



**VILLAGE OF LINCOLNWOOD
PRESIDENT AND BOARD OF TRUSTEES
REGULAR MEETING
VILLAGE HALL COUNCIL CHAMBERS
7:30 P.M., MAY 20, 2014**

I. Call to Order

II. Pledge to the Flag

III. Roll Call

IV. Approval of Minutes

1. Board Meeting Minutes – May 6, 2014

V. Warrant Approval

VI. Village President's Report

1. Proclamation Regarding Arbor Day

VII. Consent Agenda (If any one wishes to speak to any matter on the Consent Agenda, a Speaker's Request Form must be completed, presented to the Village Clerk, and the matter will be removed from the Consent Agenda and added to Regular Business.)

1. Approval of an Ordinance Amending Section 6-5-20 of the Village Code Pertaining to Public Notice Requirements for Applications for Parkway Parking Areas (Appears on the Consent Agenda because it is a Routine Function of Government)
2. Approval of an Ordinance Amending the Zoning Ordinance Regarding Firearms Shooting Ranges, Health Clubs, and Recreational Facilities (Appears on the Consent Agenda because it was Discussed at a Previous Village Board Meeting)
3. Approval of a Resolution Authorizing the Village Manager to Execute an Intergovernmental Agreement with Cook County for Access to its Geographic Information System (Appears on the Consent Agenda because it is a Routine Function of Government)
4. Approval of a Resolution to Purchase Two 2015 Ford F-250 XL Pick-up Trucks through the Northwest Municipal Conference Suburban Purchasing Cooperative Program Contract #142 from Currie Motors Fleet of Frankfort, IL in the Amount of \$71,387 (Appears on the Consent Agenda because it is through a Joint Purchasing Cooperative)

VIII. Regular Business

5. Consideration of a Recommendation by the Traffic Commission to Amend Chapter 7, Article 2, Section 24 of the Municipal Code Pertaining to Commercial Vehicle Parking
6. Consideration of a Recommendation by the Plan Commission Concerning a Moratorium on Residential Development within the Lincoln Avenue Overlay Districts
7. Consideration of a Recommendation by the Plan Commission to Adopt an Ordinance Amending Various Sections of the Zoning Code Regarding Commercial, Institutional and Civic Building Design Standards and the Lincoln Avenue Overlay District

IX. Manager's Report

X. Board, Commission, and Committee Reports

XI. Village Clerk's Report

XII. Trustee Reports

XIII. Public Forum

XIV. Executive Session

An Executive Session is Requested to Discuss Land Acquisition and Potential Litigation

XV. Adjournment

DATE POSTED: May 16, 2014

All Village Board meetings are broadcast live to residents on Comcast Cable Channel 6, AT&T U-VERSE Channel 99, and online at Lincolnwood.tv at 7:30 p.m. Rebroadcasts of Village Board meetings can be viewed one week following the live broadcast at 1:00 p.m. and 7:30 p.m. on cable television or online at Lincolnwood.tv.

**VILLAGE OF LINCOLNWOOD
PRESIDENT AND BOARD OF TRUSTEES
REGULAR MEETING
VILLAGE HALL COUNCIL CHAMBERS
MAY 6, 2014**

Draft

Call to Order

Village President Gerald Turry called the Regular Meeting of the Lincolnwood Board of Trustees to order at 7:45PM, Tuesday, May 6, 2014 in the Council Chambers of the Municipal Complex, 6900 North Lincoln Avenue, Village of Lincolnwood, County of Cook, and State of Illinois.

Pledge to the Flag

The Corporate Authorities and all persons in attendance recited the Pledge of Allegiance to the flag of our country.

Roll Call

On roll call by Village Clerk Beryl Herman the following were:

PRESENT: President Turry, Trustees Sprogis-Marohn, Cope, Leftakes, Klatzco, Elster, Patel

ABSENT: None

A quorum was present.

Also present: Timothy Wiberg, Village Manager; Douglas Petroschius, Assistant Village Manager; Chuck Meyer, Assistant to the Village Manager; Charles Greenstein, Village Treasurer; Paul Eisterhold, Plan Commission Chair; Aaron Cook, Community Development Manager; Timothy Clarke, Director of Community Development; Donald Gelfund, Traffic Commission Chair.

Approval of Minutes

The minutes of the April 17, 2014 regular Village Board meeting had been distributed in advance and were examined. Trustee Elster moved to approve the minutes, Trustee Sprogis-Marohn seconded the motion. The motion passed by Voice Vote.

Warrant Approval

Trustee Klatzco moved to approve Warrants in the amount of \$1,223,383.63, Trustee Leftakes seconded the motion.

Upon Roll Call by the Village Clerk the results were:

AYES: Trustees Klatzco, Leftakes, Cope, Elster, Patel, Sprogis-Marohn

NAYS: None

The motion passed

Village President's Report

1. Presentation of the Vehicle Sticker Award

President Turry presented this award to Chloe Babcock and her family. The family will also receive one vehicle sticker at no charge. Congratulations to Chloe and thanks to Andy MacCrimmon, Lincoln Hall Art teacher.

2. President Turry announced these upcoming meetings:

- Board of Fire and Police Commission Meetings – Wednesday, May 7th and Thursday, May 8 at 5PM – Village Board Conference Room
 - Human Relations Commission – Monday, May 12 at 7PM in Village Hall Council Chambers
 - Park and Recreation Board Meeting – Tuesday, May 13 at 7PM in Village Hall Council Chambers
 - Village Board Meeting – Tuesday, May 20 at 7:30PM in Council Chambers
- Committee of the Whole will commence at 6:30

Please check the Village Calendar on the Village Website for any Possible Changes

Consent Agenda

- 1. Approval of a Resolution Accepting the Village Board’s Strategic Plan for 2014 – 2016**
- 2. Approval of a Resolution to Award a Bid for the Purchase of 800 Tons of Bulk Rock Salt in the Amount of \$60,688 to Cargill, Inc.**
- 3. Approval of a Resolution Awarding a Bid for Sidewalk Replacement Services in the Amount of \$4.18 Per Square Foot of Existing Sidewalk, \$13.00 Per Linear Foot of Curb and \$160.00 Per ADA Tile to Suburban Concrete**

Trustee Klatzco moved to approve the Consent Agenda as presented. Trustee Leftakes seconded the motion.

Upon Roll Call the results were:

AYES: Trustees Klatzco, Leftakes, Cope, Patel, Elster, Sprogis-Marohn

NAYS: None

The motion passed

Regular Business

4. A Public Hearing Concerning a Proposed Amendment to the Lincoln-Touhy Tax Increment Finance (TIF) District

President Turry opened the Public Hearing.

This item was presented by Mr. Clarke.

Proposed Amendment – Lincoln Touhy TIF District

*Requested by Developer of Proposed Shoppes at Lincoln Pointe to Include Entire Development within TIF District

*Recommended Unanimously by Economic Development Commission

*Recommended Unanimously by Intergovernmental Joint Review Board

Proposed Amendment

*Modifies TIF Boundary to Add:

- Two Lincoln Avenue Office Properties to the North
- Adjacent Commonwealth Edison Property to the West

*No Change to TIF Budget

No Change to TIF Duration

Diagrams of the TIF area were exhibited with proposed additions

Qualification of Proposed Area

*Kane McKenna and Associates Report finds that the area qualifies for TIF designation under “Conservation Area” criteria

- At least 50% of structures 35 years or older
- At least three of 13 qualifying factors must be present

Qualification of Proposed Amendment Area

*Seven of 13 Qualifying Factors Found Present:

- Excessive Vacancies
- Obsolescence
- Lagging EAV
- Deleterious Layout
- Lack of Community Planning
- Deterioration
- Inadequate Utilities

Notice of Public Hearing

- *Published Twice – Lincolnwood Review
- *Certified Mail – All Property Owners in district and proposed areas
- *Regular Mail – All Residents within 750 feet of proposed boundary
 - Lincolnwood and Skokie
- *Certified Notice to all overlapping Tax districts

Draft Amended Plan/Qualification Report

- *Document available for public review since February 19, 2014
 - Available in person at Village Hall
 - Available on Village Website
- *Distributed to all overlapping taxing districts
- *Considered by Intergovernmental Joint Review Board

Next Steps

- *Receive Public Comment
- *Close Public Hearing
- *Consider Adoption of Amendment
 - Three ordinances must be introduced no sooner than 14 days, but not later than 90 days after conclusion of Public Hearing
 - Majority vote of Village Board needed to adopt Ordinances to approve amendment

Questions from Trustee Cope, Mr. Clarke provided clarification.
Costs incurred will be absorbed by North Capitol.

Trustee Leftakes moved to close the Public Hearing, seconded by Trustee Patel.

The motion passed with a Voice Vote.

The Village Attorney will work to have documents prepared within time parameters required.

Trustee Cope moved to have the attorney prepare said documents, seconded by Trustee Leftakes.

The motion passed with a Voice Vote.

5. Consideration of an Ordinance Eliminating Certain Conditions Contained in Ordinance 95-2199 that Prohibits Parking along the Keystone Side of the Airoom Building at 6825 North Lincoln Avenue and in the Adjacent Keystone Avenue Right-Of-Way

This item was presented by Mr. Clarke who reviewed background.

The Zoning Board of Appeals recommended by a 4 to 3 vote that the Village Attorney be directed to prepare an Ordinance. Recent revision to the Ordinance was presented. The Village Attorney made changes as needed. This elimination of conditions would now allow an applicant to come before the Board.

Trustee Patel moved to approve the Ordinance, as amended per counsel, seconded by Trustee Klatzco.

Upon Roll Call the Results were:

AYES: Trustees Patel, Klatzco, Sprogis-Marohn, President Turry

NAYS: Trustees Leftakes, Elster Cope

6 Consideration of a Recommendation by the Plan Commission Regarding Certain Zoning Ordinance Text Amendments to Section 2.02 (Definitions), Table 4.01.1 (Permitted and Special Uses in All Zoning Districts), Section 4.07 (Additional Use Standards for Business and Office Districts), Section 4.08 (Additional Use Standards for M-B Light Manufacturing/Business District), and Table 7.10.01 (Off-Street Parking Schedule) of the Zoning Code all to Modify the Existing Definition of “Health Club or Private Recreation” and to add a Definition and Off-Street Parking Requirements for Firearms Shooting Range and to add Firearms Shooting Range as a Special Use in Certain Zoning Districts

This item was presented by Mr. Cook using PowerPoint.

Proposed

*November 9, 2012

- Village Board Refers Matter to Plan Commission via Resolution No. R2012-1710

*February 6, March 6 and May 1, 2013

- Plan Commission continues matter without discussion

*July 10, November 6, 2013, February 5 and April 2, 2014

- Plan Commission Discusses Matter Concluding with a Recommendation to Amend Code

*Specific Purpose of Text Amendment Referral

- Exclude Firearms Shooting Ranges from existing definition of “Health Clubs and Private Recreation”
- Establish “Firearms Shooting Range” as a Special Use in the M-B Zoning District

Public Testimony Received During Hearing

*Testimony Received from Residents

- Charles Halevi (July 10, 2013)
- Zvie Lieberman (November 6, 2013)

July 10, 2013 – Plan Commission Hearing

*Commission Reviewed Draft Definition of “Firearms Shooting Range”

- Expressed Desire for More Clarity
- Expressed Desire to Develop Additional New Standards for Firearms Shooting Ranges

*Commission Reviewed Previously Proposed 800 Foot Minimum Separation from Park Zoned and Residential Zoned Property

- Some Commissioners Advocated Elimination of Separation Requirement
- Some Commissioners Advocated Lesser Separation Distance

November 6, 2013 – Plan Commission Hearing

*Plan Commission Reviewed and Concurred with Revised Definitions

- “Firearms Shooting Range” “Health Club” and “Private Recreation”

*Some Commissioners Advocated Expanding “Firearms Shooting Range” as a Special Use in B-1, B-2, B-3, O-1 Districts as well as M-B District

- One Member Objected to Proposal
- No Consensus Reached on Appropriate Districts

*Commission Reviewed and Commented on 1st Draft of Additional Standards

February 5, 2014 – Plan Commission Hearing

*Plan Commission Reviewed Shooting Range Separation Requirements

- Concluded Minimum 250 Foot Distance Between “Firearms Shooting Range” and Park Zoned and Residential Zoned Property
- Concluded Minimum One Mile Separation Between any Two “Firearms Shooting Range” Uses

*Commission Revised Draft Additional Standards Requirements

*Commission Reviewed Proposed Off Street Parking Requirement for “Firearms Shooting Range”

Residential and Park Separation maps were exhibited.

April 2, 2014 – Plan Commission Hearing

*Commission

- Modified Proposed Off –Street Parking Requirement
- Finalized New Additional Standards for Shooting Ranges
- Completed Public Hearing and Formed Recommendation

Commission Recommendation

By 4-1 Vote Commission Recommends Zoning Code Text Amendments to

*Section 2 Definitions

- To add definitions for “Commercial Recreational Facility”, “Firearms Shooting Range” and revised definition for “Health Club”

*Table 4.01.1 Land Use Table

- To add Firearm Shooting Range as Special Use in B-1, B-2, B-3,O-1 and M-B Zoning Districts

*Section 4.08 and 4.09 Additional Standards

- To add new standards for Firearm Shooting Ranges

*Table 7.10.1 Off-Street Parking Requirements

- To add new parking standard for Firearm Shooting Ranges

Recommended New Definitions

Section 2.02 Definitions – Add the following new definitions

*Commercial Recreational Facility:

A privately owned for-profit commercial facility designed and equipped to provide customary leisure time or recreational activities, such as bowling, swimming, miniature golf, paintball, indoor go-karts, ice skating, tennis, racquetball and similar activities. For purposes of this Ordinance, a Firearms Shooting Range is not a Commercial Recreational Facility.

***Firearms Shooting Range:**

A specialized indoor facility used in whole or in part for the safe shooting practice of firearms (as that term is defined pursuant to the Illinois Firearm Owners Identification Card Act, 4:30 ILCS 65/0.01 et seq., as may be amended)

Recommended New Definitions

Section 2.02 Definitions:

*Health Club – A business establishment which: (i) promotes physical fitness; (ii) contains equipment and gymnasias for body exercising or other facilities intended to improve physical fitness, diet weight control and/or health; and (iii) is generally utilized by members who pay a periodic fee for facility access and use. For purposes of this Ordinance, a Firearms Shooting Range is not a Health Club.

Current existing definition to be deleted.

Recommended Amendments to Land Use Table were presented.

Recommended Amendments to Off-Street Parking Schedule were presented.

Recommended Additional Standards for Firearms Shooting Ranges (Summary)

- 250 Foot Distance Between “Firearms Shooting Range” and Park Zoned and Residential Zoned Property
- 1 Mile Separation Between Any 2 “Firearms Shooting Ranges”
- Range design standards must conform with requirements of US Department of Energy’s Range Design Criteria
- Range must conform with requirements of US Occupational Safety and Health Administration
- Must operate under a Safety Plan, approved by Police Chief, which contains specific range safety requirements
- Must comply with a Security Plan approved by the Police Chief
- Must comply with all applicable federal, state and Village Noise requirements
- Must comply with all EPA and IEPA lead requirements
- Supervision of the range required at all times by a certified Range Safety Officer
- Assault Weapons are prohibited
- Drugs and Alcohol prohibited from Range
- Minors prohibited except when in custody of parent, grandparent, legal guardian, firearms instructor or another adult age 18 or older with supervisory authority over minor
- FOID Card required to operate firearm within shooting range, unless participating in a training course or is a minor as otherwise permitted
- \$5 million general liability and property insurance required with Village as an additional insured
- Various application requirements concerning statements of ownership and past experience with shooting ranges

Plan Commission Recommendation

By 4-1 Vote, Commission Recommends Zoning Code Text Amendments to

***Section 2 Definitions**

- To add definitions for “Commercial Recreational Facility”, “Firearms Shooting Range” and Revised Definition for “Health Club”

*Table 4.01.1 Land Use Table

- To add Firearm Shooting Range as Special Use in B-1, B-2, B-3, O-1 and M-B Zoning Districts

*Section 4.08 and 4.09 Additional Standards

- To add new standards for Firearm Shooting Ranges

*Table 7.10.1 Off-Street Parking Requirements

- To add new parking standard for Firearm Shooting Range

Trustee Klatzco moved to direct the Village Attorney to prepare an Ordinance consistent with the recommendation of the Plan Commission with two exceptions: Firearms Shooting Ranges limited to M-B District and distance if 800 feet required between ranges seconded by Trustee Patel.

Upon Roll Call the Results were:

AYES: Trustees Klatzco, Patel, Sprogis-Marohn, Cope, Elster, Leftakes

NAYS: None The motion passed.

7. Consideration of a Recommendation by the Plan Commission Regarding Various Zoning Ordinance Text Amendments and Off-Street Parking Requirements

This item was presented by Mr. Cook.

