A	B	B	B	-	-	-	>	D	D	15.0	B
B. Weekday Midday Peak Hour															
Existing Traffic (See Exhibit 4)	• Current	A	A	A	A	A	A	-	-	-	>	D	D	10.3	B
Total Traffic (See Exhibit 9)	• Current	A	A	A	B	A	A	-	-	-	>	D	D	10.5	B
C. Weekday BGHS Dismissal Hour															
Existing Traffic (See Exhibit 4)	• Current	B	A	A	A	B	B	-	-	-	>	D	D	13.5	B
Total Traffic (See Exhibit 9)	• Current	B	A	A	A	B	B	-	-	-	>	D	D	13.5	B
D. Weekday Evening Peak Hour															
Existing Traffic (See Exhibit 4)	• Current	B	A	A	A	B	B	-	-	-	>	D	D	10.8	B
Total Traffic (See Exhibit 9)	• Current	B	A	A	A	B	B	-	-	-	>	D	D	10.8	B



Gewalt Hamilton Associates

850 Forest Edge Drive
Vernon Hills, IL

Vernon Hills - Gurnee - Chicago

2989.870 MCDONALDS AH
OLD ARLINGTON HEIGHTS @ MCDONALDS DRIVE
6:30 AM - 6:30 PM
GHA MIO

File Name : OldArlingtnHts_McD's_136735_10-29-2013
Site Code :
Start Date : 10/29/2013
Page No : 1

Groups Printed- Car - Truck - Pedal Bike (Road) - Motor Bike - People - Pedal Bike (Crosswalk)

Start Time	Old Arlington Heights Rd Southbound				Old Arlington Heights Rd Northbound				McDonalds Driveway Eastbound				Int. Total
	Thru	Right	Peds	App. Total	Left	Thru	Peds	App. Total	Left	Right	Peds	App. Total	
06:30 AM	37	2	0	39	1	15	0	16	1	3	0	4	59
06:45 AM	33	1	0	34	7	24	0	31	0	5	0	5	70
Total	70	3	0	73	8	39	0	47	1	8	0	9	129
07:00 AM	31	2	0	33	9	44	0	53	1	11	1	13	99
07:15 AM	47	2	0	49	3	37	0	40	3	8	0	11	100
07:30 AM	67	0	0	67	5	33	0	38	1	5	0	6	111
07:45 AM	51	0	0	51	4	48	0	52	0	5	0	5	108
Total	196	4	0	200	21	162	0	183	5	29	1	35	418
08:00 AM	54	0	0	54	3	39	0	42	0	6	0	6	102
08:15 AM	37	2	0	39	7	40	0	47	1	8	0	9	95
08:30 AM	34	4	0	38	6	27	0	33	3	6	2	11	82
08:45 AM	77	3	0	80	4	42	0	46	3	9	0	12	138
Total	202	9	0	211	20	148	0	168	7	29	2	38	417
09:00 AM	45	1	0	46	2	34	0	36	2	4	0	6	88
09:15 AM	18	3	0	21	0	25	0	25	1	4	1	6	52
09:30 AM	32	2	0	34	4	32	0	36	1	3	0	4	74
09:45 AM	46	2	0	48	1	30	0	31	2	3	0	5	84
Total	141	8	0	149	7	121	0	128	6	14	1	21	298
10:00 AM	37	3	0	40	1	22	0	23	4	1	0	5	68
10:15 AM	26	0	0	26	2	30	8	40	0	5	0	5	71
10:30 AM	29	0	0	29	0	21	0	21	2	5	11	18	68
10:45 AM	25	2	0	27	0	26	0	26	2	3	0	5	58
Total	117	5	0	122	3	99	8	110	8	14	11	33	265
11:00 AM	40	3	0	43	1	44	0	45	1	2	0	3	91
11:15 AM	33	0	0	33	0	42	0	42	2	4	0	6	81
11:30 AM	32	4	0	36	5	36	0	41	3	2	0	5	82
11:45 AM	51	1	0	52	4	45	0	49	1	5	0	6	107
Total	156	8	0	164	10	167	0	177	7	13	0	20	361
12:00 PM	60	4	0	64	7	34	0	41	4	12	0	16	121
12:15 PM	36	2	0	38	2	40	0	42	1	3	0	4	84
12:30 PM	41	2	0	43	11	39	0	50	4	9	0	13	106
12:45 PM	47	1	2	50	4	40	1	45	2	10	2	14	109
Total	184	9	2	195	24	153	1	178	11	34	2	47	420

Gewalt Hamilton Associates

850 Forest Edge Drive
Vernon Hills, IL

Vernon Hills - Gurnee - Chicago

2989.870 MCDONALDS AH
OLD ARLINGTON HEIGHTS @ MCDONALDS DRIVE
6:30 AM - 6:30 PM
GHA MIO

File Name : OldArlingtnHts_McD's_136735_10-29-2013
Site Code :
Start Date : 10/29/2013
Page No : 2

Groups Printed- Car - Truck - Pedal Bike (Road) - Motor Bike - People - Pedal Bike (Crosswalk)

Start Time	Old Arlington Heights Rd Southbound				Old Arlington Heights Rd Northbound				McDonalds Driveway Eastbound				Int. Total
	Thru	Right	Peds	App. Total	Left	Thru	Peds	App. Total	Left	Right	Peds	App. Total	
01:00 PM	51	1	0	52	5	51	0	56	2	0	0	2	110
01:15 PM	37	2	0	39	0	55	0	55	3	6	1	10	104
01:30 PM	44	1	1	46	8	43	1	52	4	6	0	10	108
01:45 PM	42	3	0	45	3	36	0	39	1	9	0	10	94
Total	174	7	1	182	16	185	1	202	10	21	1	32	416
02:00 PM	31	2	0	33	4	34	0	38	3	5	0	8	79
02:15 PM	31	3	0	34	4	32	0	36	0	7	0	7	77
02:30 PM	31	0	0	31	3	38	0	41	3	0	1	4	76
02:45 PM	52	3	0	55	8	27	0	35	4	6	0	10	100
Total	145	8	0	153	19	131	0	150	10	18	1	29	332
03:00 PM	64	1	2	67	6	38	1	45	3	20	4	27	139
03:15 PM	40	0	0	40	3	35	2	40	2	6	2	10	90
03:30 PM	42	2	0	44	4	52	0	56	0	7	0	7	107
03:45 PM	44	0	0	44	3	47	0	50	0	6	1	7	101
Total	190	3	2	195	16	172	3	191	5	39	7	51	437
04:00 PM	60	3	0	63	2	59	0	61	4	3	1	8	132
04:15 PM	59	1	2	62	2	45	0	47	2	2	0	4	113
04:30 PM	58	1	0	59	5	49	0	54	1	4	0	5	118
04:45 PM	56	2	0	58	1	53	0	54	1	3	0	4	116
Total	233	7	2	242	10	206	0	216	8	12	1	21	479
05:00 PM	52	3	0	55	1	72	0	73	3	2	0	5	133
05:15 PM	60	2	0	62	4	65	0	69	2	9	0	11	142
05:30 PM	64	4	0	68	3	54	0	57	1	6	0	7	132
05:45 PM	54	0	0	54	1	57	0	58	2	3	0	5	117
Total	230	9	0	239	9	248	0	257	8	20	0	28	524
06:00 PM	62	5	0	67	4	48	0	52	1	5	0	6	125
06:15 PM	62	0	0	62	4	47	0	51	2	6	0	8	121
Grand Total	2162	85	7	2254	171	1926	13	2110	89	262	27	378	4742
Apprch %	95.9	3.8	0.3		8.1	91.3	0.6		23.5	69.3	7.1		
Total %	45.6	1.8	0.1	47.5	3.6	40.6	0.3	44.5	1.9	5.5	0.6	8	
Car	2121	85	0	2206	169	1875	0	2044	87	261	0	348	4598
% Car	98.1	100	0	97.9	98.8	97.4	0	96.9	97.8	99.6	0	92.1	97
Truck	36	0	0	36	0	48	0	48	2	0	0	2	86
% Truck	1.7	0	0	1.6	0	2.5	0	2.3	2.2	0	0	0.5	1.8
Pedal Bike (Road)	2	0	0	2	2	1	0	3	0	1	0	1	6
% Pedal Bike (Road)	0.1	0	0	0.1	1.2	0.1	0	0.1	0	0.4	0	0.3	0.1
Motor Bike	3	0	0	3	0	2	0	2	0	0	0	0	5
% Motor Bike	0.1	0	0	0.1	0	0.1	0	0.1	0	0	0	0	0.1

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Vernon Hills, IL

Vernon Hills - Gurnee - Chicago

2989.870 MCDONALDS AH
OLD ARLINGTON HEIGHTS @ MCDONALDS DRIVE
6:30 AM - 6:30 PM
GHA MIO

File Name : OldArlingtnHts_McD's_136735_10-29-2013
Site Code :
Start Date : 10/29/2013
Page No : 3

Groups Printed- Car - Truck - Pedal Bike (Road) - Motor Bike - People - Pedal Bike (Crosswalk)

	Old Arlington Heights Rd Southbound				Old Arlington Heights Rd Northbound				McDonalds Driveway Eastbound				
	Thru	Right	Peds	App. Total	Left	Thru	Peds	App. Total	Left	Right	Peds	App. Total	Int. Total
People	0	0	6	6	0	0	13	13	0	0	25	25	44
% People	0	0	85.7	0.3	0	0	100	0.6	0	0	92.6	6.6	0.9
Pedal Bike (Crosswalk)	0	0	1	1	0	0	0	0	0	0	2	2	3
% Pedal Bike (Crosswalk)	0	0	14.3	0	0	0	0	0	0	0	7.4	0.5	0.1

	Old Arlington Heights Rd Southbound				Old Arlington Heights Rd Northbound				McDonalds Driveway Eastbound				
Start Time	Thru	Right	Peds	App. Total	Left	Thru	Peds	App. Total	Left	Right	Peds	App. Total	Int. Total
Peak Hour Analysis From 06:30 AM to 09:45 AM - Peak 1 of 1													
Peak Hour for Entire Intersection Begins at 07:15 AM													
07:15 AM	47	2	0	49	3	37	0	40	3	8	0	11	100
07:30 AM	67	0	0	67	5	33	0	38	1	5	0	6	111
07:45 AM	51	0	0	51	4	48	0	52	0	5	0	5	108
08:00 AM	54	0	0	54	3	39	0	42	0	6	0	6	102
Total Volume	219	2	0	221	15	157	0	172	4	24	0	28	421
% App. Total	99.1	0.9	0		8.7	91.3	0		14.3	85.7	0		
PHF	.817	.250	.000	.825	.750	.818	.000	.827	.333	.750	.000	.636	.948

Peak Hour Analysis From 10:00 AM to 01:45 PM - Peak 1 of 1

Peak Hour for Entire Intersection Begins at 12:45 PM

12:45 PM	47	1	2	50	4	40	1	45	2	10	2	14	109
01:00 PM	51	1	0	52	5	51	0	56	2	0	0	2	110
01:15 PM	37	2	0	39	0	55	0	55	3	6	1	10	104
01:30 PM	44	1	1	46	8	43	1	52	4	6	0	10	108
Total Volume	179	5	3	187	17	189	2	208	11	22	3	36	431
% App. Total	95.7	2.7	1.6		8.2	90.9	1		30.6	61.1	8.3		
PHF	.877	.625	.375	.899	.531	.859	.500	.929	.688	.550	.375	.643	.980

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2989.870 MCDONALDS AH
OLD ARLINGTON HEIGHTS @ MCDONALDS DRIVE
6:30 AM - 6:30 PM
GHA MIO

File Name : OldArlingtnHts_McD's_136735_10-29-2013
Site Code :
Start Date : 10/29/2013
Page No : 4

	Old Arlington Heights Rd Southbound				Old Arlington Heights Rd Northbound				McDonalds Driveway Eastbound				
Start Time	Thru	Right	Peds	App. Total	Left	Thru	Peds	App. Total	Left	Right	Peds	App. Total	Int. Total
Peak Hour Analysis From 02:00 PM to 06:15 PM - Peak 1 of 1													
Peak Hour for Entire Intersection Begins at 05:00 PM													
05:00 PM	52	3	0	55	1	72	0	73	3	2	0	5	133
05:15 PM	60	2	0	62	4	65	0	69	2	9	0	11	142
05:30 PM	64	4	0	68	3	54	0	57	1	6	0	7	132
05:45 PM	54	0	0	54	1	57	0	58	2	3	0	5	117
Total Volume	230	9	0	239	9	248	0	257	8	20	0	28	524
% App. Total	96.2	3.8	0		3.5	96.5	0		28.6	71.4	0		
PHF	.898	.563	.000	.879	.563	.861	.000	.880	.667	.556	.000	.636	.923

Gewalt Hamilton Associates

850 Forest Edge Drive
Vernon Hills, IL

Vernon Hills - Gurnee - Chicago

2989.870 MCDONALDS AH`
DUNDEE @ MCDONALDS DRIVEWAY
6:30 AM - 6:30 PM
GHA MIO

File Name : Dundee_Rd-McDs_Oberw_136734_10-29-2013
Site Code :
Start Date : 10/29/2013
Page No : 1

Groups Printed- Car - Truck - Pedal Bike (Road) - Motor Bike - People - Pedal Bike (Crosswalk)

Start Time	Driveway Southbound					Dundee Road Westbound					McDonalds Driveway Northbound					Dundee Road Eastbound					Int. Total
	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	
06:30 AM	1	0	7	0	8	5	107	6	0	118	0	0	0	0	0	19	253	10	1	283	409
06:45 AM	16	1	14	2	33	3	121	33	1	158	0	0	0	0	0	47	316	8	7	378	569
Total	17	1	21	2	41	8	228	39	1	276	0	0	0	0	0	66	569	18	8	661	978
07:00 AM	54	4	31	0	89	1	152	136	0	289	0	0	0	3	3	65	338	16	23	442	823
07:15 AM	79	4	88	2	173	8	188	136	0	332	0	0	0	2	2	48	389	22	20	479	986
07:30 AM	24	0	9	0	33	8	200	12	0	220	0	0	0	0	0	6	401	15	0	422	675
07:45 AM	5	0	7	1	13	5	159	6	0	170	0	0	0	0	0	6	366	12	1	385	568
Total	162	8	135	3	308	22	699	290	0	1011	0	0	0	5	5	125	1494	65	44	1728	3052
08:00 AM	1	0	3	0	4	2	155	6	0	163	0	0	0	0	0	2	331	23	1	357	524
08:15 AM	5	2	8	1	16	6	160	4	0	170	0	0	0	1	1	7	395	16	2	420	607
08:30 AM	3	1	2	0	6	5	184	2	0	191	0	0	0	3	3	4	372	15	0	391	591
08:45 AM	3	0	3	1	7	6	194	2	0	202	0	0	0	0	0	7	309	6	0	322	531
Total	12	3	16	2	33	19	693	14	0	726	0	0	0	4	4	20	1407	60	3	1490	2253
09:00 AM	7	0	2	1	10	2	184	6	0	192	0	0	0	0	0	2	233	17	0	252	454
09:15 AM	4	0	4	2	10	3	191	0	0	194	0	0	0	2	2	3	211	9	0	223	429
09:30 AM	2	1	5	0	8	5	206	2	0	213	0	0	0	4	4	2	194	9	0	205	430
09:45 AM	3	1	2	0	6	6	175	3	0	184	0	0	0	0	0	7	209	7	0	223	413
Total	16	2	13	3	34	16	756	11	0	783	0	0	0	6	6	14	847	42	0	903	1726
10:00 AM	4	0	3	2	9	3	156	5	0	164	0	0	0	0	0	9	180	9	0	198	371
10:15 AM	8	1	18	2	29	4	171	1	0	176	0	0	0	4	4	2	189	12	17	220	429
10:30 AM	2	0	4	2	8	1	198	3	0	202	0	0	0	3	3	3	174	5	6	188	401
10:45 AM	3	0	4	0	7	5	174	4	0	183	0	0	0	2	2	6	198	8	14	226	418
Total	17	1	29	6	53	13	699	13	0	725	0	0	0	9	9	20	741	34	37	832	1619
11:00 AM	8	0	6	1	15	2	156	5	0	163	0	0	0	1	1	12	207	4	6	229	408
11:15 AM	19	2	17	0	38	5	213	4	0	222	0	0	0	0	0	4	215	7	18	244	504
11:30 AM	6	0	17	2	25	4	230	6	0	240	0	0	0	0	0	4	228	11	19	262	527
11:45 AM	5	0	8	0	13	12	204	10	0	226	0	0	0	0	0	16	226	14	11	267	506
Total	38	2	48	3	91	23	803	25	0	851	0	0	0	1	1	36	876	36	54	1002	1945
12:00 PM	21	1	16	1	39	10	213	5	0	228	0	0	0	4	4	7	212	15	16	250	521
12:15 PM	3	0	6	0	9	10	201	7	0	218	0	0	0	0	0	10	251	14	12	287	514
12:30 PM	2	1	3	3	9	9	230	4	1	244	0	0	0	0	0	9	232	12	9	262	515
12:45 PM	1	0	7	0	8	4	243	3	0	250	0	0	0	2	2	10	237	9	13	269	529
Total	27	2	32	4	65	33	887	19	1	940	0	0	0	6	6	36	932	50	50	1068	2079

Gewalt Hamilton Associates

850 Forest Edge Drive

Vernon Hills, IL

Vernon Hills - Gurnee - Chicago

2989.870 MCDONALDS AH`
DUNDEE @ MCDONALDS DRIVEWAY
6:30 AM - 6:30 PM
GHA MIO

File Name : Dundee_Rd-McDs_Oberw_136734_10-29-2013

Site Code :

Start Date : 10/29/2013

Page No : 2

Groups Printed- Car - Truck - Pedal Bike (Road) - Motor Bike - People - Pedal Bike (Crosswalk)

	Dundee Road Southbound					Dundee Road Westbound					McDonalds Driveway Northbound					Dundee Road Eastbound					
Start Time	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Int. Total
01:00 PM	11	1	10	0	22	2	188	3	0	193	0	0	0	0	0	3	205	8	0	216	431
01:15 PM	0	0	0	0	0	4	261	0	0	265	0	0	0	2	2	5	191	16	0	212	479
01:30 PM	1	3	10	2	16	6	230	0	0	236	0	0	0	1	1	5	231	13	0	249	502
01:45 PM	5	0	5	0	10	4	234	1	0	239	0	0	0	3	3	4	227	19	0	250	502
Total	17	4	25	2	48	16	913	4	0	933	0	0	0	6	6	17	854	56	0	927	1914
02:00 PM	3	0	5	0	8	3	205	1	0	209	0	0	0	1	1	5	216	10	1	232	450
02:15 PM	3	0	3	0	6	1	213	3	0	217	0	0	0	3	3	1	199	4	0	204	430
02:30 PM	5	0	5	0	10	4	193	22	0	219	0	0	0	1	1	6	241	12	0	259	489
02:45 PM	52	0	45	14	111	7	203	27	0	237	0	0	0	9	9	8	217	13	47	285	642
Total	63	0	58	14	135	15	814	53	0	882	0	0	0	14	14	20	873	39	48	980	2011
03:00 PM	63	1	38	7	109	5	225	18	0	248	0	0	0	7	7	11	239	8	35	293	657
03:15 PM	17	1	24	0	42	6	274	5	0	285	0	0	0	1	1	7	232	6	11	256	584
03:30 PM	21	0	30	1	52	3	269	6	0	278	0	0	0	1	1	3	218	5	6	232	563
03:45 PM	15	0	21	2	38	1	298	10	0	309	0	0	0	4	4	6	211	12	5	234	585
Total	116	2	113	10	241	15	1066	39	0	1120	0	0	0	13	13	27	900	31	57	1015	2389
04:00 PM	29	0	14	1	44	4	304	13	0	321	0	0	0	3	3	12	282	7	9	310	678
04:15 PM	30	0	27	0	57	2	377	12	0	391	0	0	0	1	1	9	277	7	11	304	753
04:30 PM	20	1	14	0	35	4	324	9	0	337	0	0	0	1	1	5	282	8	1	296	669
04:45 PM	10	0	11	2	23	6	363	9	0	378	0	0	0	4	4	7	242	8	2	259	664
Total	89	1	66	3	159	16	1368	43	0	1427	0	0	0	9	9	33	1083	30	23	1169	2764
05:00 PM	5	1	9	0	15	6	349	4	0	359	0	0	0	2	2	5	264	10	0	279	655
05:15 PM	8	1	3	2	14	2	359	10	0	371	0	0	0	0	0	8	242	5	3	258	643
05:30 PM	14	0	8	1	23	7	327	28	0	362	0	0	0	2	2	16	269	10	1	296	683
05:45 PM	33	1	22	0	56	5	302	59	0	366	0	0	0	0	0	19	253	5	0	277	699
Total	60	3	42	3	108	20	1337	101	0	1458	0	0	0	4	4	48	1028	30	4	1110	2

Gewalt Hamilton Associates

850 Forest Edge Drive
Vernon Hills, IL

Vernon Hills - Gurnee - Chicago

2989.870 MCDONALDS AH`
DUNDEE @ MCDONALDS DRIVEWAY
6:30 AM - 6:30 PM
GHA MIO

File Name : Dundee_Rd-McDs_Oberw_136734_10-29-2013
Site Code :
Start Date : 10/29/2013
Page No : 3

Groups Printed- Car - Truck - Pedal Bike (Road) - Motor Bike - People - Pedal Bike (Crosswalk)