Proposed Zoning Text Amendment

Concerning various definitions and off-street parking requirements

Amendment to Sections 2.02 and Table 7.10.1

Public Hearing Process

*December 4, 2012

- Village Board referred matter to Plan Commission

*February 6, March 6, May 1 and June 5, 2013

- Plan Commission continued matter without discussion

*August 7, October 2, 2013 January 22 and April 2, 2014

- Plan Commission discussed matter concluding with a recommendation to amend Code

*Intended Purpose of Text Amendments

- Clarify and eliminate redundant or confusing Text within Definitions for “Banquet Facility”, “Banquet Hall”, “Fence, semi-private or private fence” and “Façade”
- Clarify and make consistent “Restaurant” and “Restaurant, Fast Food or Carryout”

August 7, 2013 Plan Commission Hearing

*Testimony received from Trustee Cope

- Draft Modification to Restaurant Definitions Would Not Provide Desired Clarity

- “Restaurant, Fast-Food and Carryout Restaurant” Uses Should be Made Special Uses

*Plan Commission Directed Staff to Survey nearby Communities for Definitions Concerning Restaurant Uses

October 2, 2013 Plan Commission Hearing

Commission Reviewed Restaurant Research

Commission preferred definitions used in Skokie Zoning Ordinance

- Carryout Restaurant
- Limited Service Restaurant
- Full Service Restaurant

Requested Staff to Review Lincolnwood Restaurants Using Skokie Definitions

Concurred with Skokie Off-Street Parking Requirements

Carryout Restaurant: One space/300SF

Limited Service and Full Service Restaurants: One space/ 100 SF

Commission Reviewed “Banquet Facility, Banquet Hall” and Staff Recommendation to Eliminate Except for Definition, Term not found elsewhere in Code

- Commission concluded no change or elimination needed

Commission Reviewed “Fence, Semi-Private or Semi-Private Fence” Definition

- Commission Recommended Minor Modification to Clarify Style of Fence Permitted

Commission Reviewed “Façade” Definition

- Staff Noted Current Definition Unclear/Confusing When Applying Design Requirements
- Commission Directed Staff to Prepare Definition for “Elevation” to Clarify

January 22, 2014 Plan Commission Hearing

- Commission Reiterated Preference to Adopt Skokie Zoning Definitions for Restaurants
- Commission Reviewed and Finalized Off-Street Parking Requirements for Restaurant Types
- Commission Expressed No Desire to Review/Change Treatment of Restaurant Types (Permitted vs. Special Use)
- Hearing Continued for Staff to Finalize Proposed Language for Amendments

April 2, 2014 Plan Commission Hearing

By 4-0 Vote, Commission Recommends Text Amendments to:

Section 2 Definitions

*Modify definitions for

- Fence, Semi-Private or Semi-Private Fence
- Façade
- Restaurants

*Add definition for

- Elevation

Table 7.10.1 Off-Street Parking Schedule

- Modify off-street parking requirements for restaurants

Recommended Definitions

Section 2.02 Definitions:

- Fence, Semi-Private, or Semi-Private Fence: A Fence which is not a Solid Fence nor an Open Fence. These types of fences are restricted to board on board also known as and shadow box types. The open space between vertical fence boards shall not exceed 85% of the width of the boards on the same side of the fence
- Façade: The exterior wall of a building facing a public or private street and public access drives but shall exclude alleyways
- Elevation: The external face of a building or structure

Recommended Restaurant Definitions

Section 2.02 Definitions

- “Restaurant, carryout: Any establishment where the primary purpose of the operation is the preparation and service of food and/or beverages for immediate consumption off the premises; however, up to five seats may be provided for patrons”

- “Restaurant, limited service: An establishment that provides food and/or beverage services (except carryout restaurants) where patrons order or select items and pay before eating/drinking. Includes cafeterias, which use cafeteria style serving equipment, a refrigerated area, and self-service beverage dispensing equipment, and which display food and drink items in a continuous cafeteria line.”

- Restaurant, full-service: An establishment that provides food services to patrons who order and are served while seated and pay after eating.”

Discussion ensued regarding parking requirements.

Trustee Cope moved to direct the Village Attorney to draft an Ordinance consistent with the Plan Commission recommendation, seconded by Trustee Leftakes.

Upon Roll Call the Results were:

AYES: Trustees Cope, Leftakes, Patel, Klatzco, Elster, Sprogis-Marohn

NAYS: None

The motion passed.

Manager’s Report

None

Board and Commissions Report

None

Village Clerk’s Report

None

Trustees Report

Trustee Klatzco announced that the Human Relations Commission is still looking for a new member.

Public Forum

None

Adjournment to Executive Session

Trustee Leftakes moved to adjourn the Regular Meeting to Executive Session for the purpose of discussion of land acquisition at 9:30PM, seconded by Trustee Elster

Upon Roll Call the Results were:

AYES: Trustees Leftakes, Elster, Patel, Cope, Sprogis-Marohn, Klatzco

NAYS: None

The motion passed

Reconvention

President Turry reconvened the Regular Board Meeting at 10:43PM.

Adjournment

At 10:44 Trustee Elster moved to adjourn the Regular Board Meeting, seconded by Trustee Leftakes.

The motion passed with a Voice Vote

Respectfully Submitted,

Beryl Herman
Village Clerk

TO: President and the Board of Trustees

FROM: Timothy C. Wiberg, Village Manager

SUBJECT: Warrant Approval

DATE: May 16, 2014

The following are the totals for the List of Bills being presented at the May 20th Village Board meeting.

5/20/2014	234,895.48
5/20/2014	618,503.78
5/20/2014	369,594.66
5/20/2014	\$40,070.32
Total	<hr/> \$ 1,263,064.24

Accounts Payable To Be Paid Proof List



User: jmm
 Printed: 05/13/2014 - 3:21 PM
 Batch: 200-05-2014

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Audio Visual Systems, Inc										
AUDIOVIS										
51430	04/23/2014	999.00	0.00	05/20/2014	Total Info renewal for Leightronix		-		No	0000
101-250-511-5340	Maintenance Agreement Expense									
	51430 Total:	999.00								
	AUDIOVIS Total:	999.00								
Audio Visual Systems, Inc Total:		999.00								
Blackboard Connect, Inc.										
BLACKBOA										
1118038	12/23/2012	8,528.00	0.00	05/20/2014	Mass notification Nov 12 thru Nov 13		-		No	0000
215-000-512-5410	R&M - communications equipment									
	1118038 Total:	8,528.00								
	BLACKBOA Total:	8,528.00								
Blackboard Connect, Inc. Total:		8,528.00								
Bound Tree Medical, LLC										
BOUND										
70192605	05/01/2014	-59.92	0.00	05/20/2014	Credit		-		No	0000
101-350-512-5660	EMS supplies									
	70192605 Total:	-59.92								
81417197	05/02/2014	189.04	0.00	05/20/2014	Restraint straps, statpacks		-		No	0000
101-350-512-5660	EMS supplies									
	81417197 Total:	189.04								
	BOUND Total:	129.12								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Bound Tree Medical, LLC Total:		129.12								
Canon Solutions America, Inc										
CANONSOL										
902184817	04/29/2014	52.84	0.00	05/20/2014	One carton Paper for PLT		-		No	0000
101-240-517-5570	Professional associations									
902184817	04/29/2014	13.60	0.00	05/20/2014	Shipping		-		No	0000
101-240-517-5570	Professional associations									
	902184817 Total:	66.44								
988213735	04/30/2014	270.78	0.00	05/20/2014	Maintenance for plotter - April		-		No	0000
101-210-511-5440	R&M - office equipment									
	988213735 Total:	270.78								
	CANONSOL Total:	337.22								
Canon Solutions America, Inc Total:		337.22								
Cassidy Tire										
CASSIDYT										
3182067	04/25/2014	420.42	0.00	05/20/2014	Tires for Squad 1120		-		No	0000
101-300-512-5480	R&M - vehicles									
	3182067 Total:	420.42								
3182110	04/28/2014	420.42	0.00	05/20/2014	Tires for Squad 213		-		No	0000
101-300-512-5480	R&M - vehicles									
	3182110 Total:	420.42								
3182128	04/30/2014	140.14	0.00	05/20/2014	Tires for Squad 1122		-		No	0000
101-300-512-5480	R&M - vehicles									
	3182128 Total:	140.14								
	CASSIDYT Total:	980.98								
Cassidy Tire Total:		980.98								
CDW Government										
CDWGOV										
LK07228	04/23/2014	352.19	0.00	05/20/2014	Adobe Acrobat for Code Enforcement		-		No	0000
101-000-210-2650	Contractor Permits Payable									
	LK07228 Total:	352.19								
LL37946	04/25/2014	6,048.20	0.00	05/20/2014	Network Switch for PD, Fire, CD		-		No	0000
101-250-511-6530	Equipment - data processing									
	LL37946 Total:	6,048.20								
LL59592	04/25/2014	7,518.13	1.00	05/20/2014	Barracuda Backup Server		-		00000524No	0001
101-250-511-6530	Equipment - data processing									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
LL59592	04/25/2014	6,500.00	1.00	05/20/2014	Barracuda Backup Server		-		00000524No	0002
660-620-519-5730	Program supplies									
	LL59592 Total:	14,018.13								
LN25930	04/30/2014	853.58	0.00	05/20/2014	Windows License		-		No	0000
101-250-511-5340	Maintenance Agreement Expense									
	LN25930 Total:	853.58								
	CDWGOV Total:	21,272.10								
	CDW Government Total:	21,272.10								
Chicago Metropolitan Fire Prev										
CHGOMETR										
78378	04/30/2014	10,320.00	10.00	05/20/2014	Wireless radio transmitters		-		00000513No	0001
101-350-512-6571	Equipment Wireless Radio Syste									
	78378 Total:	10,320.00								
78526	04/25/2014	740.00	0.00	05/20/2014	April wireless radio network		-		No	0000
101-350-512-5411	R&M- Wireless Alarm Equipment									
	78526 Total:	740.00								
	CHGOMETR Total:	11,060.00								
	Chicago Metropolitan Fire Prev Total:	11,060.00								
Christensen Animal Hospital										
CHRISTAH										
177239	04/18/2014	167.56	0.00	05/20/2014	Animal impound fees		-		No	0000
101-300-512-5210	Animal control									
	177239 Total:	167.56								
	CHRISTAH Total:	167.56								
	Christensen Animal Hospital Total:	167.56								
Clark Baird Smith, LLP										
CLARKBAI										
4486	05/05/2014	405.80	0.00	05/20/2014	Legal services for personnel matters		-		No	0000
101-230-511-5399	Other professional services									
	4486 Total:	405.80								
	CLARKBAI Total:	405.80								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Clark Baird Smith, LLP Total:		405.80								
D'Original Juzz Dance Group										
DORIGINA										
522014	05/02/2014	406.00	0.00	05/20/2014	3/7 Drop in		-		No	0000
205-504-515-5270	Purchased program services									
522014	05/02/2014	539.00	0.00	05/20/2014	3/14 Drop in		-		No	0000
205-504-515-5270	Purchased program services									
522014	05/02/2014	623.00	0.00	05/20/2014	3/21 Drop in		-		No	0000
205-504-515-5270	Purchased program services									
522014	05/02/2014	476.00	0.00	05/20/2014	3/28 Drop in		-		No	0000
205-504-515-5270	Purchased program services									
522014	05/02/2014	336.00	0.00	05/20/2014	4/4 Drop in		-		No	0000
205-504-515-5270	Purchased program services									
522014	05/02/2014	980.00	0.00	05/20/2014	4/11 Drop in		-		No	0000
205-504-515-5270	Purchased program services									
522014	05/02/2014	679.00	0.00	05/20/2014	4/25 Drop in		-		No	0000
205-504-515-5270	Purchased program services									
522014	05/02/2014	44.80	0.00	05/20/2014	104308.C Full registration		-		No	0000
205-504-515-5270	Purchased program services									
	522014 Total:	4,083.80								
	DORIGINA Total:	4,083.80								
D'Original Juzz Dance Group Total:		4,083.80								
Fedex Office										
FEDEXOFF										
362700003465	04/14/2014	21.33	0.00	05/20/2014	Lamination of Village documents		-		No	0000
101-400-511-5730	Program supplies									
	362700003465 Total:	21.33								
794943364282	04/15/2014	20.25	0.00	05/20/2014	Shipping to vendor		-		No	0000
660-620-519-5730	Program supplies									
	794943364282 Total:	20.25								
	FEDEXOFF Total:	41.58								
Fedex Office Total:		41.58								
Galls Incorporated										
GALLS										
1845282	04/16/2014	25.29	0.00	05/20/2014	Uniform allowance		-		No	0000
101-300-512-5070	Uniform allowance									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	1845282 Total:	25.29								
1854145	04/18/2014	85.25	0.00	05/20/2014	Uniform allowance		-		No	0000
101-300-512-5070	Uniform allowance									
	1854145 Total:	85.25								
1863616	04/21/2014	25.00	0.00	05/20/2014	Uniform allowance		-		No	0000
101-300-512-5070	Uniform allowance									
	1863616 Total:	25.00								
	GALLS Total:	135.54								
	Galls Incorporated Total:	135.54								
Gateway EDI										
GATEWAY										
7108051400	05/01/2014	152.15	0.00	05/20/2014	Claims transaction fee for ambulance inv		-		No	0000
101-000-410-4315	Ambulance & EMS fees									
	7108051400 Total:	152.15								
	GATEWAY Total:	152.15								
	Gateway EDI Total:	152.15								
Gewalt Hamilton Associates Inc										
GEWALT										
9232.000-227	05/08/2014	601.00	0.00	05/20/2014	General Consulting - April		-		No	0000
101-290-511-5920	Administration Engineer Costs									
9232.000-227	05/08/2014	312.00	0.00	05/20/2014	NPDES Permit issues		-		No	0000
660-620-562-6400	Sewer system const/imprv									
	9232.000-227 Total:	913.00								
9232.355-9	05/08/2014	3,852.50	0.00	05/20/2014	Pratt Street Light construction		-		No	0000
213-000-561-5340	Engineering									
	9232.355-9 Total:	3,852.50								
9232.407-6	05/08/2014	2,562.21	0.00	05/20/2014	Pratt and Central Signal Phase 2		-		No	0000
212-000-511-5320	Consulting									
	9232.407-6 Total:	2,562.21								
9232.77-6	05/08/2014	1,346.53	0.00	05/20/2014	Street Light Design Year 4		-		No	0000
213-000-561-5340	Engineering									
	9232.77-6 Total:	1,346.53								
	GEWALT Total:	8,674.24								
	Gewalt Hamilton Associates Inc Total:	8,674.24								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Graham C-Stores Company										
GRAHAM										
INV-53747	05/01/2014	625.00	0.00	05/20/2014	Car Washes - Feb thru April 2014		-		No	0000
101-300-512-5480	R&M - vehicles									
	INV-53747 Total:	625.00								
	GRAHAM Total:	625.00								
Graham C-Stores Company Total:		625.00								
Hart Marianna										
HART										
05082014	05/08/2014	268.00	0.00	05/20/2014	Refund - Adventure Camp		-		No	0000
205-000-210-2430	Parks and Recs Control Deposit									
	05082014 Total:	268.00								
	HART Total:	268.00								
Hart Marianna Total:		268.00								
IL Municipal Retirement Fund										
ZZIMRF										
05092014	05/09/2014	19,009.60	0.00	05/20/2014	Employee - April		-		No	0000
102-000-210-2023	Employee IMRF withholding									
05092014	05/09/2014	46,087.67	0.00	05/20/2014	Employer - April		-		No	0000
102-000-210-2023	Employee IMRF withholding									
05092014	05/09/2014	2,634.58	0.00	05/20/2014	SLEP - Retired Police Chief		-		No	0000
101-300-512-5080	Pension - regular									
	05092014 Total:	67,731.85								
	ZZIMRF Total:	67,731.85								
IL Municipal Retirement Fund Total:		67,731.85								
John E Reid & Associates										
JREID										
149576	04/28/2014	200.00	0.00	05/20/2014	Polygraph services for applicant		-		No	0000
101-200-511-5599	Other contractual									
	149576 Total:	200.00								
	JREID Total:	200.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
John E Reid & Associates Total:		200.00								
Kruzel Henry										
KRUZEL										
05062014	05/06/2014	64.00	0.00	05/20/2014	Refund - Classes		-		No	0000
205-000-210-2430	Parks and Recs Control Deposit									
	05062014 Total:	64.00								
	KRUZEL Total:	64.00								
Kruzel Henry Total:		64.00								
Lowe's Business Acc/GECF										
LOWES										
07784	04/22/2014	34.90	0.00	05/20/2014	Bungee cord, safety hasps, nuts, bolts		-		No	0000
101-350-512-5799	Other materials & supplies									
	07784 Total:	34.90								
08022	04/28/2014	220.66	0.00	05/20/2014	Vacuum cleaner, tarps		-		No	0000
101-350-512-5799	Other materials & supplies									
	08022 Total:	220.66								
	LOWES Total:	255.56								
Lowe's Business Acc/GECF Total:		255.56								
Maine-Niles Association of Spe										
MNASR										
14-049	03/28/2014	56.31	0.00	05/20/2014	Inclusion services - March B		-		No	0000
205-580-515-5270	Purchased program services									
	14-049 Total:	56.31								
14-064	04/30/2014	24,911.00	0.00	05/20/2014	General contribution		-		No	0000
205-580-515-5270	Purchased program services									
	14-064 Total:	24,911.00								
	MNASR Total:	24,967.31								
Maine-Niles Association of Spe Total:		24,967.31								
Marc Printing										
MARCP										
04302014	04/30/2014	515.57	0.00	05/20/2014	Postage - Water bills Cycle 2 and 4		-		No	0000
660-610-519-5720	Postage									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	04302014 Total:	515.57								
	MARCP Total:	515.57								
	<hr/>									
	Marc Printing Total:	515.57								
	<hr/>									
North Suburban Employee Benefi										
NSEBENEF										
Apr-14	05/08/2014	64,501.00	0.00	05/20/2014	Employee health insurance PPO - April		-		No	0000
102-000-210-2027	Health insurance premium withh				14					
	Apr-14 Total:	64,501.00								
	NSEBENEF Total:	64,501.00								
	<hr/>									
	North Suburban Employee Benefi Total:	64,501.00								
	<hr/>									
Patino Diana										
PATINO										
05092014	05/09/2014	51.00	0.00	05/20/2014	Refund - Swim lesson		-		No	0000
205-000-210-2430	Parks and Recs Control Deposit									
	05092014 Total:	51.00								
	PATINO Total:	51.00								
	<hr/>									
	Patino Diana Total:	51.00								
	<hr/>									
Robbins, Salomon & Patt, LTD										
RS&PLTD										
175654	05/09/2014	525.00	0.00	05/20/2014	Municipal Prosecution/Traffic - April		-		No	0000
101-230-511-5399	Other professional services									
	175654 Total:	525.00								
175658	05/09/2014	1,662.00	0.00	05/20/2014	Adjudicative Hearings - April		-		No	0000
101-230-511-5399	Other professional services									
	175658 Total:	1,662.00								
	RS&PLTD Total:	2,187.00								
	<hr/>									
	Robbins, Salomon & Patt, LTD Total:	2,187.00								
	<hr/>									
Shore Galleries										
SHOREGAL										
93512	04/25/2014	21.95	0.00	05/20/2014	Uniform allowance		-		No	0000
101-300-512-5070	Uniform allowance									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	93512 Total:	21.95								
	SHOREGAL Total:	21.95								
	Shore Galleries Total:	21.95								
Sun-Times Media/Pioneer Press										
PIONEPRS										
758953-01	04/10/2014	502.40	0.00	05/20/2014	Public Hearing - TIF		-		No	0000
101-240-517-5510	Advertising									
	758953-01 Total:	502.40								
762787-01	04/14/2014	104.80	0.00	05/20/2014	7017 Central Park - Special Use		-		No	0000
101-240-517-5510	Advertising									
	762787-01 Total:	104.80								
762794-01	04/17/2014	94.40	0.00	05/20/2014	7177 Lincoln - Special Use		-		No	0000
101-240-517-5510	Advertising									
	762794-01 Total:	94.40								
762805-01	04/17/2014	89.60	0.00	05/20/2014	6900 N Lincoln - Text Ammendment		-		No	0000
101-240-517-5510	Advertising									
	762805-01 Total:	89.60								
	PIONEPRS Total:	791.20								
	Sun-Times Media/Pioneer Press Total:	791.20								
T.P.I. Building Code Consultan										
TPI										
7093	05/02/2014	3,646.25	0.00	05/20/2014	Plan Review - April		-		No	0000
101-240-517-5399	Other professional services									
7093	05/02/2014	8,365.50	0.00	05/20/2014	In House - April		-		No	0000
101-240-517-5399	Other professional services									
	7093 Total:	12,011.75								
	TPI Total:	12,011.75								
	T.P.I. Building Code Consultan Total:	12,011.75								
Tomic Stojanka										
TOMIC										
05062014	05/06/2014	90.00	0.00	05/20/2014	Refund - Tennis		-		No	0000
205-000-210-2430	Parks and Recs Control Deposit									
	05062014 Total:	90.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
TOMIC Total:		90.00								
Tomic Stojanka Total:		90.00								
TransUnion Risk and Alternativ										
TRANSUN										
5568811-0514	05/01/2014	8.75	0.00	05/20/2014	Background research - April 2014		-		No	0000
101-300-512-5399	Other professional services									
	5568811-0514 Total:	8.75								
	TRANSUN Total:	8.75								
TransUnion Risk and Alternativ Total:		8.75								
U-Line										
ULINE										
580418411	04/09/2014	57.63	0.00	05/20/2014	One carton Green HD for Plan		-		No	0000
101-240-517-5570	Professional associations									
	580418411 Total:	57.63								
	ULINE Total:	57.63								
U-Line Total:		57.63								
United Resource Systems										
UNITEDRE										
5275	04/30/2014	445.20	0.00	05/20/2014	Ambulance billing fee - April		-		No	0000
101-350-512-4315	Ambulance & EMS fees									
	5275 Total:	445.20								
	UNITEDRE Total:	445.20								
United Resource Systems Total:		445.20								
VCG Uniform										
VCGUNIFO										
10295	04/28/2014	7.95	0.00	05/20/2014	Uniform allowance		-		No	0000
101-300-512-5070	Uniform allowance									
	10295 Total:	7.95								
10296	04/28/2014	56.80	0.00	05/20/2014	Uniform allowance		-		No	0000
101-300-512-5070	Uniform allowance									
	10296 Total:	56.80								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
10297	04/28/2014	202.75	0.00	05/20/2014	Uniform allowance		-			No 0000
101-300-512-5070	Uniform allowance									
	10297 Total:	202.75								
	VCGUNIFO Total:	267.50								
	VCG Uniform Total:	267.50								
Verizon Wireless										
VERIZON										
9723626022	04/16/2014	1,439.52	0.00	05/20/2014	Cell Phones - Mar 17 thru Apr 16		-			No 0000
101-210-511-5580	Telephone									
9723626022	04/16/2014	45.44	0.00	05/20/2014	Cell Phones - Mar 17 thru Apr 16		-			No 0000
205-508-515-5580	Telephone									
9723626022	04/16/2014	39.60	0.00	05/20/2014	Cell Phones - Mar 17 thru Apr 16		-			No 0000
205-520-515-5580	Telephone									
9723626022	04/16/2014	61.58	0.00	05/20/2014	Cell Phones - Mar 17 thru Apr 16		-			No 0000
205-530-515-5580	Telephone									
9723626022	04/16/2014	34.08	0.00	05/20/2014	Cell Phones - Mar 17 thru Apr 16		-			No 0000
205-560-515-5580	Telephone									
9723626022	04/16/2014	0.23	0.00	05/20/2014	Cell Phones - Mar 17 thru Apr 16		-			No 0000
205-550-515-5270	Purchased program services									
9723626022	04/16/2014	212.47	0.00	05/20/2014	Cell Phones - Mar 17 thru Apr 16		-			No 0000
101-000-210-2650	Contractor Permits Payable									
9723626022	04/16/2014	464.79	0.00	05/20/2014	Cell Phones - Mar 17 thru Apr 16		-			No 0000
660-610-519-5580	Telephone									
9723626022	04/16/2014	570.41	0.00	05/20/2014	Cell Phones - Mar 17 thru Apr 16		-			No 0000
101-250-511-5580	Telephone									
	9723626022 Total:	2,868.12								
	VERIZON Total:	2,868.12								
	Verizon Wireless Total:	2,868.12								
	Report Total:	234,895.48								