	Driveway Southbound					Dundee Road Westbound					McDonalds Driveway Northbound					Dundee Road Eastbound					
	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Int. Total
People	0	0	0	55	55	0	0	0	2	2	0	0	0	71	71	0	0	0	322	322	450
% People	0	0	0	93.2	4	0	0	0	100	0	0	0	0	92.2	92.2	0	0	0	98.2	2.4	1.7
Pedal Bike (Crosswalk)	0	0	0	4	4	0	0	0	0	0	0	0	0	6	6	0	0	0	6	6	16
% Pedal Bike (Crosswalk)	0	0	0	6.8	0.3	0	0	0	0	0	0	0	0	7.8	7.8	0	0	0	1.8	0	0.1

	Driveway Southbound					Dundee Road Westbound					McDonalds Driveway Northbound					Dundee Road Eastbound					
Start Time	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Int. Total
Peak Hour Analysis From 06:30 AM to 09:45 AM - Peak 1 of 1																					
Peak Hour for Entire Intersection Begins at 06:45 AM																					
06:45 AM	16	1	14	2	33	3	121	33	1	158	0	0	0	0	0	47	316	8	7	378	569
07:00 AM	54	4	31	0	89	1	152	136	0	289	0	0	0	3	3	65	338	16	23	442	823
07:15 AM	79	4	88	2	173	8	188	136	0	332	0	0	0	2	2	48	389	22	20	479	986
07:30 AM	24	0	9	0	33	8	200	12	0	220	0	0	0	0	0	6	401	15	0	422	675
Total Volume	173	9	142	4	328	20	661	317	1	999	0	0	0	5	5	166	1444	61	50	1721	3053
% App. Total	52.7	2.7	43.3	1.2		2	66.2	31.7	0.1		0	0	0	100		9.6	83.9	3.5	2.9		
PHF	.547	.563	.403	.500	.474	.625	.826	.583	.250	.752	.000	.000	.000	.417	.417	.638	.900	.693	.543	.898	.774

Peak Hour Analysis From 10:00 AM to 01:45 PM - Peak 1 of 1

Peak Hour for Entire Intersection Begins at 12:00 PM

12:00 PM	21	1	16	1	39	10	213	5	0	228	0	0	0	4	4	7	212	15	16	250	521
12:15 PM	3	0	6	0	9	10	201	7	0	218	0	0	0	0	0	10	251	14	12	287	514
12:30 PM	2	1	3	3	9	9	230	4	1	244	0	0	0	0	0	9	232	12	9	262	515
12:45 PM	1	0	7	0	8	4	243	3	0	250	0	0	0	2	2	10	237	9	13	269	529
Total Volume	27	2	32	4	65	33	887	19	1	940	0	0	0	6	6	36	932	50	50	1068	2079
% App. Total	41.5	3.1	49.2	6.2		3.5	94.4	2	0.1		0	0	0	100		3.4	87.3	4.7	4.7		
PHF	.321	.500	.500	.333	.417	.825	.913	.679	.250	.940	.000	.000	.000	.375	.375	.900	.928	.833	.781	.930	.983

Gewalt Hamilton Associates

850 Forest Edge Drive
Vernon Hills, IL

Vernon Hills - Gurnee - Chicago

2989.870 MCDONALDS AH`
DUNDEE @ MCDONALDS DRIVEWAY
6:30 AM - 6:30 PM
GHA MIO

File Name : Dundee_Rd-McDs_Oberw_136734_10-29-2013
Site Code :
Start Date : 10/29/2013
Page No : 4

	Driveway Southbound					Dundee Road Westbound					McDonalds Driveway Northbound					Dundee Road Eastbound					
Start Time	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Int. Total
Peak Hour Analysis From 02:00 PM to 06:15 PM - Peak 1 of 1																					
Peak Hour for Entire Intersection Begins at 04:00 PM																					
04:00 PM	29	0	14	1	44	4	304	13	0	321	0	0	0	3	3	12	282	7	9	310	678
04:15 PM	30	0	27	0	57	2	377	12	0	391	0	0	0	1	1	9	277	7	11	304	753
04:30 PM	20	1	14	0	35	4	324	9	0	337	0	0	0	1	1	5	282	8	1	296	669
04:45 PM	10	0	11	2	23	6	363	9	0	378	0	0	0	4	4	7	242	8	2	259	664
Total Volume	89	1	66	3	159	16	1368	43	0	1427	0	0	0	9	9	33	1083	30	23	1169	2764
% App. Total	56	0.6	41.5	1.9		1.1	95.9	3	0		0	0	0	100		2.8	92.6	2.6	2		
PHF	.742	.250	.611	.375	.697	.667	.907	.827	.000	.912	.000	.000	.000	.563	.563	.688	.960	.938	.523	.943	.918

Gewalt Hamilton Associates

850 Forest Edge Drive
Vernon Hills, IL

Vernon Hills - Gurnee - Chicago

2989.870 MCDONALDS AH
DUNDEE @ OLD ARLINGTON HEIGHTS
6:30 AM - 6:30 PM
GHA MIO

File Name : Dundee@OldArlingtH_136736_10-29-2013
Site Code :
Start Date : 10/29/2013
Page No : 1

Groups Printed- Car - Truck - Pedal Bike (Road) - Motor Bike - People - Pedal Bike (Crosswalk)

	Dundee Rd Westbound				Old Arlington Heights Rd Northbound				Dundee Rd Eastbound					
Start Time	Left	Thru	Peds	App. Total	Left	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Int. Total
06:30 AM	28	120	0	148	1	15	1	17	0	257	16	0	273	438
06:45 AM	29	172	0	201	0	21	0	21	0	342	2	0	344	566
Total	57	292	0	349	1	36	1	38	0	599	18	0	617	1004
07:00 AM	21	277	0	298	0	44	1	45	0	379	11	0	390	733
07:15 AM	33	325	0	358	0	36	2	38	0	480	16	0	496	892
07:30 AM	54	224	0	278	0	36	0	36	1	431	19	0	451	765
07:45 AM	35	169	0	204	0	48	0	48	0	390	12	0	402	654
Total	143	995	0	1138	0	164	3	167	1	1680	58	0	1739	3044
08:00 AM	42	163	0	205	0	42	0	42	0	335	13	0	348	595
08:15 AM	28	166	0	194	0	41	0	41	0	419	8	0	427	662
08:30 AM	33	175	0	208	0	34	1	35	0	387	15	0	402	645
08:45 AM	55	212	0	267	0	40	0	40	0	309	18	0	327	634
Total	158	716	0	874	0	157	1	158	0	1450	54	0	1504	2536
09:00 AM	33	183	0	216	0	37	0	37	0	259	14	0	273	526
09:15 AM	13	192	0	205	1	26	0	27	0	217	7	0	224	456
09:30 AM	33	218	0	251	0	31	3	34	0	206	4	0	210	495
09:45 AM	27	185	0	212	0	27	0	27	0	208	17	0	225	464
Total	106	778	0	884	1	121	3	125	0	890	42	0	932	1941
10:00 AM	27	163	0	190	1	26	0	27	0	181	15	0	196	413
10:15 AM	17	181	0	198	1	28	0	29	0	206	11	0	217	444
10:30 AM	22	199	0	221	1	20	0	21	0	176	7	0	183	425
10:45 AM	13	187	0	200	0	27	1	28	0	189	14	0	203	431
Total	79	730	0	809	3	101	1	105	0	752	47	0	799	1713
11:00 AM	24	161	0	185	0	46	0	46	0	224	14	0	238	469
11:15 AM	22	225	0	247	1	43	0	44	0	226	8	0	234	525
11:30 AM	26	231	0	257	0	38	0	38	0	257	11	0	268	563
11:45 AM	31	229	0	260	1	44	0	45	0	221	17	0	238	543
Total	103	846	0	949	2	171	0	173	0	928	50	0	978	2100
12:00 PM	37	225	0	262	0	35	0	35	0	238	29	0	267	564
12:15 PM	17	215	0	232	0	39	0	39	0	246	17	0	263	534
12:30 PM	27	243	0	270	1	40	0	41	0	257	16	0	273	584
12:45 PM	32	242	0	274	0	40	0	40	0	231	13	0	244	558
Total	113	925	0	1038	1	154	0	155	0	972	75	0	1047	2240

Gewalt Hamilton Associates

850 Forest Edge Drive
Vernon Hills, IL

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2989.870 MCDONALDS AH
DUNDEE @ OLD ARLINGTON HEIGHTS
6:30 AM - 6:30 PM
GHA MIO

File Name : Dundee@OldArlingtH_136736_10-29-2013
Site Code :
Start Date : 10/29/2013
Page No : 2

Groups Printed- Car - Truck - Pedal Bike (Road) - Motor Bike - People - Pedal Bike (Crosswalk)

	Dundee Rd Westbound				Old Arlington Heights Rd Northbound				Dundee Rd Eastbound					
Start Time	Left	Thru	Peds	App. Total	Left	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Int. Total
01:00 PM	33	205	0	238	0	49	0	49	0	215	21	0	236	523
01:15 PM	26	254	0	280	0	42	1	43	0	197	11	0	208	531
01:30 PM	29	247	0	276	1	47	2	50	0	222	17	0	239	565
01:45 PM	27	234	0	261	0	37	0	37	1	241	20	0	262	560
Total	115	940	0	1055	1	175	3	179	1	875	69	0	945	2179
02:00 PM	21	215	0	236	0	35	0	35	0	216	13	0	229	500
02:15 PM	23	217	0	240	1	30	1	32	0	213	9	0	222	494
02:30 PM	25	215	0	240	1	40	0	41	0	246	7	0	253	534
02:45 PM	28	242	0	270	0	31	7	38	0	252	23	0	275	583
Total	97	889	0	986	2	136	8	146	0	927	52	0	979	2111
03:00 PM	24	237	0	261	0	43	4	47	0	275	39	0	314	622
03:15 PM	22	289	0	311	0	37	1	38	0	237	14	0	251	600
03:30 PM	34	270	0	304	0	52	0	52	0	245	14	0	259	615
03:45 PM	30	315	0	345	0	47	3	50	0	226	13	0	239	634
Total	110	1111	0	1221	0	179	8	187	0	983	80	0	1063	2471
04:00 PM	35	322	0	357	3	65	3	71	0	302	22	0	324	752
04:15 PM	29	372	0	401	0	44	3	47	0	285	32	0	317	765
04:30 PM	42	347	0	389	0	52	2	54	0	293	20	0	313	756
04:45 PM	36	372	0	408	0	53	4	57	0	238	22	0	260	725
Total	142	1413	0	1555	3	214	12	229	0	1118	96	0	1214	2998
05:00 PM	40	369	0	409	0	76	2	78	0	261	13	0	274	761
05:15 PM	46	372	0	418	2	66	0	68	0	257	14	0	271	757
05:30 PM	46	361	0	407	0	56	1	57	0	257	21	0	278	742
05:45 PM	31	370	0	401	0	55	0	55	0	301	18	0	319	775
Total	163	1472	0	1635	2	253	3	258	0	1076	66	0	1142	3035
06:00 PM	57	393	0	450	0	55	1	56	0	290	12	0	302	808
06:15 PM	36	336	0	372	1	48	1	50	0	229	21	0	250	672
Grand Total	1479	11836	0	13315	17	1964	45	2026	2	12769	740	0	13511	28852
Apprch %	11.1	88.9	0		0.8	96.9	2.2		0	94.5	5.5	0		
Total %	5.1	41	0	46.1	0.1	6.8	0.2	7	0	44.3	2.6	0	46.8	
Car	1451	11330	0	12781	16	1916	0	1932	2	12296	726	0	13024	27737
% Car	98.1	95.7	0	96	94.1	97.6	0	95.4	100	96.3	98.1	0	96.4	96.1
Truck	26	499	0	525	1	46	0	47	0	464	13	0	477	1049
% Truck	1.8	4.2	0	3.9	5.9	2.3	0	2.3	0	3.6	1.8	0	3.5	3.6
Pedal Bike (Road)	0	0	0	0	0	0	0	0	0	7	0	0	7	7
% Pedal Bike (Road)	0	0	0	0	0	0	0	0	0	0.1	0	0	0.1	0
Motor Bike	2	7	0	9	0	2	0	2	0	2	1	0	3	14
% Motor Bike	0.1	0.1	0	0.1	0	0.1	0	0.1	0	0	0.1	0	0	0

Gewalt Hamilton Associates

850 Forest Edge Drive
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2989.870 MCDONALDS AH
DUNDEE @ OLD ARLINGTON HEIGHTS
6:30 AM - 6:30 PM
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File Name : Dundee@OldArlingtnH_136736_10-29-2013
Site Code :
Start Date : 10/29/2013
Page No : 3

Groups Printed- Car - Truck - Pedal Bike (Road) - Motor Bike - People - Pedal Bike (Crosswalk)

	Dundee Rd Westbound				Old Arlington Heights Rd Northbound				Dundee Rd Eastbound					
	Left	Thru	Peds	App. Total	Left	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Int. Total
People	0	0	0	0	0	0	39	39	0	0	0	0	0	39
% People	0	0	0	0	0	0	86.7	1.9	0	0	0	0	0	0.1
Pedal Bike (Crosswalk)	0	0	0	0	0	0	6	6	0	0	0	0	0	6
% Pedal Bike (Crosswalk)	0	0	0	0	0	0	13.3	0.3	0	0	0	0	0	0

	Dundee Rd Westbound				Old Arlington Heights Rd Northbound				Dundee Rd Eastbound					
Start Time	Left	Thru	Peds	App. Total	Left	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Int. Total
Peak Hour Analysis From 06:30 AM to 09:45 AM - Peak 1 of 1														
Peak Hour for Entire Intersection Begins at 07:00 AM														
07:00 AM	21	277	0	298	0	44	1	45	0	379	11	0	390	733
07:15 AM	33	325	0	358	0	36	2	38	0	480	16	0	496	892
07:30 AM	54	224	0	278	0	36	0	36	1	431	19	0	451	765
07:45 AM	35	169	0	204	0	48	0	48	0	390	12	0	402	654
Total Volume	143	995	0	1138	0	164	3	167	1	1680	58	0	1739	3044
% App. Total	12.6	87.4	0		0	98.2	1.8		0.1	96.6	3.3	0		
PHF	.662	.765	.000	.795	.000	.854	.375	.870	.250	.875	.763	.000	.877	.853

Peak Hour Analysis From 10:00 AM to 01:45 PM - Peak 1 of 1

Peak Hour for Entire Intersection Begins at 12:00 PM

12:00 PM	37	225	0	262	0	35	0	35	0	238	29	0	267	564
12:15 PM	17	215	0	232	0	39	0	39	0	246	17	0	263	534
12:30 PM	27	243	0	270	1	40	0	41	0	257	16	0	273	584
12:45 PM	32	242	0	274	0	40	0	40	0	231	13	0	244	558
Total Volume	113	925	0	1038	1	154	0	155	0	972	75	0	1047	2240
% App. Total	10.9	89.1	0		0.6	99.4	0		0	92.8	7.2	0		
PHF	.764	.952	.000	.947	.250	.963	.000	.945	.000	.946	.647	.000	.959	.959

Gewalt Hamilton Associates

850 Forest Edge Drive
Vernon Hills, IL

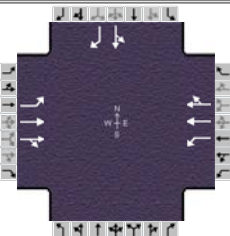
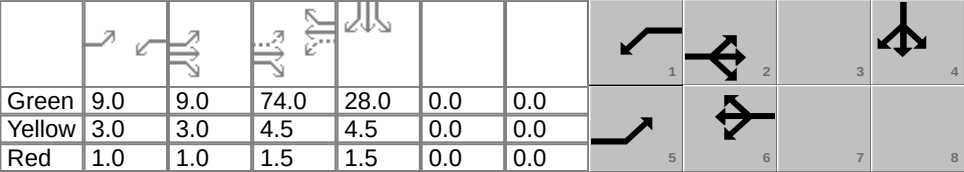
Vernon Hills - Gurnee - Chicago

2989.870 MCDONALDS AH
DUNDEE @ OLD ARLINGTON HEIGHTS
6:30 AM - 6:30 PM
GHA MIO

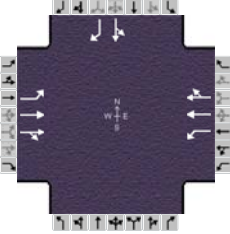
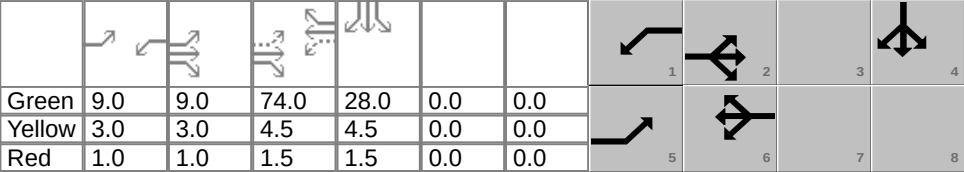
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Site Code :
Start Date : 10/29/2013
Page No : 4

	Dundee Rd Westbound				Old Arlington Heights Rd Northbound				Dundee Rd Eastbound					
Start Time	Left	Thru	Peds	App. Total	Left	Right	Peds	App. Total	Left	Thru	Right	Peds	App. Total	Int. Total
Peak Hour Analysis From 02:00 PM to 06:15 PM - Peak 1 of 1														
Peak Hour for Entire Intersection Begins at 05:15 PM														
05:15 PM	46	372	0	418	2	66	0	68	0	257	14	0	271	757
05:30 PM	46	361	0	407	0	56	1	57	0	257	21	0	278	742
05:45 PM	31	370	0	401	0	55	0	55	0	301	18	0	319	775
06:00 PM	57	393	0	450	0	55	1	56	0	290	12	0	302	808
Total Volume	180	1496	0	1676	2	232	2	236	0	1105	65	0	1170	3082
% App. Total	10.7	89.3	0		0.8	98.3	0.8		0	94.4	5.6	0		
PHF	.789	.952	.000	.931	.250	.879	.500	.868	.000	.918	.774	.000	.917	.954

HCS 2010 Signalized Intersection Results Summary

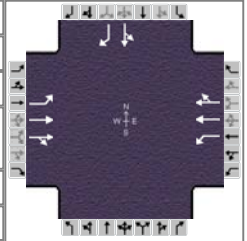
General Information					Intersection Information															
Agency		GHA			Duration, h		0.25													
Analyst		KKC		Analysis Date	Nov 8, 2013		Area Type		Other											
Jurisdiction		IDOT		Time Period	AM Peak		PHF		0.92											
Intersection		Dundee @ McDonald's/BG		Analysis Year	2013		Analysis Period		1> 7:00											
File Name		AM Peak Hour - Existing.xus																		
Project Description		15 E Dundee Rd McDonald's																		
Demand Information					EB			WB			NB			SB						
Approach Movement					L	T	R	L	T	R	L	T	R	L	T	R				
Demand (v), veh/h					125	890	65	25	680	290				165	10	135				
Signal Information																				
Cycle, s	140.0	Reference Phase	2																	
Offset, s	0	Reference Point	End																	
Uncoordinated	Yes	Simult. Gap E/W	On																	
Force Mode	Fixed	Simult. Gap N/S	On																	
Green					9.0	9.0	74.0	28.0	0.0	0.0										
Yellow					3.0	3.0	4.5	4.5	0.0	0.0										
Red					1.0	1.0	1.5	1.5	0.0	0.0										
Timer Results					EBL		EBT		WBL		WBT		NBL		NBT		SBL		SBT	
Assigned Phase					5		2		1		6								4	
Case Number					1.1		4.0		1.1		4.0								11.0	
Phase Duration, s					26.0		93.0		13.0		80.0								34.0	
Change Period, (Y+R _c), s					4.0		6.0		4.0		6.0								6.0	
Max Allow Headway (MAH), s					3.1		3.1		3.1		3.1								3.2	
Queue Clearance Time (g _s), s					5.3		14.0		2.9		24.6								15.1	
Green Extension Time (g _e), s					0.2		5.1		0.0		5.1								0.6	
Phase Call Probability					1.00		1.00		1.00		1.00								1.00	
Max Out Probability					0.00		0.00		0.00		0.00								0.00	
Movement Group Results					EB			WB			NB			SB						
Approach Movement					L	T	R	L	T	R	L	T	R	L	T	R				
Assigned Movement					5	2	12	1	6	16				7	4	14				
Adjusted Flow Rate (v), veh/h					136	527	511	27	555	499					190	147				
Adjusted Saturation Flow Rate (s), veh/h/ln					1810	1759	1707	1810	1759	1580					1814	1603				
Queue Service Time (g _s), s					3.3	12.0	12.0	0.9	22.5	22.6					13.1	11.3				
Cycle Queue Clearance Time (g _c), s					3.3	12.0	12.0	0.9	22.5	22.6					13.1	11.3				
Green Ratio (g/C)					0.70	0.62	0.62	0.59	0.53	0.53					0.20	0.20				
Capacity (c), veh/h					536	1093	1061	456	930	835					363	321				
Volume-to-Capacity Ratio (X)					0.254	0.482	0.482	0.060	0.597	0.598					0.524	0.458				
Available Capacity (c _a), veh/h					536	1093	1061	456	930	835					363	321				
Back of Queue (Q), veh/ln (50th percentile)					1.2	3.2	3.1	0.3	7.2	6.5					6.0	4.6				
Queue Storage Ratio (RQ) (50th percentile)					0.29	0.00	0.00	0.09	0.00	0.00					0.00	0.00				
Uniform Delay (d ₁), s/veh					9.0	5.6	5.6	11.5	13.1	13.1					50.0	49.3				
Incremental Delay (d ₂), s/veh					0.1	0.1	0.1	0.0	0.7	0.8					0.7	0.4				
Initial Queue Delay (d ₃), s/veh					0.0	0.0	0.0	0.0	0.0	0.0					0.0	0.0				
Control Delay (d), s/veh					9.1	5.7	5.7	11.5	13.8	13.9					50.7	49.7				
Level of Service (LOS)					A	A	A	B	B	B					D	D				
Approach Delay, s/veh / LOS					6.1		A		13.8		B		0.0				50.3		D	
Intersection Delay, s/veh / LOS					15.0					B										
Multimodal Results					EB			WB			NB			SB						
Pedestrian LOS Score / LOS					1.9		A		2.3		B		2.9		C		2.9		C	
Bicycle LOS Score / LOS					1.5		A		1.4		A						1.0		A	