Accounts Payable To Be Paid Proof List



User: jmm
Printed: 05/15/2014 - 10:05 AM
Batch: 201-05-2014

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Advanced Data Technologies										
ADT										
0028784-IN	04/30/2014	7,922.08	1.00	05/20/2014	Installation of wireless local network		-		00000525No	0001
101-250-511-6530	Equipment - data processing									
0028784-IN	04/30/2014	3,901.92	1.00	05/20/2014	Installation of wireless local network		-		00000525No	0002
660-620-519-5730	Program supplies									
	0028784-IN Total:	11,824.00								
	ADT Total:	11,824.00								
Advanced Data Technologies Total:		11,824.00								
Air One Equipment										
AIRONE										
94896	04/25/2014	192.40	0.00	05/20/2014	Air compressor maintenance		-		No	0000
101-350-512-5430	R&M - Fire & EMS equipment									
	94896 Total:	192.40								
	AIRONE Total:	192.40								
Air One Equipment Total:		192.40								
Alexander Chemical Corporation										
ALEXANDE										
SLS10017540	04/24/2014	1,350.00	0.00	05/20/2014	Chlorine tabs replaced from pump		-		No	0000
660-620-519-5635	Chemicals - water system									
	SLS10017540 Total:	1,350.00								
	ALEXANDE Total:	1,350.00								
Alexander Chemical Corporation Total:		1,350.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Amazon										
AMAZON										
153035044167	03/13/2014	53.99	0.00	05/20/2014	Floor mat for Finance		-		No	0000
101-210-511-5700	Office supplies									
	153035044167 Total:	53.99								
180784643457	04/09/2014	82.97	0.00	05/20/2014	Equipment for Conference room		-		No	0000
101-250-511-6530	Equipment - data processing									
	180784643457 Total:	82.97								
182080421062	03/22/2014	17.31	0.00	05/20/2014	Labels for handicap parking		-		No	0000
101-200-511-5799	Other materials & supplies									
	182080421062 Total:	17.31								
19789150160	04/04/2014	8.03	0.00	05/20/2014	Equipment for Conference room		-		No	0000
101-250-511-6530	Equipment - data processing									
	19789150160 Total:	8.03								
	AMAZON Total:	162.30								
	Amazon Total:	162.30								
American Charge Service										
AMERCHAR										
04242014	04/24/2014	83.00	0.00	05/20/2014	Taxi coupons - April		-		No	0000
205-570-515-5280	Subsidized taxi program									
	04242014 Total:	83.00								
	AMERCHAR Total:	83.00								
	American Charge Service Total:	83.00								
American First Aid Services										
AFAS INC										
161083	05/02/2014	68.39	0.00	05/20/2014	First Aid refills		-		No	0000
101-400-511-5730	Program supplies									
	161083 Total:	68.39								
	AFAS INC Total:	68.39								
	American First Aid Services Total:	68.39								
ARRP Trucking & Hauling Inc										
ARRP										
7314	04/18/2014	514.00	0.00	05/20/2014	2 loads dirt hauled out for water breaks		-		No	0000
660-620-519-5599	Other contractual									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	7314 Total:	514.00								
	ARRP Total:	514.00								
	ARRP Trucking & Hauling Inc Total:	514.00								
Auto Zone										
AUTOZ										
5247904525	04/28/2014	32.73	0.00	05/20/2014	Gasket sealer		-		No	0000
101-440-513-5480	R&M - vehicles									
	5247904525 Total:	32.73								
	AUTOZ Total:	32.73								
	Auto Zone Total:	32.73								
Baseball Racks										
BASEBALL										
14-2344	04/22/2014	598.14	0.00	05/20/2014	Tunnel net for baseball fields		-		No	0000
205-430-515-5730	Program supplies									
	14-2344 Total:	598.14								
	BASEBALL Total:	598.14								
	Baseball Racks Total:	598.14								
Bound Tree Medical, LLC										
BOUND										
81411717	04/28/2014	816.16	0.00	05/20/2014	Restraint straps, test strips, statpacks		-		No	0000
101-350-512-5660	EMS supplies									
	81411717 Total:	816.16								
	BOUND Total:	816.16								
	Bound Tree Medical, LLC Total:	816.16								
Buy The Yard, Inc.										
BUYTHE										
102	04/14/2014	150.00	0.00	05/20/2014	Mulch		-		No	0000
101-160-511-5680	Landscaping supplies									
	102 Total:	150.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	BUYTHE Total:	150.00								
	Buy The Yard, Inc. Total:	150.00								
Cassidy Tire CASSIDYT 3180770 101-440-513-5480	01/22/2014 R&M - vehicles 3180770 Total:	280.39 280.39 280.39	0.00	05/20/2014	Inner tubes, computer balance		-		No	0000
	Cassidy Tire Total:	280.39								
Cherny Svetlana CHERRY 04292014 205-000-210-2430	04/29/2014 Parks and Recs Control Deposit 04292014 Total:	24.00 24.00 24.00	0.00	05/20/2014	Refund - Senior pool pass		-		No	0000
	CHERRY Total:	24.00								
	Cherny Svetlana Total:	24.00								
Clarke Timothy M CLARKE REIM042514TCL 101-240-517-5830	04/25/2014 Lodging REIM042514TCL Total:	895.52 895.52 895.52	0.00	05/20/2014	Planning Assoc Conference -Reimb/Lodg		-		No	0000
REIM042514TCM 101-240-517-5840	04/25/2014 Meals REIM042514TCM Total:	250.00 250.00 250.00	0.00	05/20/2014	Planning Assoc Conference - Reimb/Meals		-		No	0000
REIM042514TCMM 101-240-517-5850	04/25/2014 Purchased transportation REIM042514TCMM Total:	50.00 50.00 50.00	0.00	05/20/2014	Planning Assoc Conference - Reimb/Misc		-		No	0000
REIM042514TCMT 101-240-517-5850	04/25/2014 Purchased transportation REIM042514TCMT Total:	20.00 20.00 20.00	0.00	05/20/2014	Planning Assoc Conference - Reimb/Trans		-		No	0000
	CLARKE Total:	1,215.52								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Clarke Timothy M Total:		1,215.52								
Computer Explorers										
COMPUTER										
1347	04/28/2014	735.00	0.00	05/20/2014	MINECRAFT computer class		-		No	0000
205-502-515-5270	Purchased program services									
	1347 Total:	735.00								
	COMPUTER Total:	735.00								
Computer Explorers Total:		735.00								
Emalfarb Maria										
EMALFM										
04292014	04/29/2014	406.66	0.00	05/20/2014	Reimbursement - Ovepayment		-		No	0000
101-350-512-4315	Ambulance & EMS fees				ambulance					
	04292014 Total:	406.66								
	EMALFM Total:	406.66								
Emalfarb Maria Total:		406.66								
Eterno, Attorney at Law David										
ETERNO										
11382	05/02/2014	787.50	0.00	05/20/2014	Adjudication hearing officer - April		-		No	0000
101-230-511-5399	Other professional services									
	11382 Total:	787.50								
	ETERNO Total:	787.50								
Eterno, Attorney at Law David Total:		787.50								
Fedex										
FEDEX										
804114716523	04/22/2014	31.63	0.00	05/20/2014	Shipping - Legal		-		No	0000
101-210-511-5720	Postage									
	804114716523 Total:	31.63								
830114639890	04/24/2014	24.00	0.00	05/20/2014	Shipping - IDOT		-		No	0000
101-440-513-5730	Program supplies									
	830114639890 Total:	24.00								
	FEDEX Total:	55.63								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	Fedex Total:	55.63								
<hr/>										
Fleet Safety Supply										
FLEETS										
58142910	12/13/2013	391.52	0.00	05/20/2014	ABS Valves		-		No	0000
101-350-512-5430	R&M - Fire & EMS equipment									
	58142910 Total:	391.52								
	FLEETS Total:	391.52								
<hr/>										
	Fleet Safety Supply Total:	391.52								
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GE Capital										
GECAPITA										
60634764	04/28/2014	37.53	0.00	05/20/2014	Copier - Parks		-		No	0000
205-500-515-5440	R&M - office equipment									
	60634764 Total:	37.53								
60634765	04/28/2014	37.53	0.00	05/20/2014	Copier - Parks		-		No	0000
205-500-515-5440	R&M - office equipment									
	60634765 Total:	37.53								
	GECAPITA Total:	75.06								
<hr/>										
	GE Capital Total:	75.06								
<hr/>										
General Code, LLC										
GENERAL										
BILL00013959	04/21/2014	991.33	0.00	05/20/2014	Supplement No 14 updates to code		-		No	0000
101-110-511-5550	Ordinance codification									
	BILL00013959 Total:	991.33								
	GENERAL Total:	991.33								
<hr/>										
	General Code, LLC Total:	991.33								
<hr/>										
Golf Mill Ford										
GOLFMILL										
352591P	04/23/2014	105.46	0.00	05/20/2014	Tube assembly for Truck #48		-		No	0000
660-620-519-5480	R&M - vehicles									
	352591P Total:	105.46								
	GOLFMILL Total:	105.46								
<hr/>										

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Golf Mill Ford Total:		105.46								
Hydraulic Pneumatic Corp										
HYDRAULI										
24672	04/29/2014	1,620.00	0.00	05/20/2014	Ladder rack piston repair		-		No	0000
101-350-512-5430	R&M - Fire & EMS equipment									
	24672 Total:	1,620.00								
	HYDRAULI Total:	1,620.00								
Hydraulic Pneumatic Corp Total:		1,620.00								
IRMA										
IRMA										
SALES0013264	04/30/2014	21,834.61	0.00	05/20/2014	Apr monthly deductible		-		No	0000
101-210-511-5260	Liability insurance									
	SALES0013264 Total:	21,834.61								
SALES0013309	04/30/2014	8,223.46	0.00	05/20/2014	Apr optional deductible		-		No	0000
101-210-511-5260	Liability insurance									
	SALES0013309 Total:	8,223.46								
	IRMA Total:	30,058.07								
IRMA Total:		30,058.07								
JCK Contractors										
JCKCONT										
13439	04/26/2014	1,400.00	0.00	05/20/2014	4 loads top soil		-		No	0000
101-440-513-5680	Landscaping supplies									
	13439 Total:	1,400.00								
	JCKCONT Total:	1,400.00								
JCK Contractors Total:		1,400.00								
Jimenez Corazon										
JIMENEZ										
04292014	04/29/2014	180.00	0.00	05/20/2014	Refund - shelter rental		-		No	0000
205-000-210-2430	Parks and Recs Control Deposit									
	04292014 Total:	180.00								
	JIMENEZ Total:	180.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Jimenez Corazon Total:		180.00								
Lands' End Business Outfitters										
LANDSEND										
4214438	10/02/2013	57.90	0.00	05/20/2014	Office clothing - Finance		-		No	0000
101-210-511-5700	Office supplies									
	4214438 Total:	57.90								
	LANDSEND Total:	57.90								
Lands' End Business Outfitters Total:		57.90								
Lowe's Home Centers										
LOWESHOM										
05052014	05/05/2014	503,289.02	0.00	05/20/2014	Annual Economic Incentive Payment		-		No	0000
218-000-517-5911	Economic Dev RE Tax Agreement				#11					
	05052014 Total:	503,289.02								
	LOWESHOM Total:	503,289.02								
Lowe's Home Centers Total:		503,289.02								
Lurvey Landscape Supply										
LURVEY										
T1-10050647	04/30/2014	1,581.00	0.00	05/20/2014	Mulch		-		No	0000
101-420-511-5680	Landscaping supplies									
	T1-10050647 Total:	1,581.00								
T1-10050649	04/30/2014	3,162.00	0.00	05/20/2014	Mulch for Lincoln Medians		-		No	0000
101-440-513-5680	Landscaping supplies									
	T1-10050649 Total:	3,162.00								
T1-10050650	04/30/2014	2,750.00	0.00	05/20/2014	Pine fine much for pool		-		No	0000
205-430-515-5680	Landscaping supplies									
	T1-10050650 Total:	2,750.00								
T1-10050673	04/30/2014	1,714.40	0.00	05/20/2014	Evergreens for Village Hall		-		No	0000
101-420-511-5680	Landscaping supplies									
	T1-10050673 Total:	1,714.40								
T1-10050677	04/30/2014	2,007.00	0.00	05/20/2014	Flowers for Parks		-		No	0000
205-430-515-5680	Landscaping supplies									
	T1-10050677 Total:	2,007.00								
	LURVEY Total:	11,214.40								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Lurvey Landscape Supply Total:		11,214.40								
Marc Printing										
MARCP										
108002	04/17/2014	474.48	0.00	05/20/2014	Mailing water bills - Residential & Comm		-		No	0000
660-610-519-5720	Postage									
	108002 Total:	474.48								
108003	04/17/2014	20.73	0.00	05/20/2014	Postage difference for April bills		-		No	0000
660-610-519-5720	Postage									
	108003 Total:	20.73								
	MARCP Total:	495.21								
Marc Printing Total:		495.21								
Meade Electric Company Inc										
MEADELEC										
664901	04/28/2014	1,482.68	0.00	05/20/2014	Street light repair at various locations		-		No	0000
101-440-513-5290	Street lights & traffic signal									
	664901 Total:	1,482.68								
664902	04/28/2014	1,124.52	0.00	05/20/2014	Street light repair at Touhy & Crawford		-		No	0000
101-440-513-5290	Street lights & traffic signal									
	664902 Total:	1,124.52								
664903	04/28/2014	2,125.00	0.00	05/20/2014	Street light repair at various locations		-		No	0000
101-440-513-5290	Street lights & traffic signal									
	664903 Total:	2,125.00								
664904	04/28/2014	249.12	0.00	05/20/2014	Street light repair at various locations		-		No	0000
101-440-513-5290	Street lights & traffic signal									
	664904 Total:	249.12								
664905	04/28/2014	3,259.37	0.00	05/20/2014	Street light repair at various locations		-		No	0000
101-440-513-5290	Street lights & traffic signal									
	664905 Total:	3,259.37								
664906	04/28/2014	1,591.65	0.00	05/20/2014	Street light repair at Lincoln & Touhy		-		No	0000
101-440-513-5290	Street lights & traffic signal									
	664906 Total:	1,591.65								
664907	04/28/2014	5,330.43	0.00	05/20/2014	Street light repair at 6870 Crawford		-		No	0000
101-440-513-5290	Street lights & traffic signal									
	664907 Total:	5,330.43								
664908	04/28/2014	5,576.37	0.00	05/20/2014	Street light repair at various locations		-		No	0000
101-440-513-5290	Street lights & traffic signal									
	664908 Total:	5,576.37								
	MEADELEC Total:	20,739.14								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Meade Electric Company Inc Total:		20,739.14								
MES										
MES										
00508178_SNV	03/28/2014	46.65	0.00	05/20/2014	Kochek Gauge		-		No	0000
101-350-512-5430	R&M - Fire & EMS equipment									
	00508178_SNV Total:	46.65								
00517012_SNV	04/28/2014	140.76	0.00	05/20/2014	2.5" Line Gauge		-		No	0000
101-350-512-5430	R&M - Fire & EMS equipment									
	00517012_SNV Total:	140.76								
	MES Total:	187.41								
MES Total:		187.41								
MGP, Inc.										
MGPINC										
2201	04/30/2014	872.75	0.00	05/20/2014	GISC Staffing - April		-		No	0000
101-250-511-5599	Other contractual									
2201	04/30/2014	872.75	0.00	05/20/2014	GISC Staffing - April		-		No	0000
101-000-210-2650	Contractor Permits Payable									
2201	04/30/2014	1,746.50	0.00	05/20/2014	GISC Staffing - April		-		No	0000
660-620-519-5599	Other contractual									
	2201 Total:	3,492.00								
	MGPINC Total:	3,492.00								
MGP, Inc. Total:		3,492.00								
O'Leary's Contractor Equip										
OLEARYS										
108854	04/28/2014	2,379.00	0.00	05/20/2014	Hose ramp, brass, hose discharge		-		No	0000
205-430-515-5730	Program supplies									
	108854 Total:	2,379.00								
	OLEARYS Total:	2,379.00								
O'Leary's Contractor Equip Total:		2,379.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Orange Crush LLC										
ORANGCRH										
453287	04/24/2014	325.00	0.00	05/20/2014	Mod Surface		-		No	0000
213-000-561-5340	Engineering									
	453287 Total:	325.00								
453311	04/24/2014	359.55	0.00	05/20/2014	Mod Surface		-		No	0000
213-000-561-5340	Engineering									
	453311 Total:	359.55								
453371	04/24/2014	362.10	0.00	05/20/2014	Mod Surface		-		No	0000
213-000-561-5340	Engineering									
	453371 Total:	362.10								
453888	04/28/2014	253.47	0.00	05/20/2014	Mod Surface		-		No	0000
213-000-561-5340	Engineering									
	453888 Total:	253.47								
	ORANGCRH Total:	1,300.12								
	Orange Crush LLC Total:	1,300.12								
PAETEC										
PAETEC										
4758847	05/01/2014	394.41	0.00	05/20/2014	PRI/Public Works phone system		-		No	0000
660-610-519-5580	Telephone									
	4758847 Total:	394.41								
	PAETEC Total:	394.41								
	PAETEC Total:	394.41								
Paramedic Services of Illinois										
PARAMEDI										
4140	05/01/2014	1,600.00	0.00	05/20/2014	Code Enforcement Officer - 3/26-4/22		-		No	0000
101-300-512-5399	Other professional services									
	4140 Total:	1,600.00								
	PARAMEDI Total:	1,600.00								
	Paramedic Services of Illinois Total:	1,600.00								
ProSafety										
PROSAFET										
1/720490	04/17/2014	113.70	0.00	05/20/2014	Vest and gloves for Water Dept		-		No	0000
660-620-519-5730	Program supplies									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	1/720490 Total:	113.70								
2/777360	04/21/2014	1,196.85	0.00	05/20/2014	Vest and gloves for Water Dept		-		No	0000
660-620-519-5730	Program supplies									
	2/777360 Total:	1,196.85								
2/777400	04/21/2014	1,344.90	0.00	05/20/2014	Spray paint for Water Dept		-		No	0000
660-620-519-5730	Program supplies									
	2/777400 Total:	1,344.90								
	PROSAFET Total:	2,655.45								
	ProSafety Total:	2,655.45								
QSR Awards & Engravings, Inc.										
QSR AWARD										
8476	04/14/2014	110.00	0.00	05/20/2014	Boards & Commissions Dinner - Plaque		-		No	0000
101-100-511-5270	Purchased program services									
	8476 Total:	110.00								
	QSR AWARD Total:	110.00								
	QSR Awards & Engravings, Inc. Total:	110.00								
Russo Power Equipment										
RUSSO										
1900978	03/11/2014	227.71	0.00	05/20/2014	Pump fuel, muffler, spark plug		-		No	0000
101-440-513-5730	Program supplies									
	1900978 Total:	227.71								
1901605	03/12/2014	356.93	0.00	05/20/2014	Blade, spark plut, chain - stump machine		-		No	0000
101-440-513-5730	Program supplies									
	1901605 Total:	356.93								
1904153	03/15/2014	239.40	0.00	05/20/2014	Hexagon, slider, blade for Parks		-		No	0000
205-430-515-5730	Program supplies									
	1904153 Total:	239.40								
1945575	04/16/2014	1,870.12	0.00	05/20/2014	Curlex blanket, sod staples, grass seeds		-		No	0000
205-430-515-5680	Landscaping supplies									
	1945575 Total:	1,870.12								
1945576	04/16/2014	300.00	0.00	05/20/2014	Peat moss		-		No	0000
205-430-515-5680	Landscaping supplies									
	1945576 Total:	300.00								
1962083	04/28/2014	116.01	0.00	05/20/2014	Pulley, washer, nut bushings		-		No	0000
101-440-513-5730	Program supplies									
	1962083 Total:	116.01								
1962087	04/28/2014	429.90	0.00	05/20/2014	Curlex blanket		-		No	0000
101-440-513-5680	Landscaping supplies									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	1962087 Total:	429.90								
	RUSSO Total:	3,540.07								
	Russo Power Equipment Total:	3,540.07								
Something's Cooking, Ltd.										
SOMETHIN										
15416	04/28/2014	3,610.00	0.00	05/20/2014	Board and Commissions Dinner		-		No	0000
101-100-511-5270	Purchased program services									
15416	04/28/2014	100.00	0.00	05/20/2014	Tip		-		No	0000
101-100-511-5270	Purchased program services									
	15416 Total:	3,710.00								
	SOMETHIN Total:	3,710.00								
	Something's Cooking, Ltd. Total:	3,710.00								
Standard Equipment Company										
STANDARD										
C91973	04/24/2014	71.15	0.00	05/20/2014	Fittings for stump grinder		-		No	0000
101-440-513-5480	R&M - vehicles									
	C91973 Total:	71.15								
	STANDARD Total:	71.15								
	Standard Equipment Company Total:	71.15								
State Treasurer, IL Dept of Tr										
STATETIL										
41342	04/15/2014	5,590.75	0.00	05/20/2014	Maintenance for traffic control signals		-		No	0000
212-000-513-5290	Street lights & traffic signal									
	41342 Total:	5,590.75								
	STATETIL Total:	5,590.75								
	State Treasurer, IL Dept of Tr Total:	5,590.75								
Suburban Laboratories, Inc.										
SUBURB										
111497	04/15/2014	67.50	0.00	05/20/2014	Coliform testing and disinfectant		-		No	0000
660-620-519-5320	Consulting									
	111497 Total:	67.50								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
SUBURB Total:		67.50								
Suburban Laboratories, Inc. Total:		67.50								
Swid Sales Corp										
SWIDSALE										
27424	04/25/2014	301.73	0.00	05/20/2014	3 batteries for PW trucks		-		No	0000
660-620-519-5480	R&M - vehicles									
27424 Total:		301.73								
SWIDSALE Total:		301.73								
Swid Sales Corp Total:		301.73								
The Faucet Shoppe										
THEFAUCE										
36566	04/30/2014	260.00	0.00	05/20/2014	Trap stand for Pump House		-		No	0000
660-620-519-5405	R&M - buildings									
36566 Total:		260.00								
THEFAUCE Total:		260.00								
The Faucet Shoppe Total:		260.00								
Urhausen Greenhouse										
URHAUSEN										
04282014	04/28/2014	319.00	0.00	05/20/2014	Flowers for Madeline's garden		-		No	0000
101-160-511-5680	Landscaping supplies									
04282014 Total:		319.00								
URHAUSEN Total:		319.00								
Urhausen Greenhouse Total:		319.00								
Warehouse Direct										
WAREHOUS										
2294636-0	04/25/2014	328.00	0.00	05/20/2014	Mesh chair for PW coordinator		-		No	0000
660-610-519-5700	Office supplies									
2294636-0 Total:		328.00								
2301996-0	04/25/2014	1,029.36	0.00	05/20/2014	Office supplies		-		No	0000
101-350-512-5770	Training supplies									
2301996-0 Total:		1,029.36								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	WAREHOUS Total:	1,357.36								
	Warehouse Direct Total:	1,357.36								
Westmont Auto Parts										
WESTMONT										
3331	04/24/2014	496.00	0.00	05/20/2014	Rotors and pads		-		No	0000
101-300-512-5480	R&M - vehicles									
	3331 Total:	496.00								
	WESTMONT Total:	496.00								
	Westmont Auto Parts Total:	496.00								
Wilmette Truck										
WILMETRU										
367	04/01/2014	121.00	0.00	05/20/2014	Public Works Trucks safety inspection		-		No	0000
101-440-513-5480	R&M - vehicles									
	367 Total:	121.00								
	WILMETRU Total:	121.00								
	Wilmette Truck Total:	121.00								
Witzgall Rita										
WITZGALL										
04292014	04/29/2014	72.00	0.00	05/20/2014	Refund - CATS		-		No	0000
205-000-210-2430	Parks and Recs Control Deposit									
	04292014 Total:	72.00								
	WITZGALL Total:	72.00								
	Witzgall Rita Total:	72.00								
Work' N Gear, LLC										
WRKNGEAR										
HA26605	03/28/2014	349.98	0.00	05/20/2014	Clothing Allowance - PW		-		No	0000
660-620-519-5070	Uniform allowance									
	HA26605 Total:	349.98								
HA27906	05/02/2014	109.98	0.00	05/20/2014	Clothing Allowance - PW		-		No	0000
205-430-515-5070	Uniform allowance									
	HA27906 Total:	109.98								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
HA27907	05/02/2014	105.94	0.00	05/20/2014	Clothing Allowance - PW		-			No 0000
101-440-513-5070	Uniform allowance									
	HA27907 Total:	105.94								
	WRKNGEAR Total:	565.90								
	Work' N Gear, LLC Total:	565.90								
	Report Total:	618,503.78								