HCS 2010 Signalized Intersection Results Summary

General Information						Intersection Information									
Agency		GHA				Duration, h		0.25							
Analyst		KKC		Analysis Date		Nov 8, 2013		Area Type		Other					
Jurisdiction		IDOT		Time Period		AM Peak		PHF		0.92					
Intersection		Dundee @ McDonald's/BG		Analysis Year		Total Traffic		Analysis Period		1> 7:00					
File Name		AM Peak Hour - Total.xus													
Project Description		15 E Dundee Rd McDonald's													
Demand Information															
Approach Movement				EB			WB			NB			SB		
				L	T	R	L	T	R	L	T	R	L	T	R
Demand (v), veh/h				125	890	75	30	680	290				165	10	135
Signal Information															
Cycle, s	140.0	Reference Phase	2												
Offset, s	0	Reference Point	End												
Uncoordinated	Yes	Simult. Gap E/W	On												
Force Mode	Fixed	Simult. Gap N/S	On												
				Green	9.0	9.0	74.0	28.0	0.0	0.0					
				Yellow	3.0	3.0	4.5	4.5	0.0	0.0					
				Red	1.0	1.0	1.5	1.5	0.0	0.0					
Timer Results				EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT				
Assigned Phase				5	2	1	6				4				
Case Number				1.1	4.0	1.1	4.0				11.0				
Phase Duration, s				26.0	93.0	13.0	80.0				34.0				
Change Period, (Y+R _c), s				4.0	6.0	4.0	6.0				6.0				
Max Allow Headway (MAH), s				3.1	3.1	3.1	3.1				3.2				
Queue Clearance Time (g _s), s				5.3	14.2	3.0	24.6				15.1				
Green Extension Time (g _e), s				0.2	5.2	0.0	5.2				0.6				
Phase Call Probability				1.00	1.00	1.00	1.00				1.00				
Max Out Probability				0.00	0.00	0.00	0.00				0.00				
Movement Group Results															
Approach Movement				EB			WB			NB			SB		
				L	T	R	L	T	R	L	T	R	L	T	R
Assigned Movement				5	2	12	1	6	16				7	4	14
Adjusted Flow Rate (v), veh/h				136	534	515	33	555	499				190	147	
Adjusted Saturation Flow Rate (s), veh/h/ln				1810	1759	1699	1810	1759	1580				1814	1603	
Queue Service Time (g _s), s				3.3	12.2	12.2	1.0	22.5	22.6				13.1	11.3	
Cycle Queue Clearance Time (g _c), s				3.3	12.2	12.2	1.0	22.5	22.6				13.1	11.3	
Green Ratio (g/C)				0.70	0.62	0.62	0.59	0.53	0.53				0.20	0.20	
Capacity (c), veh/h				536	1093	1056	452	930	835				363	321	
Volume-to-Capacity Ratio (X)				0.254	0.488	0.488	0.072	0.597	0.598				0.524	0.458	
Available Capacity (c _a), veh/h				536	1093	1056	452	930	835				363	321	
Back of Queue (Q), veh/ln (50th percentile)				1.2	3.3	3.2	0.4	7.2	6.5				6.0	4.6	
Queue Storage Ratio (RQ) (50th percentile)				0.29	0.00	0.00	0.10	0.00	0.00				0.00	0.00	
Uniform Delay (d ₁), s/veh				9.0	5.6	5.6	11.5	13.1	13.1				50.0	49.3	
Incremental Delay (d ₂), s/veh				0.1	0.1	0.1	0.0	0.7	0.8				0.7	0.4	
Initial Queue Delay (d ₃), s/veh				0.0	0.0	0.0	0.0	0.0	0.0				0.0	0.0	
Control Delay (d), s/veh				9.1	5.7	5.7	11.6	13.8	13.9				50.7	49.7	
Level of Service (LOS)				A	A	A	B	B	B				D	D	
Approach Delay, s/veh / LOS				6.1	A		13.8	B		0.0			50.3	D	
Intersection Delay, s/veh / LOS				15.0						B					
Multimodal Results				EB			WB			NB			SB		
Pedestrian LOS Score / LOS				1.9	A		2.3	B		2.9	C		2.9	C	
Bicycle LOS Score / LOS				1.5	A		1.4	A					1.0	A	

HCS 2010 Signalized Intersection Results Summary

General Information				Intersection Information	
Agency	GHA			Duration, h	0.25
Analyst	KKC	Analysis Date	Nov 8, 2013	Area Type	Other
Jurisdiction	IDOT	Time Period	Midday Lunch Hour	PHF	0.92
Intersection	Dundee @ McDonald's/BG	Analysis Year	2013	Analysis Period	1> 7:00
File Name	Midday Peak Hour - Existing.xus				
Project Description	15 E Dundee Rd McDonald's				



Demand Information	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Demand (v), veh/h	35	935	50	35	870	20				30	5	35

Signal Information											
Cycle, s	120.0	Reference Phase	2								
Offset, s	0	Reference Point	End								
Uncoordinated	Yes	Simult. Gap E/W	On	Green	9.0	66.0	29.0	0.0	0.0	0.0	
Force Mode	Fixed	Simult. Gap N/S	On	Yellow	3.0	4.5	4.5	0.0	0.0	0.0	
				Red	1.0	1.5	1.5	0.0	0.0	0.0	

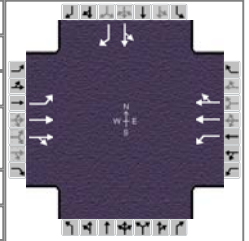
Timer Results	EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase	5	2	1	6				4
Case Number	1.1	4.0	1.1	4.0				11.0
Phase Duration, s	13.0	72.0	13.0	72.0				35.0
Change Period, (Y+R _c), s	4.0	6.0	4.0	6.0				6.0
Max Allow Headway (MAH), s	3.1	3.0	3.1	3.0				3.2
Queue Clearance Time (g _s), s	2.9	18.7	2.9	16.0				4.2
Green Extension Time (g _e), s	0.0	4.7	0.0	4.7				0.1
Phase Call Probability	1.00	1.00	1.00	1.00				1.00
Max Out Probability	0.01	0.00	0.01	0.00				0.00

Movement Group Results	EB			WB			NB			SB						
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R				
Assigned Movement	5	2	12	1	6	16				7	4	14				
Adjusted Flow Rate (v), veh/h	38	542	529	38	486	482					38	38				
Adjusted Saturation Flow Rate (s), veh/h/ln	1810	1759	1718	1810	1759	1745					1822	1602				
Queue Service Time (g_s), s	0.9	16.7	16.7	0.9	14.0	14.0					1.9	2.2				
Cycle Queue Clearance Time (g_c), s	0.9	16.7	16.7	0.9	14.0	14.0					1.9	2.2				
Green Ratio (g/C)	0.62	0.55	0.55	0.62	0.55	0.55					0.24	0.24				
Capacity (c), veh/h	442	968	945	407	968	960					440	387				
Volume-to-Capacity Ratio (X)	0.086	0.560	0.560	0.094	0.502	0.502					0.086	0.098				
Available Capacity (c_a), veh/h	442	968	945	407	968	960					440	387				
Back of Queue (Q), veh/ln (50th percentile)	0.4	4.8	4.7	0.4	4.1	4.1					0.9	0.9				
Queue Storage Ratio (RQ) (50th percentile)	0.09	0.00	0.00	0.09	0.00	0.00					0.00	0.00				
Uniform Delay (d_1), s/veh	9.5	9.4	9.4	9.9	9.1	9.1					35.2	35.3				
Incremental Delay (d_2), s/veh	0.0	0.4	0.5	0.0	0.2	0.2					0.0	0.0				
Initial Queue Delay (d_3), s/veh	0.0	0.0	0.0	0.0	0.0	0.0					0.0	0.0				
Control Delay (d), s/veh	9.5	9.9	9.9	9.9	9.2	9.2					35.3	35.4				
Level of Service (LOS)	A	A	A	A	A	A					D	D				
Approach Delay, s/veh / LOS	9.9		A		9.2		A		0.0				35.3		D	
Intersection Delay, s/veh / LOS	10.5						B									

Multimodal Results	EB		WB		NB		SB	
Pedestrian LOS Score / LOS	1.9	A	2.3	B	2.9	C	2.9	C
Bicycle LOS Score / LOS	1.4	A	1.3	A			0.6	A

HCS 2010 Signalized Intersection Results Summary

General Information				Intersection Information	
Agency	GHA			Duration, h	0.25
Analyst	KKC	Analysis Date	Nov 8, 2013	Area Type	Other
Jurisdiction	IDOT	Time Period	Midday Lunch Hour	PHF	0.92
Intersection	Dundee @ McDonald's/BG	Analysis Year	Total Traffic	Analysis Period	1 > 7:00
File Name	Midday Peak Hour - Total.xus				
Project Description	15 E Dundee Rd McDonald's				



Demand Information	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Demand (v), veh/h	35	935	60	40	870	20				30	5	35

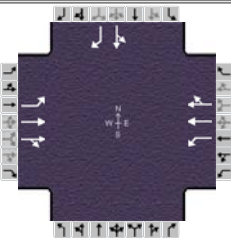
Signal Information											
Cycle, s	120.0	Reference Phase	2								
Offset, s	0	Reference Point	End								
Uncoordinated	Yes	Simult. Gap E/W	On	Green	9.0	66.0	29.0	0.0	0.0	0.0	
Force Mode	Fixed	Simult. Gap N/S	On	Yellow	3.0	4.5	4.5	0.0	0.0	0.0	
				Red	1.0	1.5	1.5	0.0	0.0	0.0	

Timer Results	EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase	5	2	1	6				4
Case Number	1.1	4.0	1.1	4.0				11.0
Phase Duration, s	13.0	72.0	13.0	72.0				35.0
Change Period, (Y+R _c), s	4.0	6.0	4.0	6.0				6.0
Max Allow Headway (MAH), s	3.1	3.0	3.1	3.0				3.2
Queue Clearance Time (g _s), s	2.9	19.1	3.1	16.0				4.2
Green Extension Time (g _e), s	0.0	4.7	0.0	4.7				0.1
Phase Call Probability	1.00	1.00	1.00	1.00				1.00
Max Out Probability	0.01	0.00	0.01	0.00				0.00

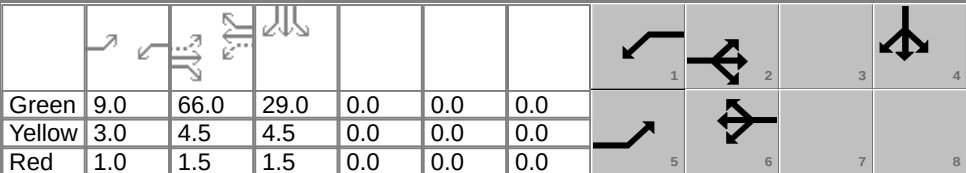
Movement Group Results	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Assigned Movement	5	2	12	1	6	16				7	4	14
Adjusted Flow Rate (v), veh/h	38	548	533	43	486	482					38	38
Adjusted Saturation Flow Rate (s), veh/h/ln	1810	1759	1710	1810	1759	1745					1822	1602
Queue Service Time (g_s), s	0.9	17.1	17.1	1.1	14.0	14.0					1.9	2.2
Cycle Queue Clearance Time (g_c), s	0.9	17.1	17.1	1.1	14.0	14.0					1.9	2.2
Green Ratio (g/C)	0.62	0.55	0.55	0.62	0.55	0.55					0.24	0.24
Capacity (c), veh/h	442	968	940	403	968	960					440	387
Volume-to-Capacity Ratio (X)	0.086	0.567	0.567	0.108	0.502	0.502					0.086	0.098
Available Capacity (c_a), veh/h	442	968	940	403	968	960					440	387
Back of Queue (Q), veh/ln (50th percentile)	0.4	4.9	4.7	0.4	4.1	4.1					0.9	0.9
Queue Storage Ratio (RQ) (50th percentile)	0.09	0.00	0.00	0.10	0.00	0.00					0.00	0.00
Uniform Delay (d_1), s/veh	9.5	9.5	9.5	10.0	9.1	9.1					35.2	35.3
Incremental Delay (d_2), s/veh	0.0	0.5	0.5	0.0	0.2	0.2					0.0	0.0
Initial Queue Delay (d_3), s/veh	0.0	0.0	0.0	0.0	0.0	0.0					0.0	0.0
Control Delay (d), s/veh	9.5	10.0	10.0	10.1	9.2	9.2					35.3	35.4
Level of Service (LOS)	A	A	A	B	A	A					D	D
Approach Delay, s/veh / LOS	10.0		A	9.3		A	0.0			35.3		D
Intersection Delay, s/veh / LOS	10.5						B					

Multimodal Results	EB		WB		NB		SB	
Pedestrian LOS Score / LOS	1.9	A	2.3	B	2.9	C	2.9	C
Bicycle LOS Score / LOS	1.4	A	1.3	A			0.6	A

HCS 2010 Signalized Intersection Results Summary

General Information				Intersection Information		
Agency	GHA			Duration, h	0.25	
Analyst	KKC	Analysis Date	Nov 8, 2013	Area Type	Other	
Jurisdiction	IDOT	Time Period	245-345 Hour	PHF	0.92	
Intersection	Dundee @ McDonald's/BG	Analysis Year	2013	Analysis Period	1> 7:00	
File Name	245-345 Hour - Existing.xus					
Project Description	15 E Dundee Rd McDonald's					

Demand Information	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Demand (v), veh/h	30	915	40	25	965	55				155	1	135

Signal Information												
Cycle, s	120.0	Reference Phase	2									
Offset, s	0	Reference Point	End									
Uncoordinated	Yes	Simult. Gap E/W	On									
Force Mode	Fixed	Simult. Gap N/S	On									
				Green	9.0	66.0	29.0	0.0	0.0	0.0		
				Yellow	3.0	4.5	4.5	0.0	0.0	0.0		
				Red	1.0	1.5	1.5	0.0	0.0	0.0		

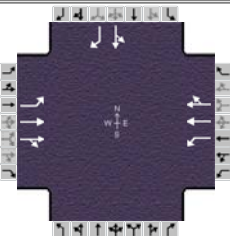
Timer Results	EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase	5	2	1	6				4
Case Number	1.1	4.0	1.1	4.0				11.0
Phase Duration, s	13.0	72.0	13.0	72.0				35.0
Change Period, (Y+R _c), s	4.0	6.0	4.0	6.0				6.0
Max Allow Headway (MAH), s	3.1	3.0	3.1	3.0				3.3
Queue Clearance Time (g _s), s	2.8	17.9	2.7	19.7				11.4
Green Extension Time (g _e), s	0.0	5.1	0.0	5.1				0.6
Phase Call Probability	1.00	1.00	1.00	1.00				1.00
Max Out Probability	0.00	0.00	0.00	0.00				0.00

Movement Group Results	EB			WB			NB			SB		
Approach Movement	L	T	R	L	T	R	L	T	R	L	T	R
Assigned Movement	5	2	12	1	6	16				7	4	14
Adjusted Flow Rate (v), veh/h	33	525	513	27	560	549					170	147
Adjusted Saturation Flow Rate (s), veh/h/ln	1810	1759	1717	1810	1759	1725					1810	1586
Queue Service Time (g_s), s	0.8	15.9	15.9	0.7	17.7	17.7					9.4	9.3
Cycle Queue Clearance Time (g_c), s	0.8	15.9	15.9	0.7	17.7	17.7					9.4	9.3
Green Ratio (g/C)	0.62	0.55	0.55	0.62	0.55	0.55					0.24	0.24
Capacity (c), veh/h	395	968	944	417	968	949					437	383
Volume-to-Capacity Ratio (X)	0.083	0.543	0.543	0.065	0.578	0.579					0.388	0.383
Available Capacity (c_a), veh/h	395	968	944	417	968	949					437	383
Back of Queue (Q), veh/ln (50th percentile)	0.3	4.6	4.5	0.3	5.0	4.9					4.2	3.6
Queue Storage Ratio (RQ) (50th percentile)	0.08	0.00	0.00	0.06	0.00	0.00					0.00	0.00
Uniform Delay (d_1), s/veh	10.0	9.3	9.3	9.7	9.6	9.6					38.1	38.0
Incremental Delay (d_2), s/veh	0.0	0.4	0.4	0.0	0.6	0.6					0.2	0.2
Initial Queue Delay (d_3), s/veh	0.0	0.0	0.0	0.0	0.0	0.0					0.0	0.0
Control Delay (d), s/veh	10.1	9.7	9.7	9.7	10.1	10.1					38.3	38.3
Level of Service (LOS)	B	A	A	A	B	B					D	D
Approach Delay, s/veh / LOS	9.7	A		10.1	B		0.0			38.3	D	
Intersection Delay, s/veh / LOS	13.5						B					

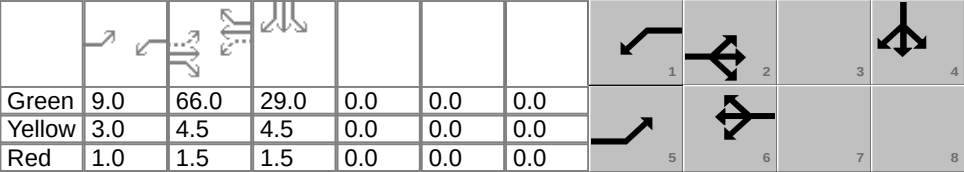
Multimodal Results	EB		WB		NB		SB	
Pedestrian LOS Score / LOS	1.9	A	2.3	B	2.9	C	2.9	C
Bicycle LOS Score / LOS	1.4	A	1.4	A			1.0	A

HCS 2010 Signalized Intersection Results Summary

General Information						Intersection Information					
Agency	GHA					Duration, h		0.25			
Analyst	KKC		Analysis Date	Nov 8, 2013		Area Type		Other			
Jurisdiction	IDOT		Time Period	245-345 Hour		PHF		0.92			
Intersection	Dundee @ McDonald's/BG		Analysis Year	Total Traffic		Analysis Period		1> 7:00			
File Name	245-345 Hour - Total.xus										
Project Description	15 E Dundee Rd McDonald's										



Demand Information				EB			WB			NB			SB		
Approach Movement				L	T	R	L	T	R	L	T	R	L	T	R
Demand (v), veh/h				30	915	40	25	965	55				155	1	135

Signal Information						
Cycle, s	120.0	Reference Phase	2			
Offset, s	0	Reference Point	End			
Uncoordinated	Yes	Simult. Gap E/W	On			
Force Mode	Fixed	Simult. Gap N/S	On			
Green	9.0	66.0	29.0	0.0	0.0	0.0
Yellow	3.0	4.5	4.5	0.0	0.0	0.0
Red	1.0	1.5	1.5	0.0	0.0	0.0

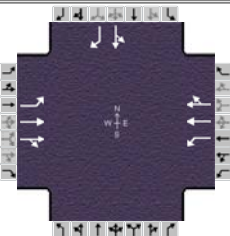
Timer Results		EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase		5	2	1	6				4
Case Number		1.1	4.0	1.1	4.0				11.0
Phase Duration, s		13.0	72.0	13.0	72.0				35.0
Change Period, (Y+R _c), s		4.0	6.0	4.0	6.0				6.0
Max Allow Headway (MAH), s		3.1	3.0	3.1	3.0				3.3
Queue Clearance Time (g _s), s		2.8	17.9	2.7	19.7				11.4
Green Extension Time (g _e), s		0.0	5.1	0.0	5.1				0.6
Phase Call Probability		1.00	1.00	1.00	1.00				1.00
Max Out Probability		0.00	0.00	0.00	0.00				0.00

Movement Group Results		EB			WB			NB			SB						
Approach Movement		L	T	R	L	T	R	L	T	R	L	T	R				
Assigned Movement		5	2	12	1	6	16				7	4	14				
Adjusted Flow Rate (v), veh/h		33	525	513	27	560	549					170	147				
Adjusted Saturation Flow Rate (s), veh/h/ln		1810	1759	1717	1810	1759	1725					1810	1586				
Queue Service Time (g _s), s		0.8	15.9	15.9	0.7	17.7	17.7					9.4	9.3				
Cycle Queue Clearance Time (g _c), s		0.8	15.9	15.9	0.7	17.7	17.7					9.4	9.3				
Green Ratio (g/C)		0.62	0.55	0.55	0.62	0.55	0.55					0.24	0.24				
Capacity (c), veh/h		395	968	944	417	968	949					437	383				
Volume-to-Capacity Ratio (X)		0.083	0.543	0.543	0.065	0.578	0.579					0.388	0.383				
Available Capacity (c _a), veh/h		395	968	944	417	968	949					437	383				
Back of Queue (Q), veh/ln (50th percentile)		0.3	4.6	4.5	0.3	5.0	4.9					4.2	3.6				
Queue Storage Ratio (RQ) (50th percentile)		0.08	0.00	0.00	0.06	0.00	0.00					0.00	0.00				
Uniform Delay (d ₁), s/veh		10.0	9.3	9.3	9.7	9.6	9.6					38.1	38.0				
Incremental Delay (d ₂), s/veh		0.0	0.4	0.4	0.0	0.6	0.6					0.2	0.2				
Initial Queue Delay (d ₃), s/veh		0.0	0.0	0.0	0.0	0.0	0.0					0.0	0.0				
Control Delay (d), s/veh		10.1	9.7	9.7	9.7	10.1	10.1					38.3	38.3				
Level of Service (LOS)		B	A	A	A	B	B					D	D				
Approach Delay, s/veh / LOS		9.7		A		10.1		B		0.0				38.3		D	
Intersection Delay, s/veh / LOS		13.5						B									