Accounts Payable To Be Paid Proof List

User: jmm
Printed: 05/15/2014 - 10:05 AM
Batch: 202-05-2014



Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Ace Hardware Skokie ACEHRDS										
182901	05/02/2014	1.50	0.00	05/20/2014	Washers for Water Dept		-		No	0000
660-620-519-5480	R&M - vehicles									
	182901 Total:	1.50								
182903	05/02/2014	3.00	0.00	05/20/2014	Washers for Water Dept		-		No	0000
660-620-519-5480	R&M - vehicles									
	182903 Total:	3.00								
	ACEHRDS Total:	4.50								
Ace Hardware Skokie Total:		4.50								
Active Electrical Supply Co., ACTIVELE										
10418708-00	05/01/2014	102.40	0.00	05/20/2014	Ballast for PD		-		No	0000
101-420-511-5405	R&M - buildings									
	10418708-00 Total:	102.40								
	ACTIVELE Total:	102.40								
Active Electrical Supply Co., Total:		102.40								
American First Aid Services AFAS INC										
161078	05/02/2014	11.42	0.00	05/20/2014	First Aid kit supplies		-		No	0000
101-350-512-5660	EMS supplies									
161078	05/02/2014	11.43	0.00	05/20/2014	First Aid kit supplies		-		No	0000
101-220-512-5799	Other materials & supplies									
	161078 Total:	22.85								
161080	05/02/2014	56.35	0.00	05/20/2014	First Aid supplies/replenish		-		No	0000
101-300-512-5730	Program supplies									
	161080 Total:	56.35								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
161081	05/02/2014	15.85	0.00	05/20/2014	First Aid for Community Center		-			No 0000
205-571-515-5730	Program supplies									
	161081 Total:	15.85								
161082	05/02/2014	24.95	0.00	05/20/2014	First Aid for Parks		-			No 0000
205-500-515-5700	Office supplies									
	161082 Total:	24.95								
	AFAS INC Total:	120.00								
American First Aid Services Total:		120.00								
Anderson Pest Solutions										
ANDERP										
2916256	05/01/2014	255.00	0.00	05/20/2014	Pest control services - May		-			No 0000
101-400-511-5210	Animal control									
	2916256 Total:	255.00								
	ANDERP Total:	255.00								
Anderson Pest Solutions Total:		255.00								
Assoc of Police Social Workers										
APSW										
APSW14-15	05/07/2014	40.00	0.00	05/20/2014	Social Worker - Membership		-			No 0000
101-300-512-5570	Professional associations									
	APSW14-15 Total:	40.00								
	APSW Total:	40.00								
Assoc of Police Social Workers Total:		40.00								
AT&T										
AT&T										
773R07163604	04/28/2014	77.39	0.00	05/20/2014	E 911 Telephone - 4/28-5/27		-			No 0000
215-000-512-5580	Telephone									
	773R07163604 Total:	77.39								
	AT&T Total:	77.39								
AT&T Total:		77.39								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
AT&T Global Services, Inc.										
AT&TGLOB										
IL815165	04/28/2014	14,165.85	0.00	05/20/2014	Annual Service contract		-		No	0000
215-000-512-5410	R&M - communications equipment									
	IL815165 Total:	14,165.85								
	AT&TGLOB Total:	14,165.85								
AT&T Global Services, Inc. Total:		14,165.85								
Back Flow Solutions Inc										
BFSINC										
2203	05/01/2014	688.60	0.00	05/20/2014	Program management fee for backflow		-		No	0000
660-620-519-5399	Other professional services									
	2203 Total:	688.60								
	BFSINC Total:	688.60								
Back Flow Solutions Inc Total:		688.60								
Blackboard Connect, Inc.										
BLACKBOA										
1154860	04/23/2014	8,528.00	0.00	05/20/2014	Mass notification service		-		No	0000
215-000-512-5410	R&M - communications equipment									
	1154860 Total:	8,528.00								
	BLACKBOA Total:	8,528.00								
Blackboard Connect, Inc. Total:		8,528.00								
Canon Solutions America, Inc										
CANONSOL										
988223451	05/02/2014	207.87	0.00	05/20/2014	Maintenance for copier - May		-		No	0000
101-210-511-5440	R&M - office equipment									
	988223451 Total:	207.87								
	CANONSOL Total:	207.87								
Canon Solutions America, Inc Total:		207.87								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Car Quest Auto Parts										
CARQ										
11838-112512	05/05/2014	107.19	0.00	05/20/2014	Replacement mirror		-		No	0000
205-430-515-5480	R&M - vehicles									
	11838-112512 Total:	107.19								
	CARQ Total:	107.19								
Car Quest Auto Parts Total:		107.19								
Case Lots, Inc.										
CASELOTS										
55983	05/06/2014	4,796.95	0.00	05/20/2014	Multi-fold towels, toilet tissue, bags		-		No	0000
101-420-511-5730	Program supplies									
	55983 Total:	4,796.95								
	CASELOTS Total:	4,796.95								
Case Lots, Inc. Total:		4,796.95								
Chicago Communications, LLC										
CHGOCOMM										
260043	05/02/2014	24.03	0.00	05/20/2014	C.C.S. Maintenance - June 2014		-		No	0000
101-400-511-5410	R&M - communications equipment									
260043	05/02/2014	27.06	0.00	05/20/2014	C.C.S. Maintenance - June 2014		-		No	0000
101-410-511-5410	R&M - communications equipment									
260043	05/02/2014	34.59	0.00	05/20/2014	C.C.S. Maintenance - June 2014		-		No	0000
205-430-515-5410	R&M - communications equipment									
260043	05/02/2014	39.59	0.00	05/20/2014	C.C.S. Maintenance - June 2014		-		No	0000
660-620-519-5410	R&M - communications equipment									
260043	05/02/2014	50.08	0.00	05/20/2014	C.C.S. Maintenance - June 2014		-		No	0000
101-440-513-5410	R&M - communications equipment									
	260043 Total:	175.35								
260055	05/02/2014	804.75	0.00	05/20/2014	Portable radio maintenance - June 2014		-		No	0000
101-300-512-5410	R&M - communications equipment									
	260055 Total:	804.75								
	CHGOCOMM Total:	980.10								
Chicago Communications, LLC Total:		980.10								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Classic Design Awards										
CLASSICD										
14-0481	05/02/2014	26.30	0.00	05/20/2014	Name plates		-		No	0000
101-200-511-5799	Other materials & supplies									
	14-0481 Total:	26.30								
	CLASSICD Total:	26.30								
Classic Design Awards Total:		26.30								
Eagle Engraving										
EAGLE										
2014-1141	05/05/2014	117.17	0.00	05/20/2014	Desk bars for EOC		-		No	0000
101-350-512-5730	Program supplies									
	2014-1141 Total:	117.17								
	EAGLE Total:	117.17								
Eagle Engraving Total:		117.17								
EC Link										
ECLINK										
10395	05/01/2014	4,980.00	0.00	05/20/2014	Annual Licensing for E Gov Services		-		No	0000
101-250-511-5340	Maintenance Agreement Expense									
	10395 Total:	4,980.00								
	ECLINK Total:	4,980.00								
EC Link Total:		4,980.00								
Emcor Services Team Mechanical										
EMCOR										
3041771	05/02/2014	2,500.00	0.00	05/20/2014	Preventive contract maintenance - May		-		No	0000
101-420-511-5405	R&M - buildings									
	3041771 Total:	2,500.00								
	EMCOR Total:	2,500.00								
Emcor Services Team Mechanical Total:		2,500.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Fastenal										
FASTENAL										
ILNIL39398	05/02/2014	149.83	0.00	05/20/2014	Shop supplies		-		No	0000
101-410-511-5730	Program supplies									
	ILNIL39398 Total:	149.83								
	FASTENAL Total:	149.83								
	<hr/>									
	Fastenal Total:	149.83								
	<hr/>									
Fedex										
FEDEX										
804144716512	05/01/2014	19.47	0.00	05/20/2014	Shipping - Legal		-		No	0000
101-210-511-5720	Postage									
	804144716512 Total:	19.47								
	FEDEX Total:	19.47								
	<hr/>									
	Fedex Total:	19.47								
	<hr/>									
First to the Finish										
FIRSTTO										
189732	04/08/2014	4,013.88	0.00	05/20/2014	Swim team swim suits		-		No	0000
205-562-515-5730	Program supplies									
189732	04/08/2014	337.50	0.00	05/20/2014	Shipping		-		No	0000
205-562-515-5730	Program supplies									
	189732 Total:	4,351.38								
	FIRSTTO Total:	4,351.38								
	<hr/>									
	First to the Finish Total:	4,351.38								
	<hr/>									
GE Capital										
GECAPITA										
60634766	04/28/2014	232.44	0.00	05/20/2014	Copier Public Works - May		-		No	0000
660-610-519-5340	Maintenance Agreement Expense									
60634766	04/28/2014	269.97	0.00	05/20/2014	Copier Parks - May		-		No	0000
205-500-515-5440	R&M - office equipment									
60634766	04/28/2014	232.44	0.00	05/20/2014	Copier Fire - May		-		No	0000
101-000-210-2650	Contractor Permits Payable									
60634766	04/28/2014	232.44	0.00	05/20/2014	Copier Police - May		-		No	0000
101-210-511-5440	R&M - office equipment									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
60634766	04/28/2014	232.45	0.00	05/20/2014	Copier Admin - May		-			No 0000
101-210-511-5440	R&M - office equipment									
60634766	04/28/2014	232.44	0.00	05/20/2014	Copier Finance - May		-			No 0000
660-610-519-5340	Maintenance Agreement Expense									
	60634766 Total:	1,432.18								
	GECAPITA Total:	1,432.18								
	<hr/>									
	GE Capital Total:	1,432.18								
	<hr/>									
Grainger										
GRAINGER										
9430034703	05/01/2014	70.20	0.00	05/20/2014	Spray nozzles for Water Dept		-			No 0000
660-620-519-5730	Program supplies									
	9430034703 Total:	70.20								
	GRAINGER Total:	70.20								
	<hr/>									
	Grainger Total:	70.20								
	<hr/>									
Intl City/County Mgt Asso										
ICMA										
505942	05/03/2014	200.00	0.00	05/20/2014	ICMA Membership renewal		-			No 0000
101-400-511-5570	Professional associations									
	505942 Total:	200.00								
	ICMA Total:	200.00								
	<hr/>									
	Intl City/County Mgt Asso Total:	200.00								
	<hr/>									
JG Uniforms Inc										
JGUNIFOR										
33760	05/06/2014	440.71	0.00	05/20/2014	Uniform allowance		-			No 0000
101-300-512-5070	Uniform allowance									
	33760 Total:	440.71								
33761	05/06/2014	168.63	0.00	05/20/2014	Uniform allowance		-			No 0000
101-300-512-5070	Uniform allowance									
	33761 Total:	168.63								
	JGUNIFOR Total:	609.34								
	<hr/>									
	JG Uniforms Inc Total:	609.34								
	<hr/>									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Landscape Concepts Management										
LANDSCAP										
68351	05/01/2014	2,700.00	0.00	05/20/2014	Landscaping maintenance for Centennial		-		No	0000
205-430-515-5250	Contract Maintenance									
	68351 Total:	2,700.00								
	LANDSCAP Total:	2,700.00								
Landscape Concepts Management Total:		2,700.00								
Lincolnwood Auto Const. Inc.										
LINCAC										
2004FordF150	05/02/2014	52.00	0.00	05/20/2014	Wheel cover for Squad		-		No	0000
101-300-512-5480	R&M - vehicles									
	2004FordF150 Total:	52.00								
2005FordVic	05/02/2014	73.00	0.00	05/20/2014	Wheel cover for Squad		-		No	0000
101-300-512-5480	R&M - vehicles									
	2005FordVic Total:	73.00								
	LINCAC Total:	125.00								
Lincolnwood Auto Const. Inc. Total:		125.00								
Lowe's Business Acc/GECF										
LOWES										
2748	05/06/2014	31.27	0.00	05/20/2014	Painters tape, masking tape, duct tape		-		No	0000
101-410-511-5730	Program supplies									
	2748 Total:	31.27								
2749	05/06/2014	10.42	0.00	05/20/2014	Batteries for Shop		-		No	0000
101-410-511-5730	Program supplies									
	2749 Total:	10.42								
2750	05/06/2014	226.91	0.00	05/20/2014	Shovel, bedding fork for Parks		-		No	0000
205-430-515-5745	Small tools									
	2750 Total:	226.91								
2838	05/07/2014	44.11	0.00	05/20/2014	Couplings for stump removal		-		No	0000
101-440-513-5730	Program supplies									
	2838 Total:	44.11								
2845	05/07/2014	19.97	0.00	05/20/2014	Patching compound, paint scraper for PD		-		No	0000
101-420-511-5405	R&M - buildings									
	2845 Total:	19.97								
6827	05/06/2014	97.16	0.00	05/20/2014	Straps, propane tanks for Streets		-		No	0000
101-440-513-5730	Program supplies									
	6827 Total:	97.16								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	LOWES Total:	429.84								
	Lowes Business Acc/GECF Total:	429.84								
Martin Lawrence										
MARTINL										
REIM051914LMM	05/19/2014	75.00	0.00	05/20/2014	Reimbursement - Meals		-		No	0000
101-300-512-5840	Meals									
	REIM051914LMM Total:	75.00								
	MARTINL Total:	75.00								
	Martin Lawrence Total:	75.00								
Nadig Newspapers										
NADIG										
68187	05/04/2014	450.00	0.00	05/20/2014	Legal notice - Parkway parking		-		No	0000
101-300-512-5510	Advertising									
	68187 Total:	450.00								
	NADIG Total:	450.00								
	Nadig Newspapers Total:	450.00								
National Seed										
NATSEED										
545062SI	05/02/2014	11,968.25	48.00	05/20/2014	48 Tons of Baseball Field Drying		-		00000519No	0001
205-430-515-5730	Program supplies				Materia					
	545062SI Total:	11,968.25								
	NATSEED Total:	11,968.25								
	National Seed Total:	11,968.25								
Northeastern IL Reg. Crime Lab										
NORTHEA										
835	04/28/2014	16,367.00	0.00	05/20/2014	Membership - 2014-15 Crime Lab		-		No	0000
101-300-512-5540	Intergovernmental fees & dues									
	835 Total:	16,367.00								
873	04/28/2014	3,000.00	0.00	05/20/2014	Maintenance Agreement FY 14/15		-		No	0000
101-300-512-5540	Intergovernmental fees & dues									
	873 Total:	3,000.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
NORTHEA Total:		19,367.00								
Northeastern IL Reg. Crime Lab Total:		19,367.00								
Northern Illinois Swim Confere										
NORTHERN										
2014LW1	04/11/2014	635.00	0.00	05/20/2014	Swim team ribbons		-		No	0000
205-562-515-5730	Program supplies									
2014LW1 Total:		635.00								
NORTHERN Total:		635.00								
Northern Illinois Swim Confere Total:		635.00								
Palatine Oil, Co, Inc.										
PALAT										
492545	05/02/2014	43.36	0.00	05/20/2014	Fuel usage		-		No	0000
101-420-511-5670	Fuel									
492545	05/02/2014	3,925.38	0.00	05/20/2014	Fuel usage		-		No	0000
101-300-512-5670	Fuel									
492545	05/02/2014	349.21	0.00	05/20/2014	Fuel usage		-		No	0000
101-350-512-5670	Fuel									
492545	05/02/2014	194.81	0.00	05/20/2014	Fuel usage		-		No	0000
101-400-511-5670	Fuel									
492545	05/02/2014	77.20	0.00	05/20/2014	Fuel usage		-		No	0000
101-410-511-5670	Fuel									
492545	05/02/2014	7.56	0.00	05/20/2014	Fuel usage		-		No	0000
101-420-511-5670	Fuel									
492545	05/02/2014	892.56	0.00	05/20/2014	Fuel usage		-		No	0000
101-440-513-5670	Fuel									
492545	05/02/2014	557.15	0.00	05/20/2014	Fuel usage		-		No	0000
205-430-515-5670	Fuel									
492545	05/02/2014	914.90	0.00	05/20/2014	Fuel usage		-		No	0000
660-620-519-5670	Fuel									
492545 Total:		6,962.13								
492546	05/02/2014	1,000.39	0.00	05/20/2014	Fuel usage		-		No	0000
101-350-512-5670	Fuel									
492546	05/02/2014	1,034.90	0.00	05/20/2014	Fuel usage		-		No	0000
101-440-513-5670	Fuel									
492546	05/02/2014	649.38	0.00	05/20/2014	Fuel usage		-		No	0000
205-430-515-5670	Fuel									
492546	05/02/2014	556.32	0.00	05/20/2014	Fuel usage		-		No	0000
660-620-519-5670	Fuel									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	492546 Total:	3,240.99								
	PALAT Total:	10,203.12								
	Palatine Oil, Co, Inc. Total:	10,203.12								
Paramedic Services of Illinois										
PARAMEDI										
4139	05/01/2014	221,536.10	0.00	05/20/2014	Services rendered for month of		-		No	0000
101-350-512-5220	Fire protection				5/31/2014					
	4139 Total:	221,536.10								
	PARAMEDI Total:	221,536.10								
	Paramedic Services of Illinois Total:	221,536.10								
Personnel Strategies, LLC										
PERSONNE										
05082014	05/08/2014	450.00	0.00	05/20/2014	Pre employment psychological		-		No	0000
101-200-511-5599	Other contractual				assessment					
	05082014 Total:	450.00								
	PERSONNE Total:	450.00								
	Personnel Strategies, LLC Total:	450.00								
Sam's Club										
SAMSCL										
4292014	04/29/2014	198.63	0.00	05/20/2014	May Club Kid snack		-		No	0000
205-520-515-5645	Concessions & food									
4292014	04/29/2014	18.35	0.00	05/20/2014	Drinks for Conference Room		-		No	0000
101-100-511-5840	Meals									
	4292014 Total:	216.98								
	SAMSCL Total:	216.98								
	Sam's Club Total:	216.98								
Stewart Schenita										
STEWARTS										
REIM051914SSM	05/19/2014	75.00	0.00	05/20/2014	Reimbursement - Meals		-		No	0000
101-300-512-5840	Meals									
	REIM051914SSM Total:	75.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
STEWARTS Total:		75.00								
Stewart Schenita Total:		75.00								
Sunshine Arts & Crafts										
SUNSHINE										
050114-9	05/01/2014	1,092.00	0.00	05/20/2014	Spring Art Class		-		No	0000
205-502-515-5270	Purchased program services									
	050114-9 Total:	1,092.00								
	SUNSHINE Total:	1,092.00								
Sunshine Arts & Crafts Total:		1,092.00								
Thompson Elevator Inspection S										
THOMPSON										
14-1435	04/30/2014	38.00	0.00	05/20/2014	1 semi annual elevator inspection		-		No	0000
101-240-517-5399	Other professional services									
	14-1435 Total:	38.00								
14-1436	05/01/2014	114.00	0.00	05/20/2014	3 semi annual elevator inspections		-		No	0000
101-240-517-5399	Other professional services									
	14-1436 Total:	114.00								
	THOMPSON Total:	152.00								
Thompson Elevator Inspection S Total:		152.00								
United States Postal Service										
USPOSTAL										
PB05092014	05/09/2014	52.05	0.00	05/20/2014	Pitney Bowes postage		-		No	0000
101-210-511-5720	Postage									
PB05092014	05/09/2014	8.11	0.00	05/20/2014	Pitney Bowes postage		-		No	0000
101-210-511-5720	Postage									
PB05092014	05/09/2014	24.00	0.00	05/20/2014	Pitney Bowes postage		-		No	0000
101-210-511-5720	Postage									
PB05092014	05/09/2014	244.84	0.00	05/20/2014	Pitney Bowes postage		-		No	0000
101-210-511-5720	Postage									
PB05092014	05/09/2014	38.30	0.00	05/20/2014	Pitney Bowes postage		-		No	0000
101-210-511-5720	Postage									
PB05092014	05/09/2014	37.32	0.00	05/20/2014	Pitney Bowes postage		-		No	0000
205-500-515-5720	Postage									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
PB05092014	05/09/2014	2.88	0.00	05/20/2014	Pitney Bowes postage		-			No 0000
205-500-515-5720	Postage									
PB05092014	05/09/2014	231.77	0.00	05/20/2014	Pitney Bowes postage		-			No 0000
101-210-511-5720	Postage									
PB05092014	05/09/2014	4.06	0.00	05/20/2014	Pitney Bowes postage		-			No 0000
101-210-511-5720	Postage									
PB05092014	05/09/2014	34.77	0.00	05/20/2014	Pitney Bowes postage		-			No 0000
660-610-519-5720	Postage									
	PB05092014 Total:	678.10								
	USPOSTAL Total:	678.10								
United States Postal Service Total:		678.10								
Vermont Systems, Inc.										
VERMONT										
43120	05/05/2014	300.00	0.00	05/20/2014	Payment for Rec Trac		-			No 0000
101-250-511-5340	Maintenance Agreement Expense									
	43120 Total:	300.00								
	VERMONT Total:	300.00								
Vermont Systems, Inc. Total:		300.00								
Village of Lincolnwood										
VOL										
PCS12014	04/30/2014	300.00	0.00	05/20/2014	Pool Concession Stand #1		-			No 0000
205-563-515-5649	Supplies									
	PCS12014 Total:	300.00								
PCS22014	04/30/2014	300.00	0.00	05/20/2014	Pool Concession Stand #2		-			No 0000
205-563-515-5649	Supplies									
	PCS22014 Total:	300.00								
PCS32014	04/30/2014	300.00	0.00	05/20/2014	Pool Concession Stand #3		-			No 0000
205-563-515-5649	Supplies									
	PCS32014 Total:	300.00								
PFD12014	04/30/2014	300.00	0.00	05/20/2014	Pool Front Desk 1		-			No 0000
205-560-515-5730	Program supplies									
	PFD12014 Total:	300.00								
PFD22014	04/30/2014	300.00	0.00	05/20/2014	Pool Front Desk 2		-			No 0000
205-560-515-5730	Program supplies									
	PFD22014 Total:	300.00								
	VOL Total:	1,500.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Village of Lincolnwood Total:		1,500.00								
Welding Supply Inc.										
WELDINGS										
885188	04/30/2014	5.70	0.00	05/20/2014	Helium Tank - May rental fee		-		No	0000
205-571-515-5730	Program supplies									
	885188 Total:	5.70								
	WELDINGS Total:	5.70								
Welding Supply Inc. Total:		5.70								
Wells Fargo Bank, N.A.										
SWANC										
4793	04/20/2014	959.76	0.00	05/20/2014	Fixed Costs - FY 2014 - June		-		No	0000
101-440-514-5230	Garbage & recycling									
4793	04/20/2014	21,869.37	0.00	05/20/2014	O & M Costs - FY 2014 - June		-		No	0000
101-440-514-5230	Garbage & recycling									
	4793 Total:	22,829.13								
	SWANC Total:	22,829.13								
Wells Fargo Bank, N.A. Total:		22,829.13								
Wells Fargo Corporate Trust Se										
WELF										
LINC1111AGOR	04/17/2014	3,962.50	0.00	05/20/2014	Bond Debt Service Interest/2011A Go		-		No	0000
330-000-574-7576	Interest - 2011A GO Ref bonds				Bond					
LINC1111AGOR	04/17/2014	11,887.50	0.00	05/20/2014	Bond Debt Service Interest/2011A Go		-		No	0000
217-000-574-7580	Interest - 2002A G.O. bonds				Bond					
	LINC1111AGOR Total:	15,850.00								
LINC1111BGOR	04/17/2014	14,300.00	0.00	05/20/2014	Bond Debt Service Interest/2011B Go		-		No	0000
330-000-574-7577	Interest - 2011B GO Ref bonds				Bond					
	LINC1111BGOR Total:	14,300.00								
	WELF Total:	30,150.00								
Wells Fargo Corporate Trust Se Total:		30,150.00								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Westmont Auto Parts										
WESTMONT										
3471	05/05/2014	126.72	0.00	05/20/2014	Oil filters for Police Dept		-			0000
101-300-512-5480	R&M - vehicles									
	3471 Total:	126.72								
	WESTMONT Total:	126.72								
Westmont Auto Parts Total:		126.72								
Report Total:		369,594.66								