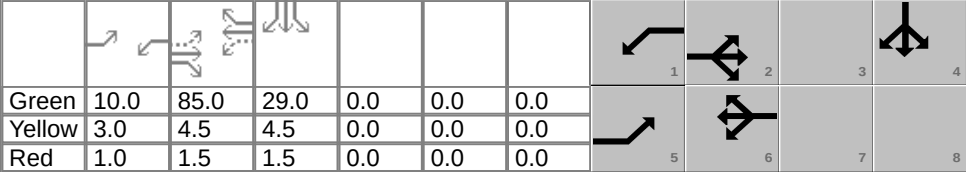
Multimodal Results		EB		WB		NB		SB	
Pedestrian LOS Score / LOS		1.9	A	2.3	B	2.9	C	2.9	C
Bicycle LOS Score / LOS		1.4	A	1.4	A			1.0	A

HCS 2010 Signalized Intersection Results Summary

General Information						Intersection Information							
Agency		GHA				Duration, h		0.25					
Analyst		KKC		Analysis Date		Nov 8, 2013		Area Type		Other			
Jurisdiction		IDOT		Time Period		PM Peak Hour		PHF		0.92			
Intersection		Dundee @ McDonald's/BG		Analysis Year		2013		Analysis Period		1> 7:00			
File Name		PM Peak Hour - Existing.xus											
Project Description		15 E Dundee Rd McDonald's											



Demand Information				EB			WB			NB			SB		
Approach Movement				L	T	R	L	T	R	L	T	R	L	T	R
Demand (v), veh/h				50	1045	30	20	1360	100				60	5	45

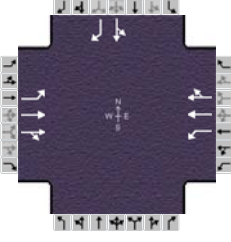
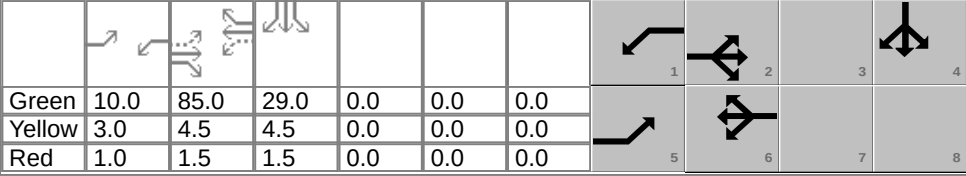
Signal Information															
Cycle, s	140.0	Reference Phase	2												
Offset, s	0	Reference Point	End												
Uncoordinated	Yes	Simult. Gap E/W	On												
Force Mode	Fixed	Simult. Gap N/S	On	Green	10.0	85.0	29.0	0.0	0.0	0.0					
				Yellow	3.0	4.5	4.5	0.0	0.0	0.0					
				Red	1.0	1.5	1.5	0.0	0.0	0.0					

Timer Results		EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT
Assigned Phase		5	2	1	6				4
Case Number		1.1	4.0	1.1	4.0				11.0
Phase Duration, s		14.0	91.0	14.0	91.0				35.0
Change Period, (Y+R _c), s		4.0	6.0	4.0	6.0				6.0
Max Allow Headway (MAH), s		3.1	3.0	3.1	3.0				3.2
Queue Clearance Time (g _s), s		3.4	18.0	2.5	33.5				6.5
Green Extension Time (g _e), s		0.0	8.2	0.0	8.1				0.2
Phase Call Probability		1.00	1.00	1.00	1.00				1.00
Max Out Probability		0.00	0.01	0.00	0.03				0.00

Movement Group Results		EB			WB			NB			SB				
Approach Movement		L	T	R	L	T	R	L	T	R	L	T	R		
Assigned Movement		5	2	12	1	6	16				7	4	14		
Adjusted Flow Rate (v), veh/h		54	587	581	22	799	788					71	49		
Adjusted Saturation Flow Rate (s), veh/h/ln		1810	1759	1741	1810	1759	1717					1816	1603		
Queue Service Time (g _s), s		1.4	16.0	16.0	0.5	30.7	31.5					4.5	3.5		
Cycle Queue Clearance Time (g _c), s		1.4	16.0	16.0	0.5	30.7	31.5					4.5	3.5		
Green Ratio (g/C)		0.68	0.61	0.61	0.68	0.61	0.61					0.21	0.21		
Capacity (c), veh/h		301	1068	1057	414	1068	1042					376	332		
Volume-to-Capacity Ratio (X)		0.181	0.550	0.550	0.053	0.748	0.756					0.188	0.147		
Available Capacity (c _a), veh/h		301	1068	1057	414	1068	1042					376	332		
Back of Queue (Q), veh/ln (50th percentile)		0.5	4.2	4.2	0.2	7.4	7.4					2.0	1.4		
Queue Storage Ratio (RQ) (50th percentile)		0.13	0.00	0.00	0.05	0.00	0.00					0.00	0.00		
Uniform Delay (d ₁), s/veh		11.9	6.8	6.8	8.3	8.2	8.2					45.8	45.4		
Incremental Delay (d ₂), s/veh		0.1	0.4	0.4	0.0	2.6	2.9					0.1	0.1		
Initial Queue Delay (d ₃), s/veh		0.0	0.0	0.0	0.0	0.0	0.0					0.0	0.0		
Control Delay (d), s/veh		12.0	7.1	7.1	8.3	10.8	11.1					45.9	45.5		
Level of Service (LOS)		B	A	A	A	B	B					D	D		
Approach Delay, s/veh / LOS		7.3		A		10.9		B		0.0		45.7		D	
Intersection Delay, s/veh / LOS		10.8						B							

Multimodal Results		EB		WB		NB		SB	
Pedestrian LOS Score / LOS		1.9	A	2.3	B	2.9	C	2.9	C
Bicycle LOS Score / LOS		1.5	A	1.8	A			0.7	A

HCS 2010 Signalized Intersection Results Summary

General Information						Intersection Information									
Agency		GHA				Duration, h		0.25							
Analyst		KKC		Analysis Date		Nov 8, 2013		Area Type		Other					
Jurisdiction		IDOT		Time Period		PM Peak Hour		PHF		0.92					
Intersection		Dundee @ McDonald's/BG		Analysis Year		Total Traffic		Analysis Period		1> 7:00					
File Name		PM Peak Hour - Total.xus													
Project Description		15 E Dundee Rd McDonald's													
Demand Information															
Approach Movement		EB			WB			NB			SB				
		L	T	R	L	T	R	L	T	R	L	T	R		
Demand (v), veh/h		50	1045	35	25	1360	100				60	5	45		
Signal Information															
Cycle, s	140.0	Reference Phase	2												
Offset, s	0	Reference Point	End												
Uncoordinated	Yes	Simult. Gap E/W	On												
Force Mode	Fixed	Simult. Gap N/S	On												
				Green	10.0	85.0	29.0	0.0	0.0	0.0					
				Yellow	3.0	4.5	4.5	0.0	0.0	0.0					
				Red	1.0	1.5	1.5	0.0	0.0	0.0					
Timer Results				EBL	EBT	WBL	WBT	NBL	NBT	SBL	SBT				
Assigned Phase				5	2	1	6				4				
Case Number				1.1	4.0	1.1	4.0				11.0				
Phase Duration, s				14.0	91.0	14.0	91.0				35.0				
Change Period, (Y+R _c), s				4.0	6.0	4.0	6.0				6.0				
Max Allow Headway (MAH), s				3.1	3.0	3.1	3.0				3.2				
Queue Clearance Time (g _s), s				3.4	18.2	2.7	33.5				6.5				
Green Extension Time (g _e), s				0.0	8.2	0.0	8.2				0.2				
Phase Call Probability				1.00	1.00	1.00	1.00				1.00				
Max Out Probability				0.00	0.01	0.00	0.03				0.00				
Movement Group Results				EB			WB			NB			SB		
Approach Movement				L	T	R	L	T	R	L	T	R	L	T	R
Assigned Movement				5	2	12	1	6	16				7	4	14
Adjusted Flow Rate (v), veh/h				54	590	584	27	799	788				71	49	
Adjusted Saturation Flow Rate (s), veh/h/ln				1810	1759	1738	1810	1759	1717				1816	1603	
Queue Service Time (g _s), s				1.4	16.2	16.2	0.7	30.7	31.5				4.5	3.5	
Cycle Queue Clearance Time (g _c), s				1.4	16.2	16.2	0.7	30.7	31.5				4.5	3.5	
Green Ratio (g/C)				0.68	0.61	0.61	0.68	0.61	0.61				0.21	0.21	
Capacity (c), veh/h				301	1068	1055	412	1068	1042				376	332	
Volume-to-Capacity Ratio (X)				0.181	0.553	0.553	0.066	0.748	0.756				0.188	0.147	
Available Capacity (c _a), veh/h				301	1068	1055	412	1068	1042				376	332	
Back of Queue (Q), veh/ln (50th percentile)				0.5	4.3	4.2	0.3	7.4	7.4				2.0	1.4	
Queue Storage Ratio (RQ) (50th percentile)				0.13	0.00	0.00	0.06	0.00	0.00				0.00	0.00	
Uniform Delay (d ₁), s/veh				11.9	6.8	6.8	8.4	8.2	8.2				45.8	45.4	
Incremental Delay (d ₂), s/veh				0.1	0.4	0.4	0.0	2.6	2.9				0.1	0.1	
Initial Queue Delay (d ₃), s/veh				0.0	0.0	0.0	0.0	0.0	0.0				0.0	0.0	
Control Delay (d), s/veh				12.0	7.1	7.2	8.4	10.8	11.1				45.9	45.5	
Level of Service (LOS)				B	A	A	A	B	B				D	D	
Approach Delay, s/veh / LOS				7.4	A		10.9	B		0.0			45.7	D	
Intersection Delay, s/veh / LOS				10.8						B					
Multimodal Results				EB			WB			NB			SB		
Pedestrian LOS Score / LOS				1.9	A		2.3	B		2.9	C		2.9	C	
Bicycle LOS Score / LOS				1.5	A		1.8	A					0.7	A	

PLAN COMMISSION PROJECT TIMELINE

Project Name: McDonald's
PC Number: 13-022
Location: 15 E. Dundee Road
Requested Action:

- 1. An amendment to Special Use Ordinance 83-037, to allow the redevelopment of an existing McDonald's restaurant with a drive-thru.*

	Date	# of Business Days
Preliminary Meeting	10/10/13	
Awaiting Petitioner Plat and Sub Submittal	10/16/13	3
Plat and Sub Committee Meeting	10/23/13	5
Awaiting Petitioner PC Application	11/26/13	23
Plan Commission Application Submittal Date	11/26/13	
1 st Round Department Comments	12/13-20/13	11-16
Petitioner's Response to 1 st Round Comments	01/03/14	7-12
2 nd Round Department Comments	01/13/14	6
Petitioner's Response to 2 nd Round Comments	N/A	
Public Hearing Notification	01/07/14	
Plan Commission Hearing	01/22/14	35 days from application date
Village Board	02/03/14	8

Note:
Legal notice; State Statue requires 15 to 30 days notice.



Item: McDonalds - 15 E. Dundee Rd. - DC13-141

Department: Planning & Community Development

BACKGROUND:

1. A variation from Chapter 30, section 30-402 Number, to allow three (3) wall signs on the north side of the building, Dundee Road frontage, where only one (1) wall sign is allowed.
2. A variation from Chapter 30, section 30-402 Number, to allow two (2) wall signs on the west side of the building, facing the parking area, where zero (0) wall signs are allowed.
3. A variation from Chapter 30, section 30-403a Dimensions, to allow for a total of 16.66 sf of wall signage on the west side of the building, facing the parking area, where 0 sf is allowed.

RECOMMENDATION:

A motion to recommend approval to the Village Board of Trustees for the sign variation request for McDonalds located at 15 E. Dundee Road. This recommendation is subject to compliance with the plans dated 11/14/13 and received 11/15/13, 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 variation from Chapter 30, Section 30-402, Number, to allow three (3) wall signs on the north elevation, Dundee Road frontage, where only one (1) wall sign is allowed.
2. A variation from Chapter 30, Section 30-402, Number, to allow two (2) wall signs on the west elevation facing the parking lot, where zero (0) wall signs are allowed.
3. A variation from Chapter 30, Section 403a, Dimensions, to allow for a total of 16.66 SF of wall signage on the west elevation facing the parking area, where 0 SF is allowed.
4. 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, sign code or building 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 and sign permit plans comply with all zoning code, building code and sign code requirements.

5. The petitioner shall comply with all federal, state and village codes, regulations, and policies.

Roll Call Vote: Commissioner Eckhardt, Fitzgerald, Fasolo, and Chairman Bombick voted in favor. The motion carried.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:

ATTACHMENTS:

Description	Type
DC Staff Report - REVISED	Report
DC Staff Report	Report
Aerial	Exhibits
DC Minutes	Minutes
Hardship Letter	Correspondence
Sign Images	Exhibits
Elevations	Exhibits
Photos of Surrounding Properties	Exhibits
DC Timeline	Correspondence

STAFF DESIGN COMMISSION REPORT- REVISED

PROJECT INFORMATION:

Project Name: McDonald's – Sign Variation
Project Address: 15 E. Dundee Road
Prepared By: Steve Hautzinger

PETITION INFORMATION:

DC Number: 13-141
Petitioner Name: Henry S. Stillwell
Petitioner Address: Rathje & Woodward LLC
300 E. Roosevelt Road, Suite 300
Wheaton, IL 60187
Meeting Date: December 10, 2013

Date Prepared: December 4, 2013
Revised: January 8, 2014

This report is a revision to the original Staff Report dated December 4, 2013. This report has been updated to reflect revisions to the requested sign variations as revised and approved by the Design Commission during the December 10, 2013 Design Commission meeting.

Requested Action(s) (revisions noted in bold):

1. A variation from Chapter 30, section 30-402 Number, to allow **three (3) wall signs** on the north side of the building, Dundee Road frontage, where only one (1) wall sign is allowed.
2. A variation from Chapter 30, section 30-402 Number, to allow **two (2) wall signs** on the west side of the building, facing the parking area, where zero (0) wall signs are allowed.
3. A variation from Chapter 30, section 30-403a Dimensions, to allow for **a total of 16.66 sf of wall signage** on the west side of the building, facing the parking area, where 0 sf is allowed.

Wall Sign Proposal, Table 1: Proposed Wall Signs for McDonald's (revisions noted in bold).

SIGN	ELEVATION / FRONTAGE One wall sign allowed per street frontage.	SIGNABLE AREA	25% ALLOWED BY CODE	PROPOSED SIZE	REMARKS
"McDonald's" "M" logo	North / Dundee North / Dundee	295 sf	73.75 sf	30.83 sf 14 sf	Complies with code. Complies with size, Variation required for number.
"Welcome"	North / Dundee			2.66 sf	Complies with size, Variation required for number.
"M" logo "Welcome"	West / Parking Area (no frontage) West / Parking Area (no frontage)	0 sf	0 sf	14 sf 2.66 sf	Variation required for size, Variation required for number. Variation required for size, Variation required for number. <u>Note:</u> If the proposed signs were approved, they would comply with the 25% signable area.
TOTAL		295 sf	73.75 sf	64.15 sf	

_____, January 8, 2014

Steve Hautzinger, Design Planner
Department of Planning & Community Development

c: William C. Dixon, Village Manager, Charles Witherington-Perkins, Director of Planning and Community Development, James McCalister, Director of Building & Health Services, Petitioner, DC File 13-141

STAFF DESIGN COMMISSION REPORT

PROJECT INFORMATION:

Project Name: McDonald's – Sign Variation
Project Address: 15 E. Dundee Road
Prepared By: Steve Hautzinger

PETITION INFORMATION:

DC Number: 13-141
Petitioner Name: Henry S. Stillwell
Petitioner Address: Rathje & Woodward LLC
300 E. Roosevelt Road, Suite 300
Wheaton, IL 60187
Meeting Date: December 10, 2013

Date Prepared: December 4, 2013

Requested Action(s):

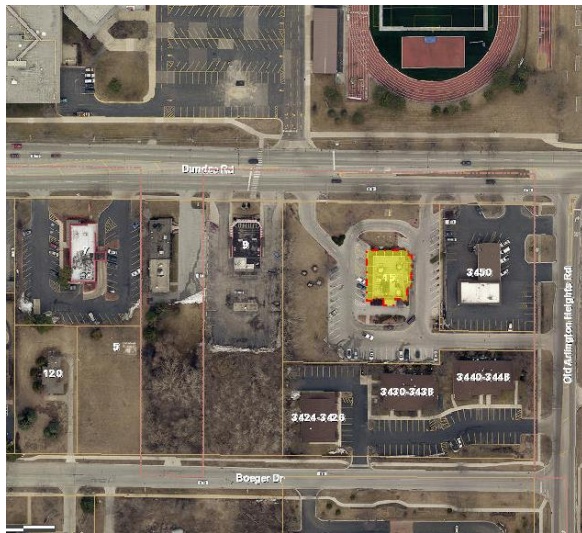
1. A variation from Chapter 30, section 30-402 Number, to allow two (2) wall signs on the north side of the building, Dundee Road frontage, where only one (1) wall sign is allowed.
2. A variation from Chapter 30, section 30-402 Number, to allow one (1) wall sign on the west side of the building, facing the parking area, where zero (0) wall signs are allowed.
3. A variation from Chapter 30, section 30-403a Dimensions, to allow for a 14 sf wall sign on the west side of the building, facing the parking area, where 0 sf is allowed.

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 planning to demolish and replace an old, outdated McDonald's restaurant with a new McDonald's restaurant located at 15 E. Dundee Road. The new restaurant will have a code compliant "McDonald's" wall sign facing Dundee Road. In addition to the "McDonald's" wall sign, the petitioner is requesting sign variations to allow two additional McDonald's "M" logo wall signs. One "M" logo wall sign will face Dundee Road, and the other will face the parking area on the west side of the building.



Aerial of Property



Zoning Map of Property

Ground Sign:

In addition to the proposed wall signs, the petitioner is proposing to keep the existing McDonald's ground sign along Dundee Road (refer to Photo 1 below). The existing ground sign was installed in 1984, and is non-confirming to the current sign code due to size. The existing sign is 100 sf, where 66 sf is the current maximum allowed. The existing ground sign is 16' tall which does comply with the current 16'-6" maximum allowed height. The landscaping around the existing sign will be improved as part of this project. The petitioner has been encouraged to replace the sign with a new, more aesthetically pleasing monument style sign.



Photo 1. Existing McDonald's ground sign to remain at Subject Property, 15 E. Dundee Road.

Surrounding Land Uses:

<i>Direction</i>	<i>Existing Zoning</i>	<i>Existing Use</i>	<i>Comprehensive Plan</i>
Subject Property	B-2, General Business District	McDonald's Restaurant	Commercial
North	Outside of Village boundary (Buffalo Grove)	Buffalo Grove High School	Not Applicable
South	B-2, General Business District	Office	Commercial
East	B-2, General Business District	Dakota K Auto Repair & Tire Center	Commercial
West	B-1, Business District Limited Retail	Oberweis Dairy Ice Cream & Dairy Store	Commercial

WALL SIGN PROPOSAL:

Table 1: Proposed Wall Signs for McDonald's

SIGN	ELEVATION / FRONTAGE One wall sign allowed per street frontage.	SIGNABLE AREA	25% ALLOWED BY CODE	PROPOSED SIZE	REMARKS
"McDonald's"	North / Dundee	295 sf	73.75 sf	30.83 sf	Complies with code.
"M" logo	North / Dundee			14 sf	Complies with size, Variation required for number.
"M" logo	West / Parking Area (no frontage)	0 sf	0 sf	14 sf	Variation required for size, Variation required for number. <u>Note:</u> If the proposed sign were approved, it would comply with the 25% signable area.
TOTAL		295 sf	73.75 sf	58.83 sf	

Sign Variation Criteria:

The Village Sign Code, Chapter 30, Section 30-901 sets out the criteria for granting a sign variation.

- a. *That the particular difficulty or peculiar hardship is not self-created by the Petitioner.*
- b. *That the granting of said variation will not create a traffic hazard, a depreciation of nearby property values or otherwise be detrimental to the public health, safety, morals and welfare;*
- c. *That the variation will serve to relieve the Petitioner from a difficulty attributable to the location, topography, circumstances on nearby properties or other peculiar hardship, and will not merely serve to provide the Petitioner with a competitive advantage over similar businesses;*
- d. *That the variation will not alter the essential character of the locality;*
- e. *That the Petitioner's business cannot reasonably function under the standards of this chapter.*

The petitioner has submitted a letter addressing the hardship criteria. Staff supports the proposed signage based on the following reasons:

1. The total square footage of all three proposed wall signs is still less than the allowed 25% of the signable area for one sign.
2. The proposed "M" logo sign facing the parking area is useful to draw attention to the restaurant entry.
3. The proposed request is similar to the sign variations which were approved in 2006 for the McDonald's restaurant located at 1920 N. Arlington Heights Road, where three of the 14 square foot "M" logo wall signs were approved in addition to the primary "McDonald's" wall sign
4. The total of all three proposed request is similar to the sign variations which were approved in 2006 for the McDonald's restaurant located at 1920 N. Arlington Heights Road, where three of the 14 square foot "M" logo wall signs were approved in addition to the primary "McDonald's" wall sign.