Accounts Payable To Be Paid Proof List



User: jmm
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 Batch: 203-05-2014

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
ARRP Trucking & Hauling Inc										
ARRP										
7323	04/30/2014	771.00	0.00	05/20/2014	3 loads dirt hauled out		-		No	0000
660-620-519-5599	Other contractual									
	7323 Total:	771.00								
	ARRP Total:	771.00								
ARRP Trucking & Hauling Inc Total:		771.00								
Burriseq Equipment Co.										
BURRISEQ										
WI27735	04/28/2014	3,799.00	0.00	05/20/2014	Log splitter		-		No	0000
101-440-513-5745	Small tools									
	WI27735 Total:	3,799.00								
	BURRISEQ Total:	3,799.00								
Burriseq Equipment Co. Total:		3,799.00								
Creative										
CREAT										
201326	04/30/2014	482.97	0.00	05/20/2014	Hexport Jackets and Shirts		-		No	0000
205-500-515-5730	Program supplies									
	201326 Total:	482.97								
	CREAT Total:	482.97								
Creative Total:		482.97								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Doheny's Water Warehouse										
DOHENYS										
205-560-515-5499	05/12/2014	10,000.00	1.00	05/20/2014	Zeron Bikini Blue Pool Coating w/catalys		-		00000522No	0001
205-560-515-5405	05/12/2014	3,212.95	1.00	05/20/2014	Zeron Bikini Blue Pool Coating w/catalys		-		00000522No	0002
	R&M - buildings									
	Total:	13,212.95								
	DOHENYS Total:	13,212.95								
Doheny's Water Warehouse Total:		13,212.95								
Fast Signs										
FASTSIGN										
80-21660	04/29/2014	131.60	0.00	05/20/2014	Replacement letters for signs		-		No	0000
205-430-515-6350	Park Construction & Improvemen									
80-21660	04/29/2014	43.60	0.00	05/20/2014	Replacement letters for signs		-		No	0000
205-430-515-6350	Park Construction & Improvemen									
	80-21660 Total:	175.20								
	FASTSIGN Total:	175.20								
Fast Signs Total:		175.20								
Fastenal										
FASTENAL										
ILNIL-39130	04/18/2014	40.03	0.00	05/20/2014	Shop supplies		-		No	0000
101-410-511-5730	Program supplies									
	ILNIL-39130 Total:	40.03								
	FASTENAL Total:	40.03								
Fastenal Total:		40.03								
Grainger										
GRAINGER										
9315526005	12/11/2013	28.35	0.00	05/20/2014	Packing kit for PW Vehicles		-		No	0000
101-440-513-5480	R&M - vehicles									
	9315526005 Total:	28.35								
9380309519	03/04/2014	87.91	0.00	05/20/2014	Dust mop, mop handle, dust mop frame		-		No	0000
205-430-515-5730	Program supplies									
	9380309519 Total:	87.91								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	GRAINGER Total:	116.26								
	Grainger Total:	116.26								
I.D.E.S.										
IDES										
0800828-0	05/09/2014	7,282.23	0.00	05/20/2014	Unemployment - quarters ending		-		No	0000
101-210-511-5195	Employee Benefit Expenses				3/31/2014					
	0800828-0 Total:	7,282.23								
	IDES Total:	7,282.23								
	I.D.E.S. Total:	7,282.23								
Lee Auto Parts										
LEEAUTOP										
442-272889	04/30/2014	12.39	0.00	05/20/2014	Fuel cap for Truck #10		-		No	0000
660-620-519-5480	R&M - vehicles									
	442-272889 Total:	12.39								
	LEEAUTOP Total:	12.39								
	Lee Auto Parts Total:	12.39								
Lincolnwood Baseball Associati										
LWDBASEB										
04152014	04/15/2014	9,685.00	0.00	05/20/2014	On line registration payments		-		No	0000
205-505-410-4410	Youth League Fees									
	04152014 Total:	9,685.00								
	LWDBASEB Total:	9,685.00								
	Lincolnwood Baseball Associati Total:	9,685.00								
Lowe's Business Acc/GECF										
LOWES										
1132	04/16/2014	650.98	0.00	05/20/2014	Paint supplies for pool		-		No	0000
205-560-515-5499	R&M - other									
	1132 Total:	650.98								
14878	04/22/2014	50.34	0.00	05/20/2014	Carpet cleaner for Community Center		-		No	0000
205-571-515-5240	Janitorial									
	14878 Total:	50.34								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
14914	04/23/2014	-23.75	0.00	05/20/2014	Rental deposit return		-			No 0000
660-620-519-5745	Small tools									
	14914 Total:	-23.75								
1517	04/22/2014	86.28	0.00	05/20/2014	Diving board refinishing		-			No 0000
205-560-515-5450	R&M - pool equipment									
	1517 Total:	86.28								
1890	04/11/2014	20.48	0.00	05/20/2014	Metal for pool		-			No 0000
205-560-515-5740	Repair parts									
	1890 Total:	20.48								
2055	04/24/2014	37.92	0.00	05/20/2014	Plumbers tape, smart straw,copper tubing		-			No 0000
660-620-519-5730	Program supplies									
	2055 Total:	37.92								
2056	04/24/2014	118.86	0.00	05/20/2014	Paint brush, paint tray kit, buckles		-			No 0000
660-620-519-5745	Small tools									
	2056 Total:	118.86								
2087	04/07/2014	228.47	0.00	05/20/2014	Shower curtains for pool		-			No 0000
205-560-515-5405	R&M - buildings									
	2087 Total:	228.47								
2263	04/28/2014	15.63	0.00	05/20/2014	Graffiti remover, velcro for Parks		-			No 0000
205-430-515-5730	Program supplies									
	2263 Total:	15.63								
2471	04/30/2014	90.29	0.00	05/20/2014	Screws, bungee cord, nail plates		-			No 0000
101-440-513-5730	Program supplies									
	2471 Total:	90.29								
2474	04/14/2014	47.42	0.00	05/20/2014	Couplings for shelter		-			No 0000
205-430-515-5405	R&M - buildings									
	2474 Total:	47.42								
	LOWES Total:	1,322.92								
	Lowes Business Acc/GECF Total:	1,322.92								
Midwest Meter Inc										
MIDWESTM										
0054804-IN	04/28/2014	2,142.50	0.00	05/20/2014	MTU's		-			No 0000
660-620-519-5796	Water system repair parts									
	0054804-IN Total:	2,142.50								
	MIDWESTM Total:	2,142.50								
	Midwest Meter Inc Total:	2,142.50								

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
Prairie Material Sales Inc										
PRAIRIEM										
885515244	04/28/2014	514.49	0.00	05/20/2014	2 cubic yards of concrete - water repair		-		No	0000
101-440-513-5769	Steet Materials - Other									
	885515244 Total:	514.49								
	PRAIRIEM Total:	514.49								
Prairie Material Sales Inc Total:		514.49								
Russo Power Equipment										
RUSSO										
1956273	04/24/2014	68.07	0.00	05/20/2014	Blades for lawn mower		-		No	0000
205-430-515-5730	Program supplies									
	1956273 Total:	68.07								
	RUSSO Total:	68.07								
Russo Power Equipment Total:		68.07								
Standard Equipment Company										
STANDARD										
C88981	11/25/2013	166.71	0.00	05/20/2014	Spring tube for Sweeper		-		No	0000
101-440-513-5480	R&M - vehicles									
	C88981 Total:	166.71								
C90481	03/12/2014	175.88	0.00	05/20/2014	Blanking plate for Sweeper		-		No	0000
101-440-513-5480	R&M - vehicles									
	C90481 Total:	175.88								
C90519	03/11/2014	26.55	0.00	05/20/2014	Clip for Sweeper		-		No	0000
101-440-513-5480	R&M - vehicles									
	C90519 Total:	26.55								
C91974	04/25/2014	23.67	0.00	05/20/2014	Fittings for Sweeper		-		No	0000
101-440-513-5480	R&M - vehicles									
	C91974 Total:	23.67								
	STANDARD Total:	392.81								
Standard Equipment Company Total:		392.81								
Suburban Laboratories, Inc.										
SUBURB										
111912	04/30/2014	52.50	0.00	05/20/2014	Coliform testing and disinfectant		-		No	0000
660-620-519-5320	Consulting									

Invoice #	Inv Date	Amount	Quantity	Pmt Date	Description	Reference	Task	Type	PO #	Close POLine #
	111912	Total:								
		52.50								
	SUBURB	Total:								
		52.50								
	Suburban Laboratories, Inc.	Total:								
		52.50								
	Report	Total:								
		40,070.32								



Proclamation

WHEREAS, Trees provide environmental benefits, including reduced erosion, decreased heating costs, moderated temperatures, improved air quality, and developed wildlife habitat; and

WHEREAS, Trees provide a renewable resource benefit by providing paper for our books, wood for our homes, and fire for our hearth; and

WHEREAS, Trees provide an economic benefit by increasing property value, enhancing the vitality of business districts, and beautifying our communities; and

WHEREAS, Tree planting is one of the most important actions that individuals can do to provide a healthier environment for future generations. Trees, for this reason, form an important link between cultures and people across time; and

WHEREAS, The Village of Lincolnwood continues to increase its urban tree canopy with the intent to guarantee these benefits to the current and future residents of Lincolnwood; and

WHEREAS, Including families in community tree planting projects models the importance of trees to a healthy community.

Now Therefore, I, Gerald C. Turry, Village President of the Village of Lincolnwood, do hereby proclaim May 30, 2014, as

ARBOR DAY

in the Village of Lincolnwood.

In honor of Arbor Day, the Village will be planting a Kentucky Coffeetree at Proesel Park.

I encourage and invite all residents, students and families to participate in the plantings and provide an example to the community on the shared importance of this activity.

DATED this 20th day of May, 2014

ATTEST:

Beryl Herman
Village Clerk

Gerald C. Turry
Village President

Request for Board Action

REFERRED TO BOARD: May 20, 2014

AGENDA ITEM NO: 1

ORIGINATING DEPARTMENT: Village Manager's Office

SUBJECT: Approval of an Ordinance Amending Section 6-5-20 of the Village Code Pertaining to Public Notice Requirements for Applications for Parkway Parking Areas

SUMMARY AND BACKGROUND OF SUBJECT MATTER:

During a recent application for Parkway Parking, staff identified that the requirement contained in the Village Code requiring that all Parkway Parking applications be heard at a "Public Hearing" may not be necessary. A Public Hearing is a term that is utilized in the Zoning Code and triggers requirements that are required by State Law and unique to zoning matters such as placing a legal notice in a local newspaper and sending written notice by mail to nearby property owners. The Parkway Parking Ordinance is a part of the Municipal Code and therefore is not governed by the Public Hearing requirements that are required in the Zoning Code and mandated by State Law. Therefore staff recommends changing the requirement for Parkway Parking applications to be held at a Public Meeting instead of a Public Hearing. A Public Meeting is the standard type of meeting held by any public body but does not require providing a legal notice in the local newspaper which adds unnecessary costs and time to the parkway parking application process. Staff recommends retaining the requirement to send written notice by way of United States mail to all properties within 150 feet of the proposed parking area, but further amend this requirement to send written notice by first class mail instead of the current requirement of certified mail, which also reduces the application costs and simplifies the process.

FINANCIAL IMPACT:

None

DOCUMENTS ATTACHED:

1. Proposed Ordinance

RECOMMENDED MOTION:

Move to approve an Ordinance amending section 6-5-20 (Parkway Parking Meetings and Notices) of the Municipal Code of Lincolnwood.

VILLAGE OF LINCOLNWOOD

ORDINANCE NO. 2014-_____

**AN ORDINANCE AMENDING SECTION 6-5-20
(PARKWAY PARKING MEETINGS AND NOTICES)
OF THE MUNICIPAL CODE OF LINCOLNWOOD**

ADOPTED BY THE
PRESIDENT AND BOARD OF TRUSTEES
OF THE VILLAGE OF LINCOLNWOOD
THIS ____ DAY OF MAY, 2014.

Published in pamphlet form
by the authority of the
President and Board of Trustees
of the Village of Lincolnwood,
Cook County, Illinois
this _____ day of _____, 2014

ORDINANCE NO. 2014-_____

**AN ORDINANCE AMENDING SECTION 6-5-20
(PARKWAY PARKING MEETINGS AND NOTICES)
OF THE MUNICIPAL CODE OF LINCOLNWOOD**

WHEREAS, the Village of Lincolnwood is a home rule municipal corporation in accordance with Article VII, Section 6(a) of the Constitution of the State of Illinois of 1970; and

WHEREAS, the Village has the authority to adopt ordinances and to promulgate rules and regulations that pertain to its government and affairs; and

WHEREAS, the Municipal Code of Lincolnwood, as amended ("*Village Code*"), permits the parking of vehicles on certain public parkways designated by the President and Board of Trustees; and

WHEREAS, the Village President and Board of Trustees desire to update and clarify the Village regulations governing the notice and meeting requirements for proposed parkway parking designations; and

WHEREAS, the President and Board of Trustees have determined that it will serve and be in the best interests of the Village and its residents to amend the Village Code in accordance with this Ordinance;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LINCOLNWOOD, COOK COUNTY, ILLINOIS, as follows:

SECTION 1. RECITALS. The facts and statements contained in the preamble to this Ordinance are found to be true and correct and are hereby adopted as part of this Ordinance.

SECTION 2. PARKWAY PARKING MEETINGS AND NOTICES. Section 6-5-20 of the Village Code is hereby re-titled and amended further to read as follows:

"6-5-20 Public ~~hearing~~ meeting and notice required.

- (A) Prior to establishing any designated parkway parking area, a public ~~hearing~~ meeting shall be held on the proposal by the Village Board or a designated committee or commission. Where a committee or commission has been designated by the Village Board to conduct such a ~~hearing~~ meeting, a written report by the ~~hearing~~ designated body with a recommendation shall be forwarded to the Village Board for consideration. Such a report shall summarize testimony provided at the public ~~hearing~~ meeting and the findings of the body relative to compliance with the parking design standards contained in Section 6-5-18

Additions are bold and double-underlined; ~~deletions are struck through.~~

of this Code and the considerations contained in Section 6-5-19 of this Code.

- (B) The Village shall give written notice by United States certified **first-class** mail of such public hearing **meeting** to each taxpayer of record of all properties lying within 150 feet of the proposed parking area, to the address of the taxpayer recorded by Cook County for the issuance of tax bills. Such distance area shall be measured from the proposed parking area along street frontage. Such notice shall be sent by and at the cost of the ~~adjoining property owner~~ **applicant**. Said notice shall indicate the time, date and place of the public hearing **meeting**, provide the nature and location of the proposal, and invite public comment at the ~~hearing~~ **meeting**.
- ~~(C) A notice of the public hearing, inviting public comment and giving the time, date and place of the hearing, and the nature and location of the proposed parking area, shall also be published in a local newspaper having general circulation within the Village not less than 15 days prior and no more than 30 days prior to the public hearing."~~

SECTION 3. SEVERABILITY. If any provision of this Ordinance or part thereof is held invalid by a court of competent jurisdiction, the remaining provisions of this Ordinance are to remain in full force and effect, and are to be interpreted, applied, and enforced so as to achieve, as near as may be, the purpose and intent of this Ordinance to the greatest extent permitted by applicable law.

SECTION 4. EFFECTIVE DATE. This Ordinance will be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

[SIGNATURE PAGE FOLLOWS]

Additions are bold and double-underlined; ~~deletions are struck through.~~

PASSED this _____ day of May, 2014.

AYES: _____

NAYS: _____

ABSENT: _____

ABSTENTION: _____

APPROVED by me this _____ day of May, 2014.

Gerald C. Turry, President
Village of Lincolnwood, Cook County, Illinois

ATTESTED and FILED in my office the
_____ day of May, 2014.

Beryl Herman, Village Clerk
Village of Lincolnwood, Cook County, Illinois

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Additions are bold and double-underlined; ~~deletions are struck through.~~

Request for Board Action

REFERRED TO BOARD: May 20, 2014

AGENDA ITEM NO: 2

ORIGINATING DEPARTMENT: Community Development

SUBJECT: Approval of an Ordinance Amending the Zoning Ordinance Regarding Firearms Shooting Ranges, Health Clubs, and Recreational Facilities

SUMMARY AND BACKGROUND OF SUBJECT MATTER:

At the May 6, 2014 Village Board meeting, the Village Board considered the recommendation of the Plan Commission concerning a set of text amendments to the Zoning Code regarding Health Clubs, Recreational Facilities, and Firearms Shooting Ranges. The substance of these text amendments is to modify existing definitions for "Health Club or Private Recreation" and to adopt a new definition for "Firearms Shooting Range". Furthermore, these text amendments would establish Firearms Shooting Ranges as a Use within the Village's Zoning Code, establish additional standards for Firearms Shooting Ranges, and to also establish off-street parking requirements for Firearms Shooting Ranges.

In deliberating this matter, the Village Board did not accept the Plan Commission's recommendation to allow Firearm Shooting Ranges as a Special Use in the M-B, O-1, B-1, B-2 and B-3 Zoning Districts, but rather, to limit Firearm Shooting Ranges as a Special Use only in the M-B Zone. All other recommendations of the Plan Commission on this matter were accepted by the Village Board, including creating additional standards for Firearms Shooting Ranges. Part of these additional standards is to require Firearms Shooting Ranges to be a minimum of 250 feet from any Residential or Park Zoning District and to require a minimum distance of 1 mile between any two Firearm Shooting Ranges in the Village.

At the conclusion of the Village Board's deliberation of this matter, the Village Board directed the Village Attorney to prepare the requisite ordinance that would enact these changes to the Zoning Code. Pursuant to this direction, attached is the Proposed Ordinance prepared by the Village Attorney which is presented for adoption.

FINANCIAL IMPACT:

None

DOCUMENTS ATTACHED:

1. Proposed Ordinance

RECOMMENDED MOTION:

Move to approve an Ordinance amending the Zoning Code regarding Firearms Shooting Ranges, Health Clubs and Recreational Facilities.

VILLAGE OF LINCOLNWOOD

ORDINANCE NO. 2014-_____

**AN ORDINANCE AMENDING
THE VILLAGE OF LINCOLNWOOD ZONING ORDINANCE
REGARDING FIREARMS SHOOTING RANGES,
HEALTH CLUBS, AND RECREATIONAL FACILITIES**

ADOPTED BY THE
PRESIDENT AND BOARD OF TRUSTEES
OF THE VILLAGE OF LINCOLNWOOD
THIS ____ DAY OF MAY, 2014.

Published in pamphlet form
by the authority of the
President and Board of Trustees
of the Village of Lincolnwood,
Cook County, Illinois
this ____ day of _____, 2014

ORDINANCE NO. 2014-_____

**AN ORDINANCE AMENDING
THE VILLAGE OF LINCOLNWOOD ZONING ORDINANCE
REGARDING FIREARMS SHOOTING RANGES,
HEALTH CLUBS, AND RECREATIONAL FACILITIES**

WHEREAS, the Village of Lincolnwood is a home rule municipal corporation in accordance with Article VII, Section 6(a) of the Constitution of the State of Illinois of 1970; and

WHEREAS, the Village has the authority to adopt ordinances and to promulgate rules and regulations that pertain to its government and affairs; and

WHEREAS, the "Village of Lincolnwood Zoning Ordinance," as amended ("***Zoning Ordinance***"), regulates the use of properties in the Village for firearms shooting ranges, health clubs, and recreational facilities; and

WHEREAS, the Village President and Board of Trustees desire to amend the Zoning Ordinance to update and clarify the existing regulations of such uses ("***Proposed Amendments***"); and

WHEREAS, pursuant to notice duly published in the *Lincolnwood Review* on January 17, 2013, the Village Plan Commission conducted a public hearing on several dates between February 6, 2013, and April 2, 2014, concerning the Proposed Amendments; and

WHEREAS, at the conclusion of the public hearing, the Plan Commission made findings and recommended that the President and Board of Trustees adopt the Proposed Amendments; and

WHEREAS, having considered the findings and recommendations of the Plan Commission, the President and Board of Trustees have found and determined that the adoption of the Proposed Amendments, as set forth in this Ordinance, is in the best interests of the Village and its residents;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LINCOLNWOOD, COOK COUNTY, ILLINOIS, as follows:

SECTION 1. RECITALS. The facts and statements contained in the preamble to this Ordinance are found to be true and correct and are hereby adopted as part of this Ordinance.

SECTION 2. DEFINITIONS. Section 2.02 of Article II of the Zoning Ordinance is hereby amended further to read as follows:

Additions are bold and double-underlined; ~~deletions are struck through.~~

"2.02 DEFINITIONS

* * *

COMMERCIAL RECREATIONAL FACILITY: A privately-owned for-profit commercial facility designed and equipped to provide customary leisure time or recreational activities, such as bowling, swimming, miniature golf, paintball, indoor go-karts, ice skating, tennis, racquetball and similar activities. For purposes of this Ordinance, a Firearms Shooting Range is not a Commercial Recreational Facility.

* * *

FIREARMS SHOOTING RANGE: A specialized indoor facility used in whole or in part for the safe shooting practice of firearms (as that term is defined pursuant to the Illinois Firearm Owners Identification Card Act, 430 ILCS 65/0.01 et seq., as may be amended).

* * *

HEALTH CLUB: A business establishment which: (i) promotes physical fitness; (ii) contains equipment and gymnasia for body exercising or other facilities intended to improve physical fitness, diet, weight control and/or health; and (iii) is generally utilized by members who pay a periodic fee for facility access and use. For purposes of this Ordinance, a Firearms Shooting Range is not a Health Club.

~~HEALTH CLUB or PRIVATE RECREATION: A building or portion of a building designed and equipped for the conduct of sports, exercise, leisure time activities, or other customary or usual recreational activities, operated for profit or not for profit and which can be open only to members and guests of the organization or open to the public for a fee."~~

* * *

Additions are bold and double-underlined; deletions are struck through.

SECTION 3. PERMITTED AND SPECIAL USES. Table 4.01.1 of Article IV of the Zoning Ordinance is hereby amended further to read as follows:

"TABLE 4.01.1 – Permitted and Special Uses in All Zoning Districts

* * *

Use Category	Zoning Districts										Standard
	Residential				Business				Manufacturing/ Business	Public	
	R-1	R-2	R-3	R-4	B-1	B-2	B-3 PD	O-1	M-B	P	
COMMERCIAL											
Entertainment and recreation											
Health club or recreation facility, private	-	-	-	-	<u>S</u>	<u>P</u>	<u>P</u>	<u>S</u>	<u>S</u>	-	
<u>Commercial Recreational Facility</u>	-	-	-	-	<u>S</u>	<u>P</u>	<u>P</u>	<u>S</u>	<u>S</u>	-	
<u>Health Club</u>	-	-	-	-	<u>S</u>	<u>P</u>	<u>P</u>	<u>S</u>	<u>S</u>	-	
	**	**	**	**	**	**	**	**	**	**	
<u>Firearms Shooting Range</u>	-	-	-	-	-	-	-	-	<u>S</u>	-	<u>§ 4.08(5)</u>

SECTION 4. ADDITIONAL USE STANDARDS FOR THE M-B LIGHT MANUFACTURING/BUSINESS DISTRICT. Section 4.08 of Article IV of the Zoning Ordinance is hereby re-titled and amended further to read as follows:

"4.08 ADDITIONAL USE STANDARDS FOR M-B - ~~LIMITED~~ LIGHT MANUFACTURING/BUSINESS DISTRICT

Additions are bold and double-underlined; deletions are struck through.

* * *

(5) Firearms Shooting Ranges.

(a) Restricted Locations. The Village will not issue a special use permit for a firearms shooting range on any lot that is: (i) less than 250 feet from any lot located in a Residential Zoning District; (ii) less than 250 feet from any lot located in the P Public Open Space - Recreation - Park Zoning District; or (iii) less than one mile from any other existing and operating firearms shooting range. The distance requirements set forth in this Section 4.08(5)(a) are to be measured from lot line to lot line.

(b) Additional application requirements. In addition to the requirements set forth in Article V of this Zoning Ordinance for special use permits, applicants for a special use permit for a firearms shooting range must submit the following additional documents and information:

i. A statement containing the name, address, and telephone number of all officers, directors, partners, managers, and owners of at least five percent of the stock or equitable or beneficial interest of the applicant;

ii. A complete statement of the legal entity of ownership of the applicant;

iii. A statement of whether the applicant, or any of the persons identified in the statement required pursuant to Section 4.08(5)(b)(i) of this Zoning Ordinance, have operated or are currently operating any firearms shooting ranges, and if so:

A. The location(s) of those facilities;

B. A statement of whether the operator or any of the persons identified have been cited or found liable by any unit of government for any violations of law in

Additions are bold and double-underlined; deletions are struck through.

connection with the operation of those facilities; and

C. A statement of whether any license or certification issued for those facilities to the operator or any of the persons identified has been suspended or revoked.

iv. Identification of all lenders (secured or unsecured) and secured creditors of the applicant; and

v. A statement of whether the applicant, or any of the persons identified in the statement required pursuant to Section 4.08(5)(b)(i) of this Ordinance, has ever been convicted of a felony under the laws of the United States or any political subdivision thereof, and if so, the particulars of such conviction.

(c) Design Standards. The Village will not issue a special use permit for a firearms shooting range that does not satisfy, at a minimum, the following design standards:

i. The range must be designed in conformance with the United States Department of Energy Range Design Criteria dated June 4, 2012, as may be amended;

ii. The range must conform to the requirements of the United States Occupational Safety and Health Administration;

iii. The range must conform with a safety plan approved in advance by the Village Chief of Police, which plan must include, without limitation, specific range safety requirements and safety procedures for employees and customers;

iv. The range, and the lot on which the range is located, must comply with a security plan approved in advance by the Village Chief of Police;

Additions are bold and double-underlined; deletions are struck through.

- v. Noises generated by the shooting activity on the range must comply with all applicable federal, State, and Village noise laws and regulations; and
- vi. The range must comply with all applicable United States Environmental Protection Agency and Illinois Environmental Protection Agency regulations concerning the use and possession of lead.
- (d) Insurance Required. The Village will not issue a special use permit for a firearms shooting range unless the applicant has procured comprehensive general liability and property insurance policies, in minimum amounts of \$5,000,000 in aggregate, which policies must name the Village as an additional insured party.
- (e) Supervision. At all times during which the firearms shooting range is in operation, the range must be supervised by a Range Safety Officer duly certified by the National Rifle Association.
- (f) Assault Weapons Prohibited. No assault weapon, as that term is defined in Section 9-1-2 of the Municipal Code of Lincolnwood, as amended, may be used within any firearms shooting range, except as approved in advanced by the Village Chief of Police for sworn law enforcement officers of the State or any political subdivision thereof.
- (g) Minors Prohibited. No person under the age of 18 may be permitted within any firearms shooting range, except when in the custody and control of: (i) his or her parent, grandparent, legal guardian; (ii) a firearms instructor certified pursuant to the Illinois Firearms Concealed Carry Act, 430 ILCS 66/1 *et seq.*; or (iii) another adult age 18 or older with supervisory authority over such person.”
- (h) Drugs and Alcohol Prohibited. No illegal drugs or alcoholic liquor may be consumed within any firearms shooting range.

Additions are bold and double-underlined; deletions are struck through.

(i) FOID Card Required. No person may operate any firearm within any firearms shooting range unless he or she either: (i) is in possession of a Firearm Owner's Identification Card issued by the State of Illinois; (ii) is participating in a firearms training course under the direction of a firearms instructor certified pursuant to the Illinois Firearms Concealed Carry Act, 430 ILCS 66/1 et seq.; or (iii) is a minor permitted to be within the range pursuant to Section 4.08(5)(g) of this Ordinance.

SECTION 5. OFF-STREET PARKING SCHEDULE. Table 7.10.1 of Article VII of the Zoning Ordinance is hereby amended further to read as follows:

"TABLE 7.10.1 – Permitted and Special Uses in All Zoning Districts

* * *

Use Category	Required Parking Spaces
Commercial Uses	
Entertainment and recreation	
<u>Commercial Recreational Facility</u>	<u>1 space per 3 persons plus 1 space per 2 full-time employees</u>
Health club or recreation facility, private	1 space per 3 persons plus 1 space per 2 full-time employees
<u>Firearms Shooting Range</u>	<u>1.5 spaces per shooting range station, plus 2 spaces per 1,000 square feet of floor space not devoted to indoor shooting ranges.</u>

* * *

SECTION 6. SEVERABILITY. If any provision of this Ordinance or part thereof is held invalid by a court of competent jurisdiction, the remaining provisions of this Ordinance are to remain in full force and effect, and are to be interpreted, applied, and enforced so as to achieve, as near as may be, the purpose and intent of this Ordinance to the greatest extent permitted by applicable law.

SECTION 7. EFFECTIVE DATE. This Ordinance will be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

[SIGNATURE PAGE FOLLOWS]

Additions are bold and double-underlined; deletions are struck through.

PASSED this _____ day of May, 2014.

AYES: _____

NAYS: _____

ABSENT: _____

ABSTENTION: _____

APPROVED by me this _____ day of May, 2014.

Gerald C. Turry, President
Village of Lincolnwood, Cook County, Illinois

ATTESTED and FILED in my office this
_____ day of May, 2014.

Beryl Herman, Village Clerk
Village of Lincolnwood, Cook County, Illinois

#26443089_v5

Additions are bold and double-underlined; ~~deletions are struck through.~~

Request For Board Action

REFERRED TO BOARD: May 20, 2014

AGENDA ITEM NO: 3

ORIGINATING DEPARTMENT: Public Works

SUBJECT: Approval of a Resolution Authorizing the Village Manager to Execute an Intergovernmental Agreement with Cook County for Access to its Geographic Information System

SUMMARY AND BACKGROUND OF SUBJECT MATTER:

Since August 2005, the Village has participated in the Geographical Information Systems (GIS) Consortium. The GIS Consortium uses economies of scale to provide premium GIS services while maintaining low costs associated with GIS systems. Since the Village is located in Cook County, it is advantageous to acquire access to GIS data from the county. Staff is requesting approval of the attached agreement which will allow the Village to access GIS data from the county at no cost. The Village's GIS system holds over 300 feature classes, many of which are supported by county GIS data. This request for access to county GIS data will assist with keeping the Village's data current and supports the process of creating and viewing maps, selecting and querying database information, analyzing geographic data, deriving additional information, and displaying information for Village applications. Access to county GIS data will provide the Village assessment information, infrastructure improvements, and other information.

FINANCIAL IMPACT:

None.

DOCUMENTS ATTACHED:

1. Proposed Resolution
2. Agreement for Access to GIS

RECOMMENDED MOTION:

Move to approve a Resolution authorizing the Village Manager to execute an agreement with Cook County for access to its Geographic Information System.

VILLAGE OF LINCOLNWOOD

RESOLUTION NO. R2014-_____

**A RESOLUTION APPROVING AN AGREEMENT WITH COOK COUNTY FOR
ACCESS TO ITS GEOGRAPHIC INFORMATION SYSTEM**

WHEREAS, the Village of Lincolnwood is a home rule municipal corporation in accordance with Article VII, Section 6(a) of the Constitution of the State of Illinois of 1970; and

WHEREAS, the Village has the authority and has been granted powers necessary to carry out its legislative purposes as to the general governance of the Village and its residents, including the development and use of property, the establishment and maintenance of basic infrastructure such as streets, water systems, sanitary and storm water sewer systems, and the provision of public safety services; and

WHEREAS, in the performance of its general governmental responsibilities, the Village is constantly evaluating and accessing information regarding the physical and other attributes within the Village and adjacent to its boundaries; and

WHEREAS, the Cook County Assessor's Office ("**CCAO**") has developed a geographic information system ("**GIS**") database that it is willing to make available to the Village at no cost; and

WHEREAS, GIS data sharing with the CCAO will allow the Village to access GIS data from the Assessor that will facilitate the Village's decision-making process with respect to its management, provision, and maintenance of governmental services; and

WHEREAS, cooperation between and among governmental agencies and entities through intergovernmental agreements is authorized and encouraged by Article VII, Section 10 of the Illinois Constitution of 1970 and by the Intergovernmental Cooperation Act, 5 ILCS 220/1 *et seq.*; and

WHEREAS, the Village and the CCAO have negotiated an Agreement for Access to its Geographic Information System in substantially the form attached to this Resolution as Exhibit A (the "***Intergovernmental Agreement***"); and

WHEREAS, the Village President and Board of Trustees have determined that it will serve and be in the best interests of the Village to enter into the Intergovernmental Agreement with the CCAO;

NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LINCOLNWOOD, COOK COUNTY, ILLINOIS, as follows:

SECTION 1. RECITALS. The facts and statements contained in the preamble to this Resolution are found to be true and correct and are hereby adopted as part of this Resolution.

SECTION 2. APPROVAL OF INTERGOVERNMENTAL AGREEMENT. The Intergovernmental Agreement by and between the Village and the CCAO shall be, and is hereby, approved in substantially the form attached to this Resolution as **Exhibit A**.

SECTION 3. EXECUTION OF INTERGOVERNMENTAL AGREEMENT. The Village Manager and Village Clerk shall be, and they are hereby, authorized and directed to execute and attest, on behalf of the Village, the Intergovernmental Agreement and all documentation related thereto.

SECTION 4. EFFECTIVE DATE. This Resolution shall be in full force and effect from and after its passage and approval as provided by law.

PASSED this ___ day of _____, 2014.

AYES: _____

NAYS: _____

ABSENT: _____

ABSTENTION: _____

APPROVED by me this _____ day of _____, 2014.

Lawrence Elster, President Pro Tem
Village of Lincolnwood, Cook County, Illinois

ATTESTED and FILED in my office this
_____ day of _____, 2014

Beryl Herman, Village Clerk
Village of Lincolnwood, Cook County, Illinois

Exhibit A: Intergovernmental Agreement



2014 Cook County Assessor Data Request

This form provides the necessary paperwork and directions to request data from the Assessor's office of Cook County. This page gives directions for GISC member communities to make the request for assessor data. Please keep this page for reference.