Reference Photo:



Photo 2. Existing McDonald's Restaurant at 1920 N. Arlington Heights Road in Arlington Heights.

RECOMMENDATION

It is recommended that the Design Commission **approve** the proposed wall sign variation requests for *McDonald's* at 15 E. Dundee Road. This recommendation is subject to compliance with the plans dated 11/14/13 and received 11/15/13, Federal, State, and Village Codes, regulations, and policies, and the issuance of all required permits.

1. 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.

December 5, 2013

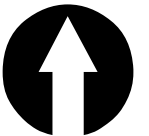
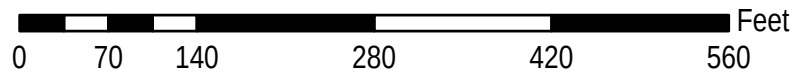
Steve Hautzinger, Design Planner

Department of Planning & Community Development

c: William C. Dixon, Village Manager, Charles Witherington-Perkins, Director of Planning and Community Development, James McCalister, Director of Building & Health Services, Petitioner, DC File 13-141



PC 13-022; McDonald's
15 E. Dundee Road
Prepared by the Village of Arlington Heights
Department of Planning and Community Development
January 22, 2014



APPROVED

MINUTES OF
THE VILLAGE OF ARLINGTON HEIGHTS
DESIGN COMMISSION MEETING
HELD AT THE ARLINGTON HEIGHTS MUNICIPAL BUILDING
33 S. ARLINGTON HEIGHTS RD.
DECEMBER 10, 2013

Chair Bombick called the meeting to order at 6:30 p.m.

Members Present: Alan Bombick, Chair
Ted Eckhardt
Anthony Fasolo
John Fitzgerald

Members Absent: None

Also Present: Tony VanDijk, DRH Cambridge Homes for 1819 N. Mitchell Ave.
Steve Pekovic, Owner of 1234 S. Belmont Ave.
Stephen Klumpp, Ar-k-teks for 1234 S. Belmont Ave.
Tony Papanicholas, Owner of 733 N. Forrest Ave.
Nick Papanicholas, Owner of 733 N. Forrest Ave.
Greg Collins, M/I Homes Chicago for Arlington Market
John Ciffone, 814 E. Wing St. for Arlington Market
Christian Ivanov, 815 E. Hamlin Ln. for Arlington Market
Jonathan Quinn, 916 E. Wing St. for Arlington Market
Candice Chacon, 832 E. Wing St. for Arlington Market
Brian Goralske, 832 E. Wing St. for Arlington Market
Henry Stillwell, Rathje & Woodward LLC for McDonalds
Anita Thomas, McDonalds Corp. for McDonalds
Steve Hautzinger, Staff Liaison

REVIEW OF MEETING MINUTES FROM NOVEMBER 26, 2013

A MOTION WAS MADE BY COMMISSIONER ECKHARDT, SECONDED BY COMMISSIONER FITZGERALD, TO APPROVE THE MEETING MINUTES OF NOVEMBER 26, 2013. ALL WERE IN FAVOR. THE MOTION CARRIED.

ITEM 6. SIGN VARIATION REVIEWDC#13-141 – McDonalds – 15 E. Dundee Rd.

Mr. Henry Stillwell, representing *Rathje & Woodward, LLC*, and Ms. Anita Thomas, representing *McDonalds Corporation*, were present on behalf of the project.

Mr. Hautzinger presented Staff comments. The petitioner is seeking a variation to allow 2 wall signs on the north elevation (Dundee Road), where only 1 wall sign is allowed; and a variation to allow one wall sign measuring 14 square feet on the west side of the building facing the parking lot, where no wall signs are allowed. Staff encouraged the petitioner to replace the existing, non-confirming ground sign on Dundee Road; however, the petitioner is proposing to keep the ground sign. Staff is in support of the sign variations because they are similar to the sign variations approved for the McDonalds on Arlington Heights Road, where variations were approved for 3 of the same 14 square foot, 'M logo' wall signs. Staff feels the logo facing the parking lot is useful and will draw attention to the entry, and the total square footage of proposed signage will be less than the 25% allowed by code on the front elevation.

Mr. Stillwater agreed with the comments in the Staff report and had no additional comments.

Commissioner Eckhardt asked if the 'Welcome' sign at the entrance on the non-drive-thru elevation is considered a second wall sign. Mr. Hautzinger replied that the same 'Welcome' signage at the McDonalds on Arlington Heights Road did not receive a sign variation as an additional wall sign. Commissioner Eckhardt felt that 'Welcome' could be considered a logo/wall sign, especially by other business owners. He referred to a previous variation request for a round pizza logo that was treated as a wall sign by the Village, and the commissioners denied the variation. He questioned if the variation request tonight should be modified to recognize the 'Welcome' sign as a wall sign. Chair Bombick felt the 'Welcome' sign should be included as part of the variation request because it was a sign, and he asked how this variation was any different than a recent variation request for directional signs that had to be reduced to meet code for an apartment complex. Mr. Hautzinger pointed out that there is a 'Welcome' sign on the front elevation as well.

Commissioner Fasolo agreed that the 'Welcome' signs should be considered a wall sign and included in the sign variation request, although he asked about the other signage being shown, such as the drive-thru signs. Mr. Hautzinger replied that the sign code does not specifically address drive-thru signage for restaurants. Chair Bombick asked that the 'Welcome' signs be included and counted as part of the total signage for the restaurant. Mr. Stillwell stated that each 'Welcome' sign measured 2.66 square feet, for a total of 5.32 square feet. The total square footage proposed for all signs would increase to 64.16 square feet, which is still under the 73.75 square feet allowed by code.

Commissioner Fasolo had no objection to the sign variation request to allow 2 wall signs on the north elevation and one wall sign on the west elevation, as well as the additional square footage to allow the 2 'Welcome' signs. Commissioner Fitzgerald was in favor of the sign variation request and he was fine with the existing, non-confirming ground sign; however, he felt the pole on the existing ground sign did not fit in with the rest of the building. Ms. Thomas said that they will be refurbishing the existing ground sign and pole, as well as providing new landscaping; however, she asked if changing the ground sign to something more consistent with the new building would result in a variation. Mr. Hautzinger explained that a new code compliant ground sign would only require a permit application. Chair Bombick was fine with the signage package being presented and pointed out that there was a precedent for it.

Chair Bombick noted that there is nobody present in the audience other than the petitioner for public comment.

A MOTION WAS MADE BY COMMISSIONER ECKHARDT, SECONDED BY COMMISSIONER FITZGERALD, TO RECOMMEND APPROVAL TO THE VILLAGE BOARD OF TRUSTEES FOR THE SIGN VARIATION REQUEST FOR MCDONALDS LOCATED AT 15 E. DUNDEE ROAD. THIS RECOMMENDATION IS SUBJECT TO COMPLIANCE WITH THE PLANS DATED 11/14/13 AND RECEIVED 11/15/13, 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 VARIATION FROM CHAPTER 30, SECTION 30-402, NUMBER, TO ALLOW THREE (3) WALL SIGNS ON THE NORTH ELEVATION, DUNDEE ROAD FRONTAGE, WHERE ONLY ONE (1) WALL SIGN IS ALLOWED;
2. A VARIATION FROM CHAPTER 30, SECTION 30-402 NUMBER, TO ALLOW TWO (2) WALL SIGNS ON THE WEST ELEVATION FACING THE PARKING LOT, WHERE ZERO (0) WALL SIGNS ARE ALLOWED;
3. A VARIATION FROM CHAPTER 30, SECTION 403a, DIMENSIONS, TO ALLOW FOR A TOTAL OF 16.66 SF OF WALL SIGNAGE ON THE WEST ELEVATION FACING THE PARKING AREA, WHERE 0 SF IS ALLOWED;
4. 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, SIGN CODE OR BUILDING 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 AND SIGN PERMIT PLANS COMPLY WITH ALL ZONING CODE, BUILDING CODE AND SIGN CODE REQUIREMENTS.
5. THE PETITIONER SHALL COMPLY WITH ALL FEDERAL, STATE AND VILLAGE CODES, REGULATIONS, AND POLICIES.

ECKHARDT, AYE; FITZGERALD, AYE; FASOLO, AYE; BOMBICK, AYE.
ALL WERE IN FAVOR. THE MOTION CARRIED.

2. Sign Variation, Hardship and Standards

(a) Due to the particular operational characteristics and needs of the Proposed Restaurant, Petitioner will experience a particular difficulty and peculiar hardship in carrying out the literal provisions of Article IV of Chapter 30 pertaining to wall signs. Petitioner's business operation is highly dependent upon "impulse" customers who make their decision to stop at the restaurant on impulse while driving, as opposed to "destination" customers who make specific plans to visit the restaurant. As much as seventy percent (70%) of sales volume can be derived from impulse customers. As a result, visibility and early brand recognition are essential to the success of Petitioner's business model. Well placed and visible wall signage is a critical component of accomplishing early customer brand recognition. In addition, the heavy emphasis on drive-through customer volume versus inside customer volume further necessitates the need for effective wall signage. Finally, due to the very significant financial commitment made by Petitioner in implementing the new brand image reflected in the Proposed Restaurant, certain elements of the exterior architectural design have been trademarked. For example, the tile arcades located on the north (front) and west elevations of the Proposed Restaurant require the inclusion of the "M" arch logo sign in order to be trademark compliant. As a result of the foregoing, Petitioner will experience a particular difficulty and peculiar hardship if Article IV of Chapter 30 is strictly applied.

(b) The particular difficulty and peculiar hardship which Petitioner will experience as set forth above have not been created by Petitioner, but are a reflection of the general circumstances and nature of the fast food drive-through restaurant industry as well as the applicable standards of federal trademark law.

(c) Due to the developed nature of the surrounding area with assorted commercial enterprises and Buffalo Grove High School across Dundee Road, the visibility of the Proposed Restaurant from Dundee Road for approaching vehicular traffic can be impaired or obstructed. The requested wall signage is designed to provide reasonable brand recognition within a time frame to allow the safe operation of approaching vehicles desiring to enter the Property, as well as to comply with applicable trademark requirements.

(d) The requested wall sign variations are compatible with the character of the neighborhood and consistent with the wall signage utilized within the community for this type of business activity. As a result, if allowed the proposed wall signage will not alter the essential character of the locality.

(e) As stated above, early brand recognition for impulse customers is essential to the success of Petitioner's business model. Capturing the large component of sales volume derived from impulse customers is a key element in supporting Petitioner's willingness to make the significant economic investment in the Property required for the Proposed Restaurant.



- Non-illuminated
- Aluminum letters
- Powder coated silver



Everbrite, LLC
315 Marion Avenue
South Milwaukee, WI 53172
www.everbrite.com

All ideas, plans or arrangements indicated in this drawing are copyrighted and owned by Everbrite and may not be reproduced, used by or disclosed to any person, firm or corporation for any purpose whatsoever, without written permission.

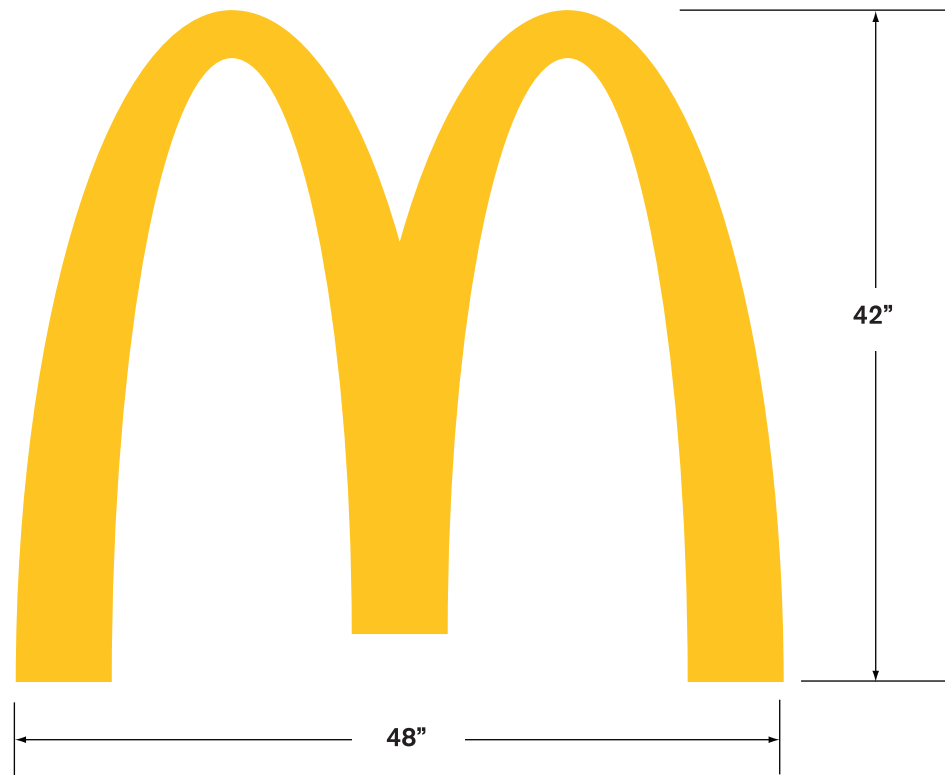
Site: NN07199-3 ARLINGTON HEIGHTS, IL

Prepared By: Jaclyn Jegen, PIF: 304083-0

Date: 11/14/2013

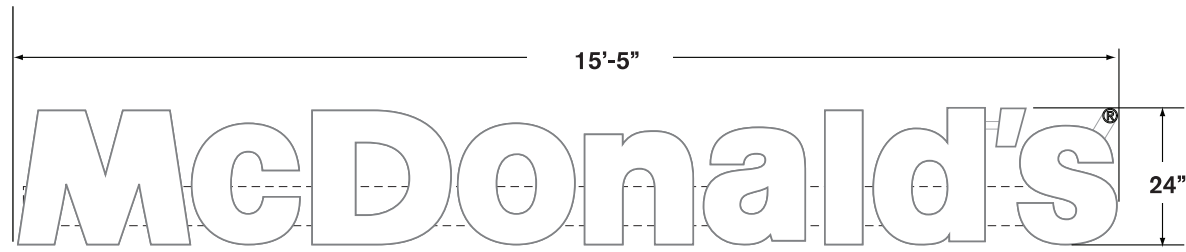
Page 8 of 19





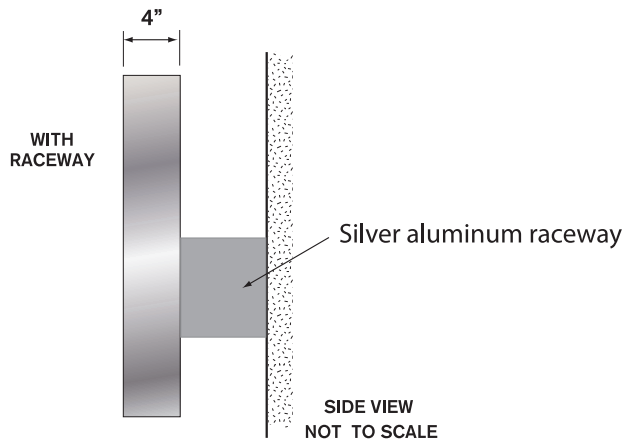
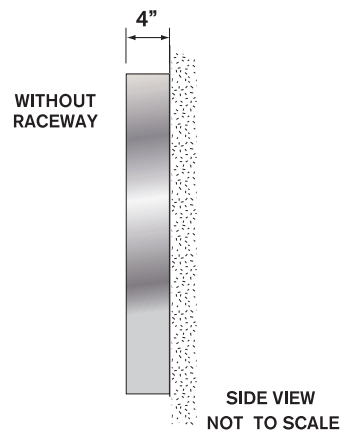
LED Illuminated,
yellow, modified
acrylic face.
Silver returns.

Boxed sq. ft. = 14.00
Actual sq. ft. = 4.10



LED Illuminated,
white, modified
acrylic face.
Silver returns.

Boxed sq. ft. = 32.83





Front Elevation



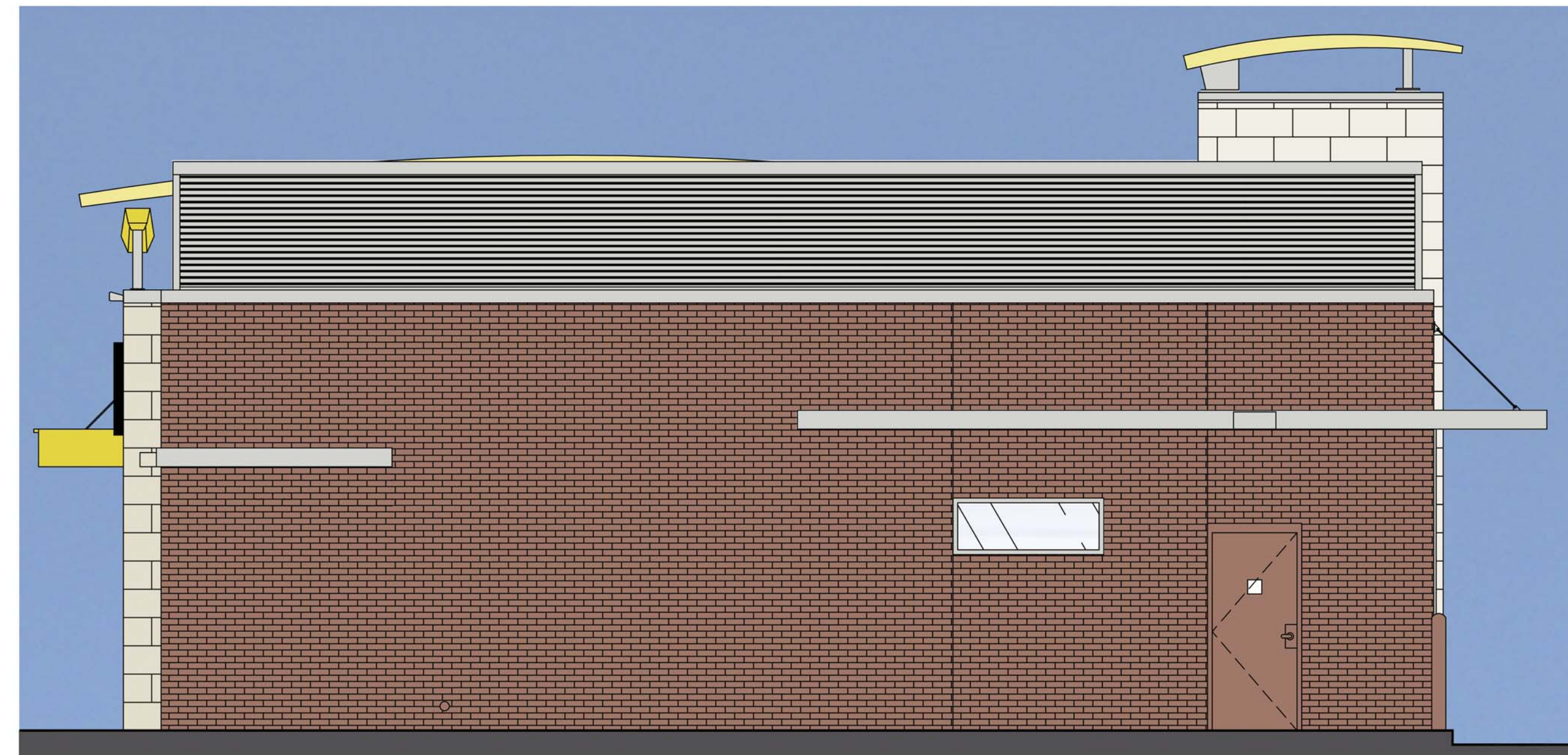
Non-Drive-Thru Elevation

PROPOSED BUILDING ELEVATIONS
McDonald's Rebuild
15 E. Dundee Road, Arlington Heights, IL

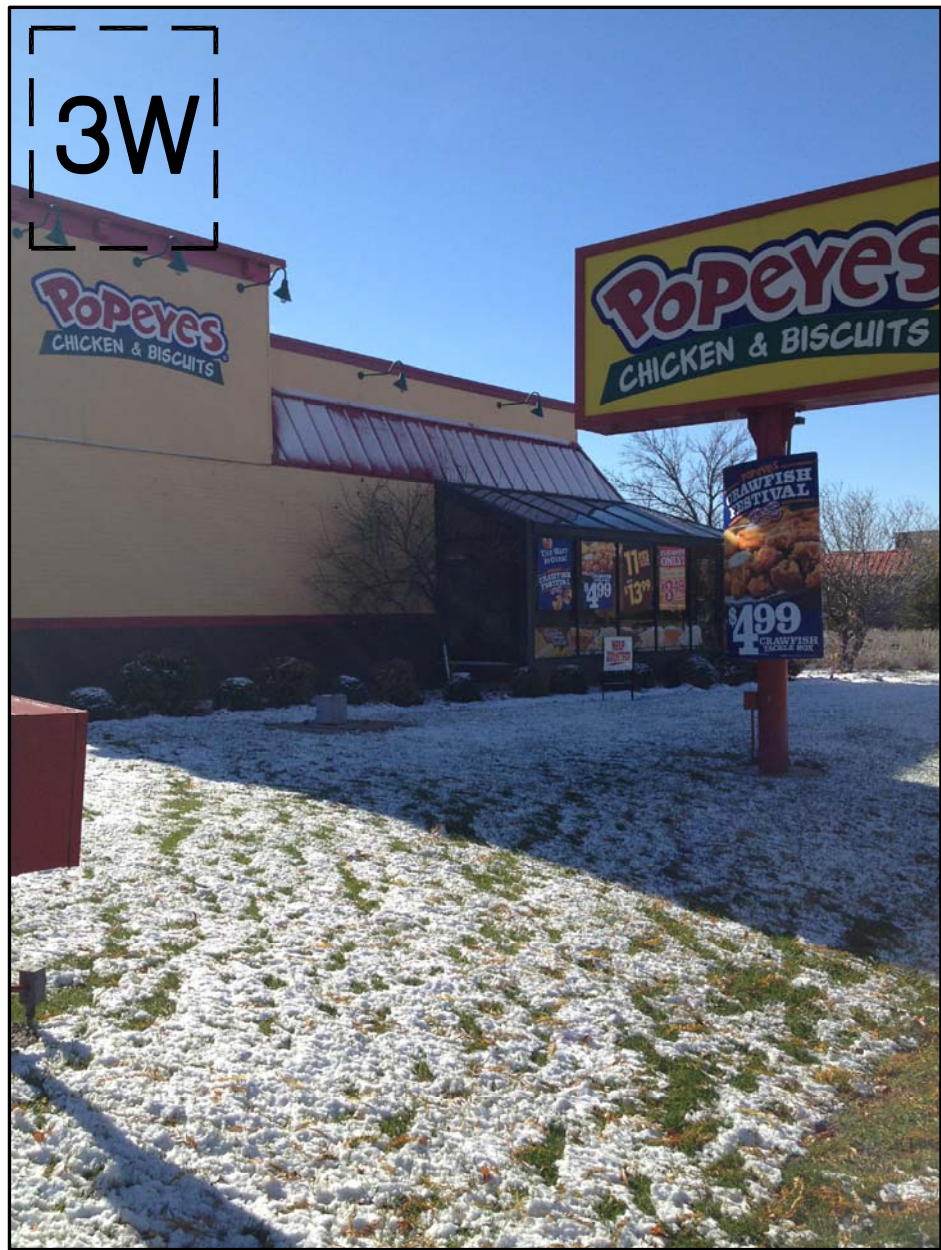
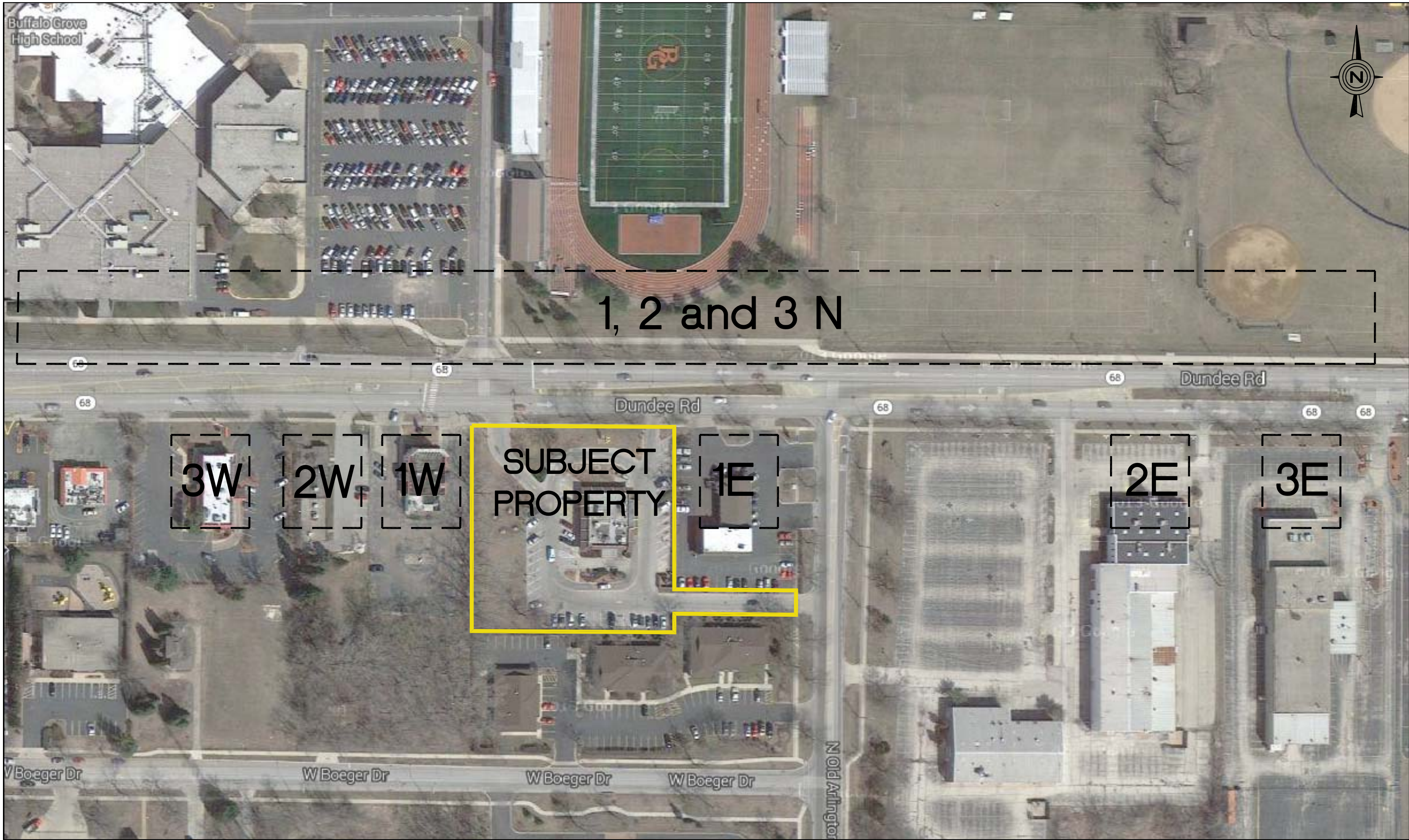
Prepared by: T.Y. Lin International
Prepared for: McDonald's USA, LLC



Drive-Thru Elevation



Rear Elevation



CHECKED BY: D. OLSON		DESIGN BY: D. OLSON		DRAWN BY: D. OLSON		DATE: NOVEMBER 14, 2013		SCALE: 1" = 20'		PROJECT NO.: 13-107	
1 of 1		LC #12-0600		SUBJECT AND SURROUNDING PROPERTY PHOTO EXHIBIT		McDonald's 4320 Winfield Road, Suite 400 Warrenville, IL 60555 McDonald's - ARLINGTON HEIGHTS 15 East Dundee Road Arlington Heights, Illinois		Prepared For:		Prepared By:	
Watermark Engineering RESOURCES, LTD. 2631 Ginger Woods Parkway, Suite 100, Aurora, IL 60502 phone 630-575-1800 fax 630-236-9800 www.watermark-engineering.com											

DESIGN COMMISSION PROJECT TIMELINE

Project Name: McDonalds
DC Number: DC13-141
Location: 15 E. Dundee Road
Requested Action: Sign Variation

	Date	# of Business Days
Preliminary Meeting	10/10/13	
Awaiting Petitioner DC Submittal	11/15/13	26
DC Application Submittal Date	11/15/13	
DC Meeting	12/10/13	17
Awaiting Plan Commission Approval	1/22/14	31
Village Board Meeting	2/3/14	8

Notification Requirements:

- Sign Posting, not less than 15 days prior to the date of the Design Commission meeting.
- Written Notice, not less than 7 days and not more than 30 days prior to the date of the Design Commission meeting.



Item: Just Relax - 38 S. Dunton Ave. - PC13-023

Department: Planning & Community Development

BACKGROUND:

1. A Land Use Variation to allow a 1,120 square foot foot massage establishment.

RECOMMENDATION:

Commissioner Sigalos moved and Commissioner Green seconded:

A motion to recommend to the Village Board of Trustees approval of PC#13-023, a Land Use Variation to allow a 1,120 square foot , foot massage establishment at the Dunton Court Shopping Center, 38 S. Dunton Avenue.

This approval is contingent upon compliance with the recommendation of the Plan Commission and the following recommendations detailed in the Staff Development Committee report dated January 15, 2014:

1. The proposed wall between the waiting area and the massage area shall consist of no more than 50% solid surfaces.
2. The petitioner shall comply with all Federal, State, and Village codes, regulations and policies.

Roll Call Vote: Commissioner Dawson, Drost, Ennes, Green, Jensen, Lorenzini, Sigalos, Warskow, and Chairman Wolfe voted in favor. Motion carried.

Bid Section

Item:

Bid Opening Date:

Account Numbers:

Total Budget for Specific Item:

Amount of Bidder Recommended:

ATTACHMENTS:

Description

Type

[PC Staff Report](#)

[Aerial](#)

[PC Minutes 1-22-14 DRAFT](#)

[Tenant Plan](#)

[Floor Plan & Site Layout](#)

[PC Timeline](#)

Report

Exhibits

Minutes

Exhibits

Exhibits

Correspondence

STAFF DEVELOPMENT COMMITTEE REPORT

To: Plan Commission
Prepared By: Katherine E. Lockerby, Development Planner
Meeting Date: January 22, 2014
Date Prepared: January 15, 2014
Project Title: Just Relax Foot Massage
Address: Dunton Court (38 S. Dunton Avenue)

BACKGROUND INFORMATION

Petitioner: Xuemei Xu c/o Scott Fleming
Address: Sterling Real Estate
 420 Renaissance Drive, Suite 106
 Park Ridge, Illinois 60068

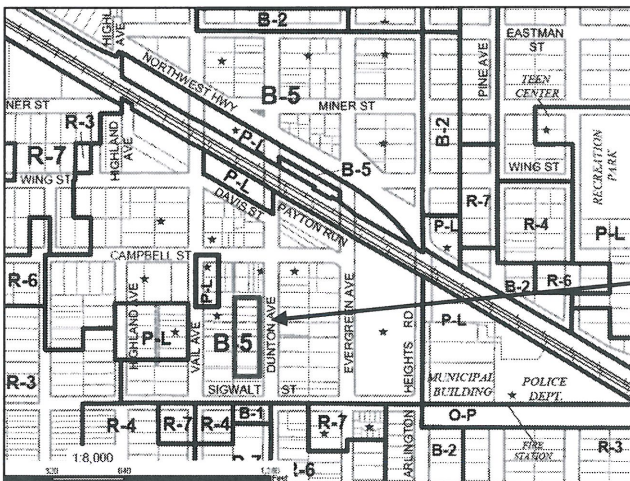
Existing Zoning: B-5, Central Business District

Requested Action:

- A Land Use Variation to allow a 1,120 square foot foot massage establishment

Variations Identified:

- None have been identified



**Subject
Property**

Surrounding Properties

Direction	Existing Zoning	Existing Use	Comprehensive Plan
North	B-5, Central Business District	MetroLofts	Mixed-Use
South	B-5, Central Business District	Mixed-Use	Mixed-Use
East	B-5, Central Business District	Evergreen Court	Mixed-Use
West	B-5, Central Business District	Dunton Tower Apartments	Mixed-Use

Summary

The existing 1,120 square foot tenant space is part of the Dunton Court shopping center and has been used by the adjacent dry cleaners. At this time, Just Relax is interested in opening a "foot massage" business in that space with 6 foot massage chairs in one open room. The foot massage will actually entail a 15 minute head/neck/shoulder massage while the feet are soaking in a tub of water, a 30 minute foot massage and a 15 minute back massage. All clients are fully clothed, except for the feet.

The Petitioner has indicated that Just Relax will employ a maximum of four people at any time. The proposed hours of operation are Monday – Saturday 10 AM – 8 or 9 PM and Sunday 10 AM – 8 PM. Due to the nature of the business, a large number of deliveries are not anticipated. Additionally, they do not anticipate a large amount of trash and will look to share a dumpster with an existing business in the center.

Zoning and Comprehensive Plan

The site is currently zoned B-5, Downtown District. Pursuant to the Village's zoning ordinance, a massage establishment is defined as:

3.2-145 Massage/Accu-Pressure Establishment: A place of business which provides any method of pressure on or friction against or stroking, kneading, rubbing, tapping, pounding, vibrating, or stimulating of the external soft parts of the body with the hands or with the aid of any mechanical or electrical apparatus or appliance, with or without rubbing alcohol, liniments, antiseptics, oils, powder, creams, lotions, ointments, or other similar preparations used in this practice, under such circumstance that it is reasonably expected that the person to whom treatment is provided, or some third party on such person's behalf, will pay money or give other consideration or any gratuity therefore.

A massage establishment is not allowed in the B-5 district; therefore a Land Use Variation is required. As part of the formal review process, the Petitioner has provided a written justification based on the following hardship criteria (*see Attachment #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; 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 proposed action is consistent with the Village's Comprehensive Plan, which designates the subject site as Mixed Use. The Staff Development Committee accepts the justification for the requested Land Use Variation for the following reasons:

- The proposed tenant space will be narrow, which will only attract certain types of service uses;
- The proposed use is similar to that of a nail salon (an allowed use) in that all customers are in the same room and are fully clothed except for their feet; and
- The proposed use will not alter the character of the locality.

Building and Site Related Issues

The Petitioner has provided a fully dimensioned and floor plan, drawn to scale, that shows the location of the proposed washrooms, walls, waiting area and massage stations. One of the key items that had been discussed with the Petitioner was the proposed wall separating the waiting area from the massage area to minimize noise impacts on the massage area. The Petitioner has provided a plan that identifies a wall that is solid on the lower half of the wall and clear glass on the upper half of the wall. The proposed wall plan is acceptable means of separating the two rooms; however, it is subject to compliance with all Village Codes and Ordinances. The Petitioner is aware that the proposed washroom must meet the plumbing code regarding required number of fixtures.

Traffic & Parking Related Issues

The required parking in the Downtown is significantly less than in other areas of the Village as shared parking models and parking garages, in addition to on-street parking, are utilized. However, Dunton Court is unique in that it has a parking lot with 38 parking stalls on-site (36 regular and 2 handicapped). Based on the magnitude of the project, the on-site parking may or may not accommodate the proposed use. However, there are 650 parking spaces available for customers after 12:00 PM in the Vail Avenue garage (located 1 block west), while the remaining 510 spaces on Levels 2 and 3 (of the garage) are Permit Only. Customer parking is also available on the surrounding streets. To provide a glimpse into the parking demand of the center, the Petitioner provided traffic counts of their parking lot, which evaluated the number of cars entering and exiting the site. (see response to round 1 comments). Furthermore, the Petitioner has indicated that employees are not allowed to park

in the shopping center lot per the leases; rather, the employees will either car pool, take public transportation, or park in the public garage, which will require the purchase of parking permits.

Recommendation

The Staff Development Committee recommends approval of the proposed Land Use Variation for a foot massage establishment at 38 S. Dunton Avenue in the Dunton Court Shopping Center, subject to the following conditions:

1. The proposed wall between the waiting area and the massage area consist of no more than 50% solid surfaces.
2. The Petitioner shall comply with all Federal, State, and Village codes, regulations, and policies.

 January 15, 2014
Bill Enright, Deputy Director of Planning and Community Development

C: William C. Dixon, Village Manager
All Department Heads

RECEIVED

DEC 20 2013

PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

December 17, 2013

Katherine E. Lockerby
Development Planner
Department of Planning and Community Development
Village of Arlington Heights
33 South Arlington Heights Road
Arlington Heights, Illinois 60005

**RE: Plan Commission Application
Just Relax Foot Massage, Inc.
38 S Dunton Avenue
Arlington Heights, Illinois**

Dear Ms. Lockerby:

Under the review criteria "Land Use Variation Criteria", page 2B of the application, I have the following responses to each of the three requirements.

- 1. The property cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations in that zone.**
 - a. Supply and demand play a large role in creating reasonable returns to property owners based upon vacant or occupied stores.
 - b. The CBD has added much to the inventory of retail space over recent years and at the same time, the demand for retail space has decreased.
 - c. Commercial vacancy rates continue to be high and the rental rates continue to be pushed downward. All at the same time the cost of vacant space to the owners continue to rise as they are faced with higher real estate taxes and expenses.
 - d. Typical use and demand for small retail space continues to change as the economy and consumer demand changes. As with many retail centers, particularly small unanchored centers, small service businesses are essential for their economic survival.

2. The plight of the owner is due to unique circumstances.

- a. As a result of the changing market place, the center has had to adjust with re-demising an existing larger space to retain its long term tenant, Dunton Court Cleaners (established circa 1960). That or be faced with a second large vacancy of 2,800 sf.
- b. Splitting the space allowed the Dry Cleaners to remain in 1,680 sf. Space, and created the vacant space #38 at 1,120 sf.
- c. The demised space (38 S.) narrows in the rear 60% to approximately 14' wide. That limits the types and number of potential users that can fit in the space. Just Relax Foot Massage is a very good fit for the unique layout as shown on the space plan.
- d. Typically, small retail spaces are rectangular in shape, and 20 feet wide by 60 to 70 feet deep.

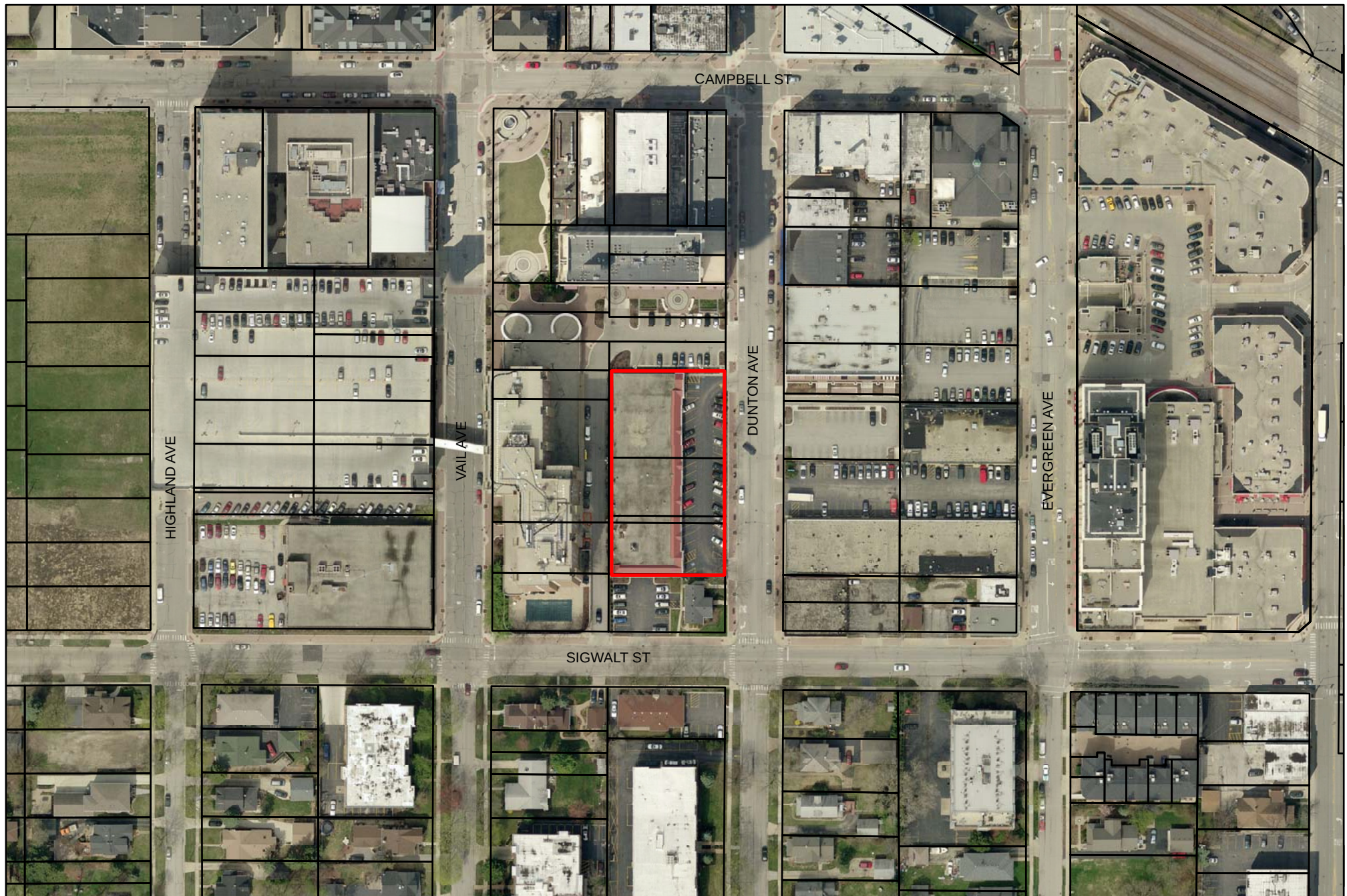
3. The variation, if granted, will not alter the essential character of the locality.

- a. The use is very compatible with the area and specifically our existing tenants. In customer type and traffic to the center, it is very similar to the hair and nail salon currently located in the center. The use will not in any way alter the character of the locality. In fact, we believe it will enhance the growing business and residential population within and surrounding the CBD.
- b. It should be noted that Dunton Court, like most neighborhood strip centers, contains the typical types of tenants such as a hair salon, nail salon and Dry Cleaners. This use is a welcome and positive addition to the center. Several of our existing tenants have expressed the same opinion.

Sincerely,
Dunton Court Associates, LLC



S.R.S. Industries Inc. (its manager)
Scott M. Fleming
President



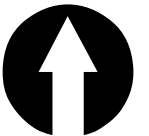
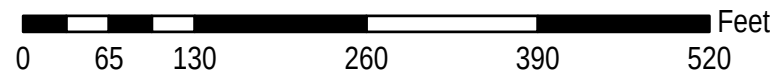
PC 13-023; Just Relax Foot Massage

38 S. Dunton Avenue

Prepared by the Village of Arlington Heights

Department of Planning and Community Development

January 22, 2014



DRAFT

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PLAN

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

COMMISSION

RE: JUST RELAX; PC #13-023

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
22nd day of January, 2014, at the hour of 7:34 o'clock p.m.

MEMBERS PRESENT:

MICHAEL WOLFE, Chair
LYNN JENSEN
MARY JO WARSKOW
TERRY ENNES
BRUCE GREEN
GEORGE DROST
JOE LORENZINI
SUSAN DAWSON
JOHN SIGALOS

ALSO PRESENT:

KATHERINE LOCKERBY, Development Planner

CHAIRMAN WOLFE: The next item on the agenda is PC #13-023, 38 South Dunton Avenue. It's a land use variation for a foot massage establishment. And I see that Commissioner Lorenzini has joined the members of Plan Commission. Kate, are you ready?

MRS. LOCKERBY: Just one second.

(Slight pause.)

MRS. LOCKERBY: We are having technical difficulties, so we aren't going to do the PowerPoint presentation at this time.

CHAIRMAN WOLFE: Okay. Hopefully, that won't throw you guys off at all, so do your best.

MR. FLEMING: I'll try.

CHAIRMAN WOLFE: We'll hang with you.

MR. FLEMING: Thanks.

CHAIRMAN WOLFE: So, Kate, without the technology, have all the proper notifications been given?

MRS. LOCKERBY: Yes.

CHAIRMAN WOLFE: Okay. Just for the record, our office had power off and interrupt days, a chunk of -- Okay. So, sir, could you please identify yourself?

MR. FLEMING: Yes, my name is Scott Fleming. I'm with SRS Industries d/b/a Sterling Real Estate. We are the manager of the Dunton Court Associates, LLC, which is the owner --

CHAIRMAN WOLFE: Before you go much further, I need to swear you in. Is there anyone with you testifying?

MR. FLEMING: She may if you have questions.

CHAIRMAN WOLFE: Okay. Please raise your right hand.

(Witnesses sworn.)

CHAIRMAN WOLFE: Okay. Now, sir, if you want to go ahead and spell your last name for the record and your address.

MR. FLEMING: Fleming, F-l-e-m-i-n-g. And again, the manager of the Dunton Court Associates, LLC, which is the owner of the Dunton Court Shopping Center.

CHAIRMAN WOLFE: And what is your address?

MR. FLEMING: 1420 Renaissance Drive, Park Ridge 60068. There is an error, it's a typo, it's 1420, here it's 420.

CHAIRMAN WOLFE: Where is it 1420?

MR. FLEMING: You wanted my address, correct?

CHAIRMAN WOLFE: Your address, correct. But the project address is correct, right?

MRS. LOCKERBY: The address on the Staff report for Petitioner was missing the 1 in front of the 4. It's --

CHAIRMAN WOLFE: Okay, but it's 38 South Dunton?

MRS. LOCKERBY: Yes, yes.

MR. FLEMING: That's correct.

CHAIRMAN WOLFE: That's what I want to make is

correct.

MR. FLEMING: Okay, sorry.

CHAIRMAN WOLFE: Okay. Please tell us about your petition.

MR. FLEMING: Okay. Again, we're here, the name of the business is Just Relax Foot Massaging. We're here for a land use variation for 38 South Dunton which is an 1,120 square-foot space. The package I think as put out is pretty straightforward.

CHAIRMAN WOLFE: Can you speak up a little bit? I think that microphone is the court reporter's to pick up this.

MR. FLEMING: Sorry, okay. 38 South Dunton is a 1,120 square-foot inline space at Dunton Court Center. The proposed use is Just Relax Foot Massage which would require a land use variation which is why we're here tonight. The report which you got I think answers pretty much straightforward, there's some criteria met and other information, I don't think I need to repeat it. I'm here to answer any questions or further expand on that.

The business owner/operator is here. She's available for questions. Her name is Xuemei Xu.

CHAIRMAN WOLFE: Thank you. You can have a seat, and then if we have any questions of either of you, we'll ask you to come forward. Kate, can you please give the Village Staff report?

MRS. LOCKERBY: Yes, yes. So, the required zoning actions before you this evening is a land use variation to allow a 1,120 square-foot foot massage establishment at 38 South Dunton. The space will be divided into a waiting area and then the massage room which will consist of six-foot massage chairs and one open room. The foot massage will actually entail a 15-minute head, neck and shoulder massage while feet are soaking in a tub, and then a 30-minute foot massage, and a 15-minute back massage, all fully clothed. The only items that are removed are socks, if you came with socks on.

The Petitioner has indicated that a maximum of four people will be employed at any one time. The proposed hours are Monday through Saturday, 10:00 a.m. to 8:00 or 9:00 p.m., and Sunday, 10:00 a.m. to 8:00 p.m. As mentioned, the zoning regulations does not allow a massage establishment. Therefore, the Petitioner was required to submit a response to the hardship criteria as set forth in the zoning regulations.

Staff Development Committee reviewed it and accepts the justification based on the three items listed in the Staff report. One, that the tenant space would be narrow which will only attract certain types of service users. The proposed use is similar to that of a nail salon. And the proposed use will not alter the character of the locality.

The Petitioner has provided a floor plan that

identifies a wall that is covered on the lower half of the wall and clear glass on the upper half of the wall. It's an acceptable means of separating the two rooms but it will need to be reviewed per the building permit process.

And the only other item was with regard to parking. The Petitioner provided some information, some parking counts. However, the downtown obviously we all know, it's unique, it's actually unique that they have a parking lot onsite, but parking is provided along the side streets as well as in the parking garage block to the west. The Petitioner has indicated that employees are not allowed to park in the shopping center parking lot per the lease. So, the employees will either car pool, take public transportation or park in a public garage to which the Petitioner has agreed to purchase the required number of parking permits if and when that is determined to be necessary.

That being said, the Staff Development Committee recommends approval of the proposed land use variation subject to the two items outlined in the Staff Development Committee report.

CHAIRMAN WOLFE: Thank you. Is there a motion to accept the Staff report?

COMMISSIONER DROST: I'll make that motion.

CHAIRMAN WOLFE: Is there a second?

COMMISSIONER SIGALOS: I'll second.

CHAIRMAN WOLFE: All in favor?

(Chorus of ayes.)

CHAIRMAN WOLFE: Opposed?

(No response.)

CHAIRMAN WOLFE: Okay. The Staff report is made a part of the record. And are there any members of the public? No. Okay, outside, they're shivering outside. Okay, why don't we start down with you, Commissioner Jensen?

COMMISSIONER JENSEN: Actually, I think this is a great use of that property which I think would be urgent to many people who could use it effectively. I am in support of it, I really don't have any questions, thank you.

CHAIRMAN WOLFE: Commissioner Warskow?

COMMISSIONER WARSKOW: I am supportive of the project and I don't have any questions.

COMMISSIONER ENNES: I have one question. What created this, to the landlord, what created this extra, this long narrow space?

CHAIRMAN WOLFE: Can you come forward please?

MR. FLEMING: I was confused, I thought you asked for the -- what created the space?

COMMISSIONER ENNES: Right.

MR. FLEMING: The uniqueness of the space?

COMMISSIONER ENNES: You have an existing tenant in there who wants to reduce a space, is that it?

MR. FLEMING: We do. And for those of you who maybe know a little bit longer history, there's a cleaners that has been there I would say since day one which was probably late 50's. Uniquely, when they were set up, there was actually a demising wall three-fourths or so on the way from the back towards the front, that was a 14-foot wide or so, 14-foot 6-inch space in the back. Up front, the typical 20-foot wide, if you look at the cleaners right now, we just finished the renovation of the facade, there's a blank side which will be for this space. That storefront is 20 feet wide. If you look at the two existing doors, there's a soffit on there that would be split. But then in the back, about 25-foot forward, it will cut in and now you're all the way back.

For the cleaners, they've always had their equipment and everything on the side which they're keeping which is the wider side. The narrower side has always been clothes racks all these years, no equipment. It's impossible to move that along over and shrink the dry cleaners any smaller. Those would be the dry cleaners. Physically, everything is getting smaller but it's still a dry cleaning plant. And the 2,800 square feet that was there, it's just economically, it would devalue us if we have to bring out rent down to that.

So, it created kind of a uniqueness. We can present 20 feet up front, but then it kicks back narrow.

COMMISSIONER ENNES: They needed to reduce their space or reduce their --

MR. FLEMING: Yes, yes. They came to us and it was a part of what we're going to do now that we felt, you know --

COMMISSIONER ENNES: And you were able to find a --

MR. FLEMING: Yes, they're a successful business but 2,800 square feet makes no sense. So, it was kind of a plan. However many years ago, they thought, well, in 2014 when the economy changes, I don't need all the space, I can stay and just lose the --

CHAIRMAN WOLFE: How long have you owned the property?

MR. FLEMING: This, the ownership has had it I want to say almost about, with the different partners, in late 80's, about '86. And I've been involved with them since 1990 something, '91 or so.

COMMISSIONER ENNES: So, are you a property manager or a broker --

MR. FLEMING: Yes, let me clarify that, thanks. It's a little unique. The ownership is an LLC, they converted from a partnership to an LLC. My firm which is SRS Industries, Inc. d/b/a Sterling is the manager of the LLC, that's separate. But Sterling is also the leasing and property manager for the day to day, so we're very

heavily involved with it, but we're a third party.

COMMISSIONER ENNES: Okay. That's all I have.

CHAIRMAN WOLFE: Thank you. Commissioner Green?

COMMISSIONER GREEN: I really have no comments. I think it's a great use for the space.

CHAIRMAN WOLFE: Commissioner Dawson? I'm sorry, Commissioner Drost?

COMMISSIONER DROST: There's another foot massage business, Z, I believe that I think would be competitive to Just Relax. There's one in the Metropolis Performing Arts building. Z? Do you know about Z? I mean I'm just curious that, you know, all of a sudden two --

MR. FLEMING: There's three dry cleaners and there's two or three hair salons, I mean --

COMMISSIONER DROST: Yes. No, I'm just, all of a sudden, in a desert, now we have this oasis.

MR. FLEMING: It will tie in uniquely, and you know, when the hair space vacated and we split it. The jewelry store didn't take it.

COMMISSIONER DROST: Yes.

MR. FLEMING: We're still marketing that. We've been approached, not only here but also this is, you know, a newer phenomenon or a growing business. And what got us to come to this point with this operator was, they weren't over rigid in space. But I had first the whole hair space, we provided 3,200 square feet of spa space or salon space. And that's just, we don't see the economic feasibility of it. And the ownership, you know, is responsible with how this is set up.

COMMISSIONER DROST: And there's, when you say a new phenomenon, one of the things I've seen, and I get around, is there's a foot therapy that involves fish, and the fish eat away the scales of the feet. And these are popular where I saw it, I didn't try it but it was in Carlo de Barrio, Carlsbad, and Russians like that. And they were pretty popular.

MR. FLEMING: That's beyond my expertise, but I'm sure that --

COMMISSIONER DROST: Are you aware of this therapy, this foot therapy with fish?

CHAIRMAN WOLFE: Can you please come forward? Thank you. And I'm going to have to ask you to state your name, spell your last name and give your address please.

MS. XU: My name is Xuemei Xu, X-u-e-m-e-i. My last name is Xu, X-u-.

CHAIRMAN WOLFE: And your address?

MS. XU: My address, home address?

CHAIRMAN WOLFE: It doesn't matter. Any address that would identify you.

MS. XU: My home address is 1357 East Wyndham Circle, Palatine.

CHAIRMAN WOLFE: Thank you. Now you can answer the question about the fish.

COMMISSIONER DROST: Yes, we're on the edge of our seats.

MS. XU: I've never heard about that. But we do like a -- foot massage. We just do the regular one.

COMMISSIONER DROST: Yes. I saw that in the Staff report, but I was just wondering if this is something that's in the industry, you know, a possibility that it could --

CHAIRMAN WOLFE: As a sushi bar, I think.

COMMISSIONER DROST: Well, thank you. That's good.

CHAIRMAN WOLFE: Thank you, Commissioner Drost.

COMMISSIONER LORENZINI: Ms. Xu, could you stay please? Just, I think it's a great project, I just have more of a personal question. It says there will be a 15-minute head, neck and shoulder massage, 30-minute foot massage, and 15-minute back massage. What is the price for that?

MS. XU: \$30.

COMMISSIONER LORENZINI: And are you going to offer us like shorter?

MS. XU: Huh?

COMMISSIONER LORENZINI: Are you going to offer shorter, all kinds 30 minutes or 15 or just, you know --

MS. XU: Yes, maybe I have to think about that. I'm just thinking about that.

COMMISSIONER LORENZINI: Okay. That's all I had. I think it's a nice project.

CHAIRMAN WOLFE: Thank you. Commissioner Dawson?

COMMISSIONER DAWSON: I have been to a similar facility so I'm familiar with it. I think they're great. I really like them as an alternative to the standard spa massage.

I think there are three, you would be the third now in the area because I believe there's a, I thought I saw a sign for one that's opening up on Arlington Heights Road. Maybe I'm wrong, maybe it just talked about feet and I just connected it to this. But I think it's a great addition, so good luck to you.

MS. XU: Thank you.

COMMISSIONER SIGALOS: And I have no other question. I think it's a great project. It's a great use for this site, so good luck to you.

CHAIRMAN WOLFE: That sounds like a motion.

COMMISSIONER DROST: It does. Why don't you make it, Commissioner Sigalos?

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

A motion to recommend to the Village Board of Trustees approval of PC #13-023, a land use variation to allow a 1,120 square-foot foot massage establishment at the Dunton Court Shopping Center, 38 South Dunton Avenue.

This approval is contingent upon compliance with the recommendation of the Plan Commission and the following recommendations detailed in the Staff Development Committee report dated January 15, 2014:

- 1. The proposed wall between the waiting area and the massage area shall consist of no more than 50 percent solid surfaces.**
- 2. The Petitioner shall comply with all federal, state, and Village codes, regulations and policies.**

CHAIRMAN WOLFE: And I should have asked, sir, are you okay with these conditions? Yes? Okay, thank you. Is there a second?

COMMISSIONER GREEN: I'll second that.

CHAIRMAN WOLFE: Kate, please take the roll.

MRS. LOCKERBY: Commissioner Dawson.

COMMISSIONER DAWSON: Yes.

MRS. LOCKERBY: Commissioner Drost.

COMMISSIONER DROST: Aye.

MRS. LOCKERBY: Commissioner Green.

COMMISSIONER GREEN: Yes.

MRS. LOCKERBY: Commissioner Jensen.

COMMISSIONER JENSEN: Yes.

MRS. LOCKERBY: Commissioner Ennes.

COMMISSIONER ENNES: Yes.

MRS. LOCKERBY: Commissioner Lorenzini.

COMMISSIONER LORENZINI: Yes.

MRS. LOCKERBY: Commissioner Sigalos.

COMMISSIONER SIGALOS: Yes.

MRS. LOCKERBY: Commissioner Warskow.

COMMISSIONER WARSKOW: Yes.

MRS. LOCKERBY: And Chairman Wolfe.

CHAIRMAN WOLFE: Yes. You received a unanimous recommendation, it's a recommendation only to the Village Board of Trustees for approval of your petition. Kate, do you know when this petition will be heard by the Board?

MRS. LOCKERBY: No, but I will be in touch. Sometime in February.

CHAIRMAN WOLFE: Thank you very much.

(Whereupon, the public hearing on the above-mentioned petition was adjourned at 8:46 p.m.)

I, RONALD LeGRAND, JR., 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.

RONALD LeGRAND, JR.

SUBSCRIBED AND SWORN TO

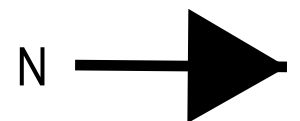
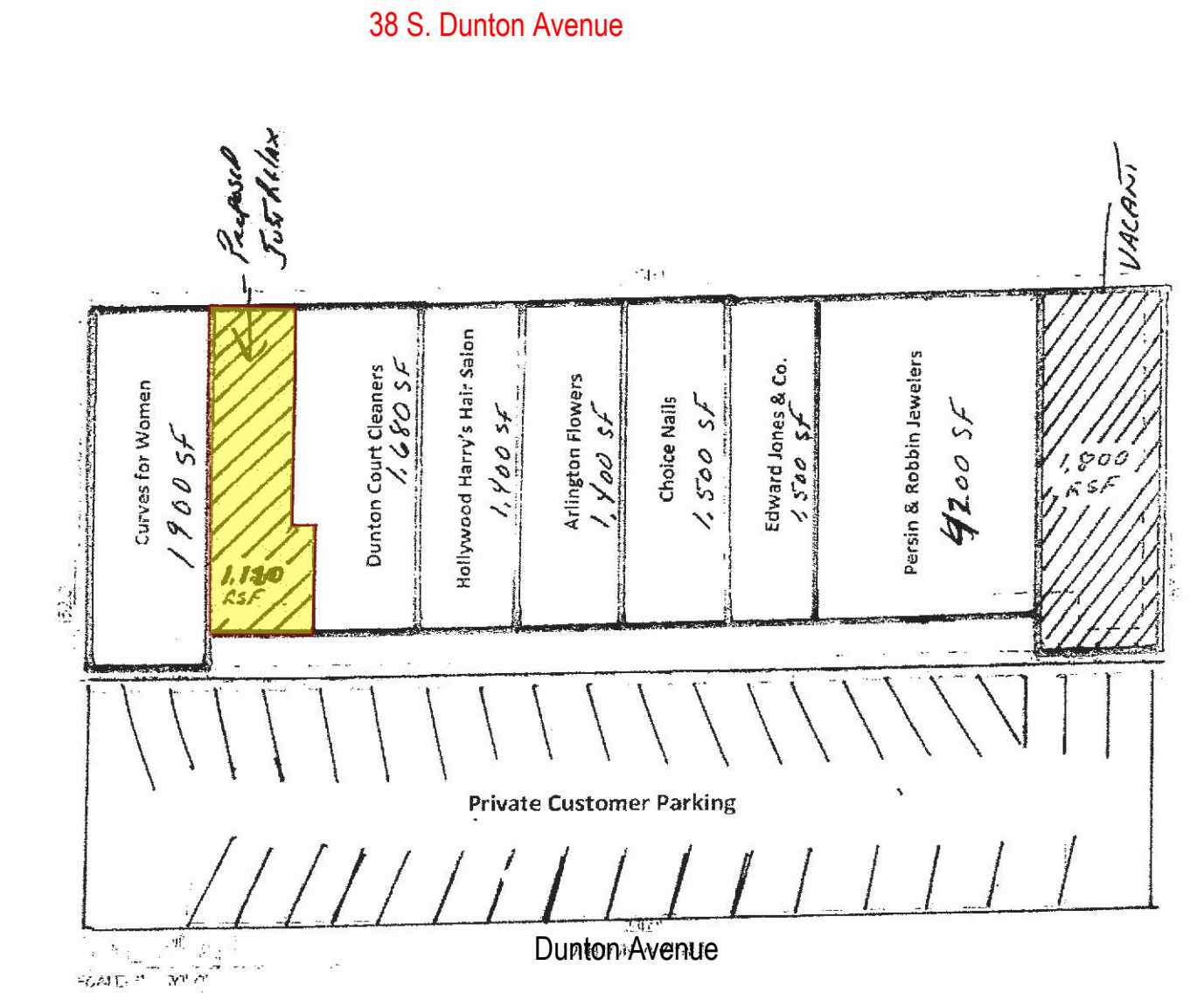
BEFORE ME THIS _____ DAY OF _____, A.D. 2014.

NOTARY PUBLIC

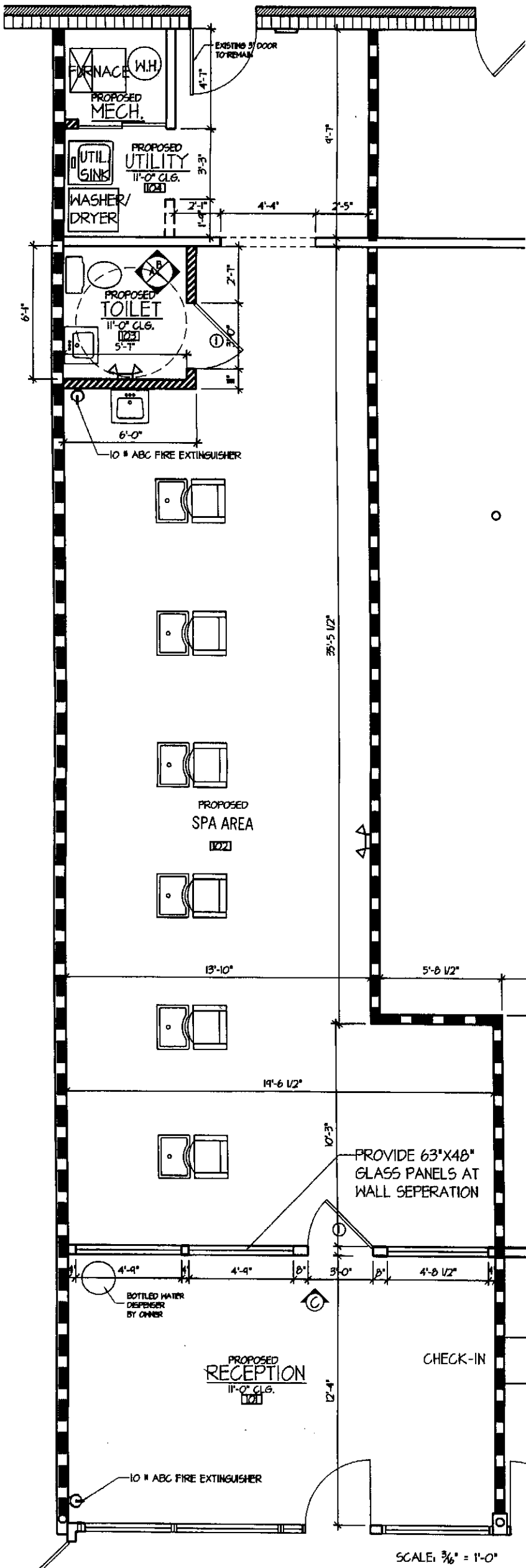
Tenant Space Plan - Dunton Court Shopping Center

Proposed Just Relax Foot Massage

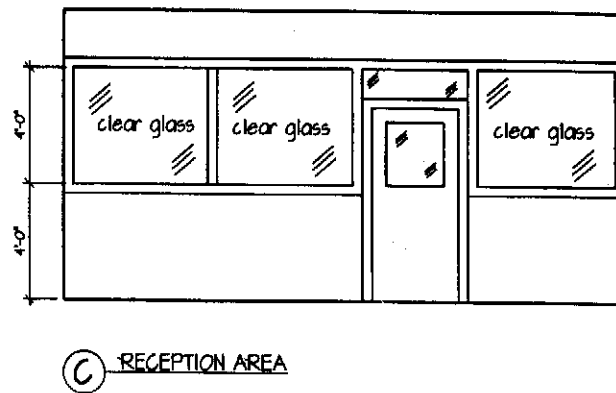
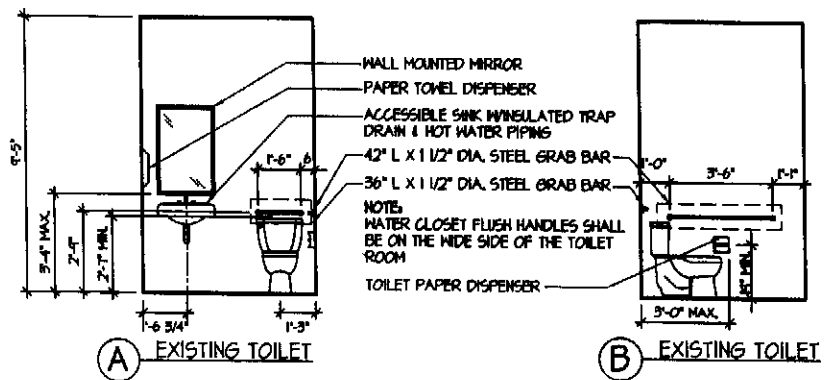
38 S. Dunton Avenue



NOTE: PROPOSED TOILET TO MEET ADA REQUIREMENTS



PROPOSED LAYOUT



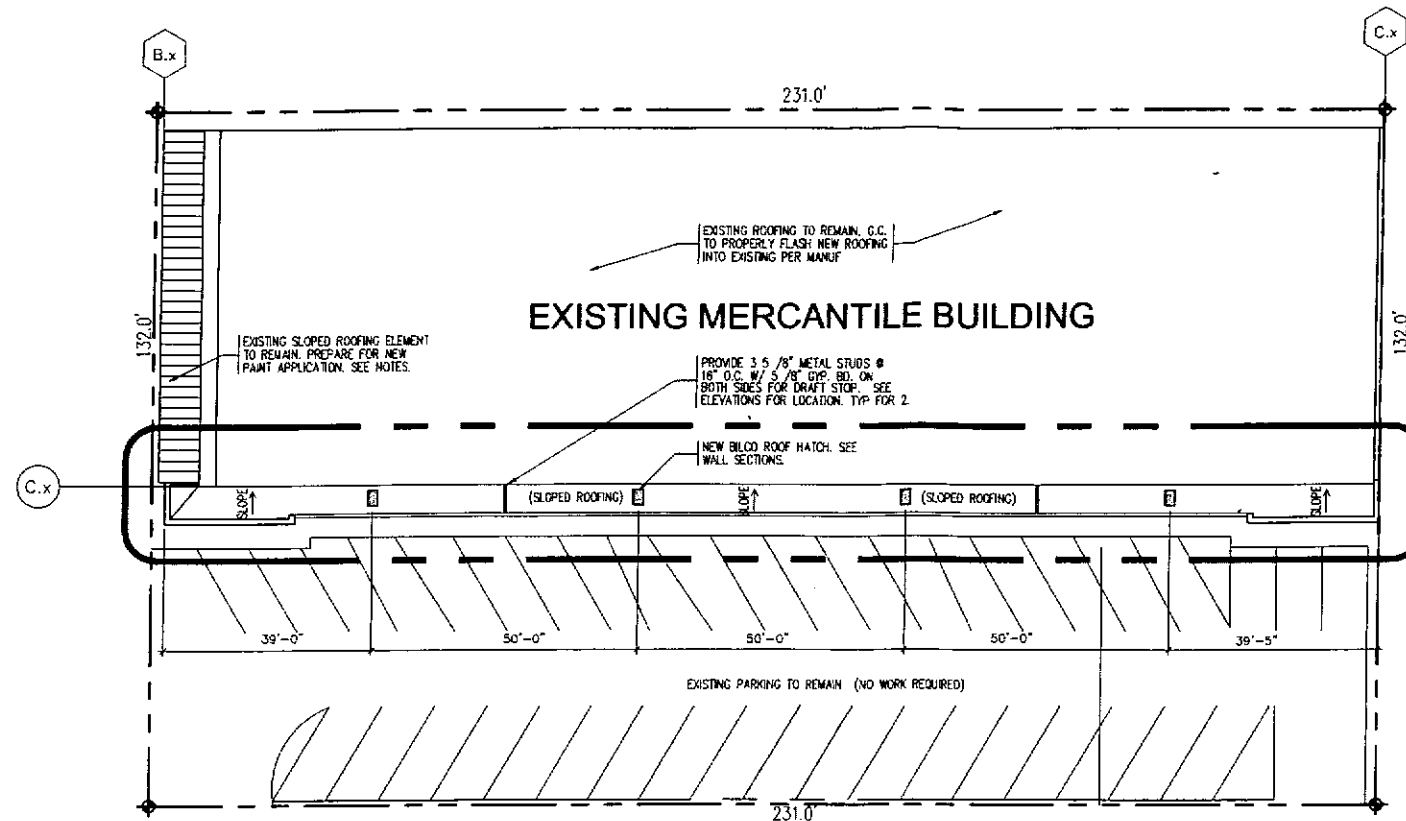
RECEIVED
JAN 13 2014
PLANNING & COMMUNITY
DEVELOPMENT DEPARTMENT

Proposed Tennant:

Just Relax Foot Masage Inc.
38 S. Dunton Ave.
Arlington Heights, IL



CONSTRUCTION
TECHNOLOGY & DESIGN
SERVICES INC.
244 W. NORTHWEST HWY.
PALATINE IL. 60067
PHONE/FAX: 847-983-1356



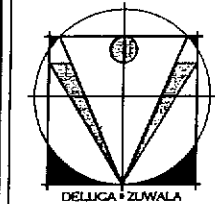
OVERALL SITE PLAN/ ROOF PLAN

1/16" = 1'-0"



GENERAL NOTES - SELECTIVE DEMOLITION AND NEW WORK

- THESE DOCUMENTS IDENTIFY THE SCOPE OF WORK ASSOCIATED WITH THE PLANNED FACADE RENOVATION AT THIS SHOPPING CENTER. SCOPE OF WORK AS DEFINED BY DESIGN DRAWINGS PREPARED BY OTHERS AND APPROVED BY THE A.H.J.
- THE ARCHITECT, D.Z.A. ASSOCIATES, INC., SHALL NEITHER HAVE CONTROL OVER OR CHARGE OF, NOR BE RESPONSIBLE FOR, THE CONSTRUCTION MEANS, METHODS, TECHNIQUES, SEQUENCES OR PROCEDURES, OR FOR SAFETY PRECAUTIONS AND PROGRAMS IN CONNECTION WITH THE WORK. THESE ARE THE SOLE RESPONSIBILITY OF THE GENERAL CONTRACTOR.
- NOTIFY ARCHITECT IMMEDIATELY IF FIELD CONDITIONS DIFFER FROM THOSE OUTLINED IN THESE DOCUMENTS. NO DEVIATION FROM THESE DOCUMENTS WILL BE PERMITTED WITHOUT PRIOR WRITTEN APPROVAL FROM THE ARCHITECT, OWNER OR TENANT.
- THE GENERAL CONTRACTOR SHALL MAINTAIN ALL NECESSARY INSURANCE COVERAGE TO INDEMNIFY THE OWNER, TENANT, ARCHITECT AND AGENTS THEREOF FROM DAMAGES RESULTING FROM THE PERFORMANCE OF THE WORK. ADDITIONALLY, THE GENERAL CONTRACTOR IS REQUIRED TO ADD THE OWNER, TENANT AND ARCHITECT AS ADDITIONAL INSURED UNDER ITS GENERAL LIABILITY POLICY(IES). SUM AND COVERAGE SHALL BE PRIMARY AND NONCONTRIBUTORY TO THE RESPECTIVE COVERAGE OF THE OWNER AND ARCHITECT.
- CONTRACTOR SHALL BE RESPONSIBLE FOR SECURING ALL PERMITS AND A CERTIFICATE OF OCCUPANCY/APPROVAL FOR THE WORK PERFORMED UNDER THE PERMIT FOR THIS WORK.
- SUBMIT SCHEDULE INDICATING PROPOSED METHODS AND SEQUENCE OF OPERATIONS FOR DEMOLITION WORK TO THE OWNER AND TENANT FOR REVIEW PRIOR TO COMMENCEMENT OF WORK. INCLUDE COORDINATION FOR SHUT-OFF, CAPPING, AND CONTINUATION OF UTILITY SERVICES.
- ALL CONSTRUCTION WORK SHALL BE PERFORMED IN A FIRST-CLASS WORKMANLIKE MANNER AND SHALL BE IN GOOD, USEABLE CONDITION AT THE DATE OF COMPLETION. CONTRACTOR SHALL REQUIRE ANY PERSONS PERFORMING SUCH WORK TO GUARANTEE THE SAME TO BE FREE FROM ANY AND ALL DEFECTS IN WORKMANSHIP AND MATERIALS FOR (1) YEAR FROM THE DATE OF SUBSTANTIAL COMPLETION. CONTRACTOR SHALL ALSO REQUIRE ANY SUCH PERSONS TO BE RESPONSIBLE FOR THE REPLACEMENT OR REPAIR OF ALL WORK DONE OR FURNISHED BY OR THROUGH SUCH PERSONS WHICH MAY BECOME DEFECTIVE WITHIN (1) ONE YEAR AFTER SUBSTANTIAL COMPLETION OF WORK. THE CORRECTION OF SUCH WORK SHALL INCLUDE, ALL EXPENSES IN CONNECTION WITH SUCH REMOVAL, REPLACEMENT OR REPAIR OF ANY PART OF THE WORK WHICH MAY BE DAMAGED OR DISTURBED THEREBY.
- LOCATIONS AND QUANTITIES OF EXISTING CONSTRUCTION ELEMENTS ARE APPROXIMATE. VERIFY ACTUAL LOCATIONS AND QUANTITIES IN FIELD PRIOR TO SUBMITTING BID.
- CONTRACTORS SHALL BE LICENSED AND BONDED TO PERFORM WORK IN ACCORDANCE WITH THE REQUIREMENTS OF THE AUTHORITIES HAVING JURISDICTION. VERIFY SPECIFIC REQUIREMENTS WITH THE LOCAL AUTHORITIES PRIOR TO SUBMITTING BID.
- WORK SHALL COMPLY WITH ALL GOVERNING FEDERAL, STATE, AND LOCAL LAWS, STATUTES, ORDINANCES AND REGULATORY CODES.
- ANY PROPOSED MODIFICATIONS TO THESE DOCUMENTS SHALL BE SUBMITTED IN WRITING BY THE GENERAL CONTRACTOR AND REVIEWED BY THE OWNER, TENANT AND ARCHITECT PRIOR TO BEGINNING CONSTRUCTION. ONCE CONSTRUCTION HAS BEGUN, PROPOSED FIELD MODIFICATIONS SHALL BE SUBMITTED IN WRITING TO THE ARCHITECT FOR REVIEW AND APPROVAL PRIOR TO BEING INCORPORATED INTO THE WORK.
- THE ARRANGEMENT OF DRAWINGS SHALL NOT CONTROL THE CONTRACTOR IN DIVIDING THE WORK AMONG SUB-CONTRACTORS OR IN ESTABLISHING THE EXTENT OF WORK TO BE PERFORMED BY ANY TRADE.
- SEVERAL BUSINESSES WILL BE OCCUPYING AREAS OF THE BUILDING OR BUILDINGS ADJACENT TO THE PROJECT. CONDUCT WORK IN MANNER THAT WILL MINIMIZE NEED FOR DISRUPTION OF THEIR NORMAL OPERATIONS.
- PROVIDE TEMPORARY BARRICADES AND OTHER FORMS OF PROTECTION AS REQUIRED TO PROTECT THE PUBLIC DURING THE CONSTRUCTION PROCESS. THE OWNER AND GENERAL CONTRACTOR SHALL REVIEW AND SELECT APPROPRIATE METHODS.
- PROVIDE BY-PASS CONNECTIONS AS NECESSARY TO MAINTAIN CONTINUITY OF SERVICES TO OCCUPIED AREAS OF BUILDING. PROVIDE MINIMUM OF 72 HOURS ADVANCE NOTICE TO OWNER AND ADJACENT PROPERTY OWNERS IF SHUT-DOWN OF SERVICES IS NECESSARY.
- PROTECT FROM DAMAGE, EXISTING WORK THAT IS TO REMAIN. PROMPTLY REPAIR DAMAGE CAUSED TO EXISTING ADJACENT FACILITIES.
- CONDUCT WORK IN A MANNER TO ASSURE MINIMUM INTERFERENCE WITH ROADS, STREETS, WALKS, AND OTHER ADJACENT OCCUPIED FACILITIES. DO NOT CLOSE, BLOCK OR OTHERWISE OBSTRUCT STREETS, WALKS, OR OTHER OCCUPIED FACILITIES WITHOUT WRITTEN PERMISSION FROM THE OWNER OR AUTHORITIES HAVING JURISDICTION.
- DO NOT SCALE DRAWINGS. ANY DIMENSIONAL CLARIFICATION SHALL BE MADE BY THE ARCHITECT UPON NOTIFICATION BY THE CONTRACTOR.
- ALL CONTRACTORS SHALL VISIT THE "PROJECT" TO BECOME FAMILIAR WITH EXISTING CONDITIONS AND THE SCOPE OF WORK PRIOR TO SUBMITTING BIDS.
- PROVIDE ALL MATERIALS, EQUIPMENT, TOOLS, TRANSPORTATION AND LABOR REQUIRED TO COMPLETE THE WORK.
- THE OWNER, ARCHITECT AND AGENTS THEREOF ASSUME NO RESPONSIBILITY FOR THE DISCOVERY, PRESENCE, HANDLING, REMOVAL OR DISPOSAL OF HAZARDOUS MATERIALS, INCLUDING ASBESTOS, MOLD, AND PCB'S. NOTIFY THE OWNER IMMEDIATELY IF SUCH HAZARDOUS MATERIALS ARE DISCOVERED. IF HAZARDOUS MATERIALS ARE ENCOUNTERED DURING DEMOLITION WORK, COMPLY WITH APPLICABLE REGULATIONS, LAWS, AND ORDINANCES CONCERNING REMOVAL, HANDLING, AND PROTECTION AGAINST EXPOSURE OR ENVIRONMENTAL POLLUTION.
- IF UNANTICIPATED ARCHITECTURAL, MECHANICAL, ELECTRICAL OR STRUCTURAL ELEMENTS WHICH CONFLICT WITH INTENDED FUNCTION OR DESIGN ARE ENCOUNTERED, IMMEDIATELY INVESTIGATE AND MEASURE BOTH NATURE AND EXTENT OF THE CONFLICT. SUBMIT REPORT TO THE OWNER AND ARCHITECT FOR REVIEW AND DIRECTION PRIOR TO CONTINUING WITH THE WORK.
- NOT USED.
- THE DRAWINGS ARE COMPLEMENTARY; WHAT IS REQUIRED BY ONE SHALL BE BINDING AS IF REQUIRED BY ALL.
- PROVIDE PROTECTIVE MEASURES AS REQUIRED TO PROVIDE FREE AND SAFE PASSAGE OF PUBLIC TO AND FROM OCCUPIED PORTIONS OF THE ADJACENT BUILDINGS.
- UPON COMPLETION OF THE WORK, REMOVE TOOLS, EQUIPMENT, PROTECTIONS AND DEMOLISHED MATERIALS FROM SITE. REMOVE PROTECTIONS AND LEAVE PROJECT AREA BROOM CLEAN. SITE AND BUILDINGS TO BE LEFT CLEAN AND FREE OF DEBRIS AT PROJECT COMPLETION.
- REMOVE DEBRIS, RUBBISH AND OTHER MATERIALS RESULTING FROM DEMOLITION OPERATIONS. TRANSPORT AND LEGALLY DISPOSE OF MATERIALS OFF-SITE.
- ITEMS INDICATED TO BE REMOVED BUT OF SALVABLE VALUE TO THE CONTRACTOR MUST BE REMOVED FROM THE BUILDING PRIOR TO COMMENCEMENT OF BUILDING DEMOLITION WORK. TRANSPORT ITEMS FROM SITE AS THEY ARE REMOVED. STORAGE OR SALE OF REMOVED ITEMS ON SITE WILL IS NOT PERMITTED.
- WHERE INDICATED ON DRAWINGS AS "SALVAGE", CAREFULLY REMOVE INDICATED ITEMS, CLEAN, STORE, AND TURN OVER TO OWNER.
- COORDINATE PROPOSED METHODS AND SEQUENCES OF OPERATIONS FOR DEMOLITION WORK WITH THE OWNER PRIOR TO COMMENCEMENT OF WORK. INCLUDE COORDINATION FOR SHUT-OFFS, CAPPING AND CONTINUATION OF UTILITY SERVICES AND DETAILS FOR DUST AND NOISE CONTROL.
- PROVIDE TEMPORARY WEATHER PROTECTION DURING INTERVAL BETWEEN DEMOLITION AND REMOVAL OF EXISTING CONSTRUCTION ON EXTERIOR SURFACES, AND INSTALLATION OF NEW CONSTRUCTION TO INSURE THAT NO WATER LEAKAGE OR DAMAGE OCCURS TO STRUCTURE OR INTERIOR AREAS.
- USE WATER SPRINKLING, TEMPORARY ENCLOSURES, AND OTHER SUITABLE METHODS TO LIMIT DUST AND DIRT RISING AND SCATTERING IN AIR TO LOWEST PRACTICAL LEVEL. COMPLY WITH GOVERNING REGULATIONS PERTAINING TO ENVIRONMENTAL PROTECTION.
- PROVIDE INTERIOR AND EXTERIOR SHORING, BRACING, OR SUPPORT AS REQUIRED TO PREVENT MOVEMENT, SETTLEMENT, OR COLLAPSE OF STRUCTURE OR ELEMENT TO BE DEMOLISHED, AND, ADJACENT FACILITIES OR BUILDINGS NOTED TO REMAIN.
- CEASE OPERATIONS AND NOTIFY THE OWNER AND ARCHITECT IMMEDIATELY IF THE STRUCTURAL INTEGRITY OF THE BUILDING APPEARS TO BE COMPROMISED DURING DEMOLITION WORK OR NEW CONSTRUCTION. TAKE PRECAUTIONS TO SUPPORT STRUCTURE UNTIL DETERMINATION IS MADE FOR CONTINUING OPERATIONS.



D.Z.A.
ASSOCIATES, INC.

DESIGN FIRM # 184001714

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Rev. No.	Description	Date
1	ISSUED FOR CLIENT REVIEW	7/24/13
2	ISSUED FOR BID AND PERMIT	7/29/13

FACADE RENOVATION
AT

**DUNTON COURT
SHOPPING CENTER**

20-40 S. DUNTON STREET
ARLINGTON HEIGHTS, ILLINOIS

OVERALL SITE PLAN AND
SELECTIVE DEMOLITION AND
NEW WORK GENERAL
NOTES

Date:	7/24/13	Drawn By:	S.O.	Sheet No.:	D0.0
Project No.:	13.026	Rev. No.:	R.D.		

PLAN COMMISSION PROJECT TIMELINE

Project Name: Just Relax
PC Number: 13-023
Location: 38 S. Dunton Avenue
Requested Action:

1. *A Land Use Variation to allow a 1,120 square foot, foot massage establishment*

	Date	# of Business Days
Preliminary Meeting	09/12/13	
Awaiting Petitioner Plat and Sub Submittal	10/16/13	24
Plat and Sub Committee Meeting	10/23/13	5
Awaiting Petitioner PC Application	12/13/13	34
Plan Commission Application Submittal Date	12/13/13	
1 st Round Department Comments	12/31/13	10
Petitioner's Response to 1 st Round Comments	01/10/14	7
Public Hearing Notification	01/07/14	
Plan Commission Hearing	01/21/14	24 days from application date
Village Board	02/03/14	8

Note:

Legal notice; State Statue requires 15 to 30 days notice.