Directions:

1. Please complete the fields on the next page. The following pages will automatically populate the required information in the necessary locations. Please note that the authorized requestor is typically the City or Village Manager.
2. Print pages one (1) through fifteen (15) *of this PDF*. Dispose of page two and use this page for direction.
3. Complete the appropriate signatures on the numbered pages four (4), and six (6) through (13). **All Signatures need to be original in nature – signed with a BLACK PEN.**
4. The agreement requires a community resolution be passed before the data agreement will be accepted. If you need an example of a resolution, please contact Jim Gorny (jgorny@mgpinc.com). We have found that using the same resolution content of previous years has been successful. **Attach an original copy of the approved resolution which is Certified, Stamped, and Signed** with the signed forms from Step 2.
5. Print pages sixteen (16) through nineteen (19) *of the PDF* on your community's letterhead, have the authorized requestor sign on the signature lines, and include it with the printed pages from steps three and four. **All Signatures need to be original in nature – signed with a BLACK PEN.**
6. Scan the entire packet and save for future record (if possible)
7. Mail the entire packet (Via the US Post Office) to:

Cook County Assessor's Office
ATTN: Dominick Spalla
118 N. Clark Street
Room 301
Chicago, IL 60602

We recommend that Certificate of Mailing be added to this letter to have record of mailing and receipt.

8. Once sent, please e-mail Jim Gorny (jgorny@mgpinc.com) that the assessor data request has been completed and sent so that all requests from the GIS Consortium can be coordinated for delivery from the county. If a scanned copy of the packet is available, please include it in the email for follow-up with county staff.



Community Name:	Village of Lincolnwood
Day (numeric):	20
Month:	May
Year:	2014
Authorized requestors name:	Timothy C. Wiberg
Authorized requestors title:	Village Manager
Authorized requestors phone number:	847-745-4712
Authorized requestors fax number:	847-673-9382
Authorized requestors e-mail address:	twiberg@lwd.org

Please edit the statement of use below to suite your program.

Our community's GIS system holds over 300 feature classes, many of which are supported by county GIS data. This request for county GIS data helps keep our data current, supports our processes of creating and viewing maps, selecting and querying database information, analyzing geographic data, using directly with other community data, deriving additional information, and displaying in community applications.

Specifically the data is used in the community for:

- Owner information for local mailings used with existing community data
- Owner information for public safety information
- Tax code information for taxing districts
- Tax code information for TIFS and other incentive districts
- Tax code information to determine municipal incorporation
- Building improvement information for classifying building types
- Identify properties that have basements and their types for Fire Prevention and First Responders
- Building code information to find garage characteristics for Fire Prevention and First Responders
- Check number of floors in building to assist in Fire Accreditation processes
- Help identify city owned properties
- Distinguish exempt taxing properties
- Perform property value change analysis with previous year's data
- Perform a building age analysis
- Generate EAV related maps and lists for neighborhoods or project area
- Generate EAV comparisons over time and over geography
- Analyze how much of the total tax a neighborhood is paying
- Owner name cross reference information for utility billing auditing
- Owner name to identify coincidental property ownership
- Assessment Value Analysis for residential development

The data will be used in the GIS Consortium to feed GIS applications owned by the consortium and for regional analysis similar to the site examples provided above. The 

**AGREEMENT
FOR ACCESS TO GEOGRAPHIC INFORMATION SYSTEM**

This AGREEMENT is entered into as of the 20 day of May, 2014, by and between Village of Lincolnwood ("Agency") and the Cook County Assessor's Office (the "CCAO").

WITNESSETH:

WHEREAS, the CCAO has developed a Geographic Information System (the "GIS") consisting of cadastral data, planimetric data, assessment data, property images, digital orthophotography (aerial photos) and other data (collectively, such images, photos and data, "Assessor Data");

WHEREAS, portions of the GIS, and the related data dictionary, are copyrighted materials of the CCAO and/or Cook County of the State of Illinois ("Cook County");

WHEREAS, some of the Assessor Data in the GIS is only available to the public and to commercial users for a fee, as permitted by law;

WHEREAS, Agency has requested access to and license to use the GIS for use in performing its official functions (as set forth below);

WHEREAS, the CCAO in the spirit of cooperation desires to make the GIS available, efficiently and without charge, to Agency for use in performing its official functions; and

WHEREAS, Agency acknowledges and agrees that access to the GIS and/or Assessor Data is conditioned upon the agreement that access is provided as set forth in this Agreement solely for use in performing the official functions of the Agency, and that any other use, alteration, sale, dissemination, lease or transfer of the GIS and/or Assessor Data by Agency, or by any employee or agent of same, without written consent of the CCAO is strictly prohibited, and shall be deemed to warrant immediate termination of this Agreement, as well as entitle the CCAO to pursue any other remedies to which it is entitled.

NOW, THEREFORE, in consideration of the mutual promises and covenants and the terms and conditions hereinafter set forth, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the parties hereto agree as follows:

SECTION 1. INCORPORATION OF RECITALS.

The foregoing recitals are incorporated into and made a part of this Agreement as if fully set forth herein.

SECTION 2. STATEMENT OF OFFICIAL PURPOSES; RESTRICTIONS ON USE.

For purposes of this Agreement, Agency represents and warrants as its official purpose for access to the GIS and Assessor Data as stated in Exhibit A and incorporated herein. Agency agrees that access to the

GIS and/or Assessor Data is conditioned upon and provided as set forth in this Agreement solely for its use in performing its official purposes (as described in Exhibit A). Any other use of the GIS or Assessor Data, without express written consent of the CCAO, is strictly prohibited, including the display, sale, transfer, lease, dissemination or lease of the GIS or Assessor Data in any location or manner in its current form, derivative or altered form, or otherwise. Any such prohibited use shall be deemed to be a breach which warrants immediate termination of this Agreement. This Section shall survive the termination of this Agreement.

SECTION 3. INFORMATION PROVIDED.

The CCAO agrees to provide Agency access to the GIS and Assessor Data only upon the conditions and based upon the representations and warranties set forth in this Agreement. In order to obtain specific Assessor Data, Agency must request Assessor Data by filing the attached exhibits with the Department of Automation of the CCAO (each such request, an “Information Request”). Each Information Request is subject to approval of the CCAO.

SECTION 4. LIMITED LICENSE TO USE.

Subject to the provisions of this Agreement, the CCAO hereby grants to Agency a non-exclusive, non-transferable license to use the Assessor Data only as specifically provided for in this Agreement. Agency acknowledges that the title, copyright and all other rights to the GIS and Assessor Data remain with the CCAO and/or Cook County. Neither Agency nor any other authorized user shall have any right, title or interest in the GIS or Assessor Data except as expressly described herein. The CCAO reserves the right to withdraw from the GIS and/or Assessor Data any item or part of an item for which it no longer retains ownership rights or which it has reasonable grounds to believe infringes copyright or is unlawful or otherwise objectionable.

SECTION 5. TERM AND EXTENSION.

This Agreement is for one year, effective from the date of execution. It will be extended annually for terms of one year each, unless, at least 30 days prior to the expiration of any term, either party notifies the other in writing of its intent not to renew the Agreement.

SECTION 6. DISCLAIMER OF WARRANTIES.

The GIS and the Assessor Data is provided “as is” without any warranty or representation whatsoever, including any representation as to accuracy, timeliness, completeness, infringement of rights of privacy, copyright or trademark rights or disclosure of confidential information. All burdens, including any burden for determining accuracy, completeness, timeliness, merchantability and fitness for or the appropriateness for use, rests solely on Agency and/or the requester. The CCAO and Cook County make no warranties, express or implied, as to the use of the GIS. There are no implied warranties of merchantability or fitness for a particular purpose. There is no warranty to update any of the information provided hereunder. THE CCAO AND COOK COUNTY EXPRESSLY DISCLAIMS ANY AND ALL REPRESENTATIONS OR WARRANTIES (EXPRESS OR IMPLIED, ORAL OR WRITTEN) RELATING TO THE GIS AND/OR ASSESSOR DATA, INCLUDING BUT NOT LIMITED TO ANY AND ALL IMPLIED WARRANTIES OF QUALITY, PERFORMANCE, ACCURACY, COMPLETENESS, MERCHANTABILITY OR FITNESS FOR A PARTICULAR

PURPOSE. Agency acknowledges and accepts the limitations of the GIS and the Assessor Data, including the fact that the GIS and Assessor Data are dynamic and are in a constant state of maintenance, correction and update.

SECTION 7. LIMITATION OF LIABILITY.

AGENCY EXPRESSLY AGREES THAT NO MEMBER, OFFICIAL, EMPLOYEE, REPRESENTATIVE OR AGENT OF THE CCAO OR COOK COUNTY, OR THEIR RESPECTIVE SUCCESSORS, HEIRS OR ASSIGNS, SHALL BE LIABLE, WHETHER INDIVIDUALLY OR PERSONALLY OR OTHERWISE, TO AGENCY OR ANY OTHER PERSON OR ENTITY, OR THEIR RESPECTIVE SUCCESSORS, HEIRS OR ASSIGNS, FOR ANY LOSS OR CLAIM, INCLUDING BUT NOT LIMITED TO ANY SPECIAL, INDIRECT, INCIDENTAL, EXEMPLARY OR CONSEQUENTIAL DAMAGES OR LOSS OF GOODWILL DATA OR IN THE EVENT OF ANY DEFAULT OR BREACH BY THE CCAO UNDER THIS AGREEMENT OR ANY INACCURACY OF THE GIS OR ASSESSOR DATA, IN ANY WAY ARISING FROM OR RELATING TO THIS AGREEMENT OR RESULTING FROM THE USE OR INABILITY TO USE THE GIS AND/OR ANY ASSESSOR DATA.

SECTION 8. AGENCY INDEMNIFICATION.

Agency agrees to hold harmless and indemnify the CCAO and Cook County, its commissioners, officers, agents, employees, representatives and affiliates, and their respective heirs, successors and assigns, from and against, and defend, at its own expense (including reasonable attorneys', accountants' and consultants' fees), any suit, claim, action or proceeding brought by any third party against the CCAO, Cook County or any commissioner, officer, agent, employee, representative or affiliate of the CCAO or Cook County arising out of or incident to the performance or nonperformance of this Agreement by CCAO, Cook County, Agency or any other entity. To the extent that the CCAO or Cook County incurs administrative expenses including attorneys' fees during Agency's defense of any claim, Agency shall reimburse the CCAO or Cook County, as appropriate, for all such expenses. The provisions of this Section shall survive the termination of this Agreement.

SECTION 9. APPLICABLE LAW.

This Agreement shall be interpreted and construed in accordance with, and governed by, the laws of the State of Illinois, excluding any such laws that might direct the application of the laws of another jurisdiction. Venue shall be in a court of competent jurisdiction located within the County of Cook, Illinois. The CCAO and Agency each acknowledge the existence of state and other applicable law defining the duties and responsibilities of each party regarding real estate taxation and other governmental functions. No part of this Agreement has the effect of or is intended to impact any applicable legal duty of either party under existing law, especially the Illinois Property Tax Code, 35 ILCS 200/1 *et seq.* Both parties remain responsible under applicable law for performing all stated duties and responsibilities.

SECTION 10. CONFIDENTIALITY.

Agency acknowledges and agrees that information regarding this Agreement, and portions of the GIS and Assessor Data and other information disclosed hereunder, is confidential and shall not be disclosed, directly, indirectly or by implication, or be used by Agency in any way, whether during the term of this Agreement or any time thereafter, except solely in accordance with the official purposes set forth above. All such Assessor Data and the GIS shall be treated in confidential manner, except as otherwise expressly stated in a written document.

SECTION 11. MISCELLANEOUS.

- (a) This Agreement constitutes the entire agreement between the parties and supersedes all prior agreements, understandings, negotiations and discussions, whether oral or written, in relation to the matters dealt with herein. There are no representations, warranties, collateral agreements or conditions to this Agreement, except as expressly stated in this Agreement.
- (b) The section headings are for reference and information purposes only, and shall not affect in any way the meaning or interpretation of this Agreement. References to singular shall include the plural and to plural shall include the singular. References to a person shall include a corporate or government body. Words such as “including” and similar expressions shall not be read as words of limitation.

* * * * *

IN WITNESS WHEREOF, the parties have executed this Agreement by their respective authorized representatives as of the date first written above.

**COOK COUNTY
ASSESSOR’S OFFICE**

Chief Deputy Assessor
Cook County Assessor’s Office

Signature:
Timothy C. Wiberg

Print Name
Title: Village Manager

Agency Name:
Village of Lincolnwood

Telephone Number:
847-745-4712

Exhibit A: Statement of Official Purpose

Our community's GIS system holds over 300 feature classes, many of which are supported by county GIS data. This request for county GIS data helps keep our data current, supports our processes of creating and viewing maps, selecting and querying database information, analyzing geographic data, using directly with other community data, deriving additional information, and displaying in community applications.

Specifically the data is used in the community for:

- Owner information for local mailings used with existing community data
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- Tax code information for taxing districts
- Tax code information for TIFS and other incentive districts
- Tax code information to determine municipal incorporation
- Building improvement information for classifying building types
- Identify properties that have basements and their types for Fire Prevention and First Responders
- Building code information to find garage characteristics for Fire Prevention and First Responders
- Check number of floors in building to assist in Fire Accreditation processes
- Help identify city owned properties
- Distinguish exempt taxing properties
- Perform property value change analysis with previous year's data
- Perform a building age analysis
- Generate EAV related maps and lists for neighborhoods or project area
- Generate EAV comparisons over time and over geography
- Analyze how much of the total tax a neighborhood is paying
- Owner name cross reference information for utility billing auditing
- Owner name to identify coincidental property ownership
- Assessment Value Analysis for residential development

The data will be used in the GIS Consortium to feed GIS applications owned by the consortium and for regional analysis similar to the site examples provided above. The current members of the GIS Consortium are the Village of Buffalo Grove, the City of Park Ridge, the Village of Deerfield, the City of Des Plaines, the Elk Grove Village, the Village of Glencoe, the Village of Glenview, the Village of Glen Ellyn, the City of Highland Park, the City of Lake Forest, the Village of Lincolnshire, the Village of Lincolnwood, the Village of Morton Grove, the Village of Mundelein, the Village of Norridge, The Village of Northbrook, the Village of Oak Brook, the Village of Riverside, the Village of Skokie, the Village of Tinley Park, the Village of Wheeling, the Village of Winnetka, and the Village of Woodridge.

Exhibit B: Assessment Data

Village of Lincolnwood _____ (“Agency”) hereby requests access to **assessment data** in accordance with the Agreement, dated May 20, 2014, between Agency and the Cook County Assessor’s Office (the “CCAO”).

The CCAO has developed a file of assessment data, which is maintained on the Cook County Mainframe. The CCAO will make the file of assessment data available to Agency, subject to the terms and restrictions and limitations as set forth in the Agreement. A data dictionary is available upon request.

Agency requests assessment data based on the following geographic area (select area by completing one of the blanks below):

Tax Codes: _____

Municipality: The incorporated limits plus a one _____
mile buffer

Permanent Index Number range: Attach additional sheet if necessary

Township: _____

Requested by

Name: Timothy C. Wiberg

Signature: _____

Date: May 20, 2014

Exhibit C: Property Images

Village of Lincolnwood (“Agency”) hereby requests access to **property images** in accordance with the Agreement, dated May 20, 2014, between Agency and the Cook County Assessor’s Office (the “CCAO”).

The CCAO has developed a computerized database of property images. The CCAO will make this computerized database of property images available to Agency in JPEG format, subject to the terms and restrictions and limitations as set forth in the Agreement. In addition to the property images, the CCAO will provide a file containing Permanent Index Number(s), property image capture date, and a list of Permanent Index Number(s) that have no property image assigned. A data dictionary is available upon request.

Agency requests assessment data based on the following geographic area (select area by completing one of the blanks below):

Permanent Index Number range: Attach additional sheet if necessary

Municipality: Not Requested

Year 1998 Photos

Year 2007 Photos

Requested by

Name: Timothy C. Wiberg

Signature: _____

Date: May 20, 2014

Exhibit D: Digital Orthophotography (Aerial Photos)

Village of Lincolnwood (“Agency”) hereby requests access to **digital orthophotography (aerial photos)** in accordance with the Agreement, dated May 20, 2014, between Agency and the Cook County Assessor’s Office (the “CCAO”).

The CCAO has developed a computerized database of digital orthophotography (aerial photos). The computerized database of digital orthophotography for Cook County contains 4,486 tiles. The CCAO will make the computerized database of digital orthophotography available to Agency, subject to the terms and restrictions and limitations as set forth in the Agreement. The digital orthophotography will be provided in .tif or .sid format. In addition to the digital orthophotography, the CCAO will provide a shapefile containing an index of all the tiles for Cook County. Metadata is available upon request.

Agency requests assessment data based on the following geographic area (select area by completing one of the blanks below):

Municipality: Not Requested

Township: _____

Year 1998 Photos

Year 2003 Photos

Requested by

Name: Timothy C. Wiberg

Signature: _____

Date: May 20, 2014

Exhibit E: Planimetric data

Village of Lincolnwood (“Agency”) hereby requests access to **planimetric data** in accordance with the Agreement, dated May 20, 2014, between Agency and the Cook County Assessor’s Office (the “**CCAO**”).

The CCAO has developed a computerized database of geographic information system (GIS). This computerized database consists of both planimetric data and cadastral data. The CCAO will make the computerized database of planimetric data available to Agency, subject to the terms and restrictions and limitations as set forth in the Agreement. The planimetric data is maintained using ESRI’s ArcGIS software and is in a geodatabase format specific to ESRI’s product line. Metadata is available upon request.

Agency requests assessment data based on the following geographic area (select area by completing one of the blanks below):

Permanent Index Number range: Attach additional sheet if necessary

Municipality: Not Requested

Township: _____

Requested by

Name: Timothy C. Wiberg

Signature: _____

Date: May 20, 2014

Exhibit F: Cadastral data

Village of Lincolnwood (“Agency”) hereby requests access to **cadastral data** in accordance with the Agreement, dated May 20, 2014, between Agency and the Cook County Assessor’s Office (the “**CCAO**”).

The CCAO has developed a computerized database of geographic information system (GIS). This computerized database consists of both planimetric data and cadastral data. The CCAO will make the computerized database of cadastral data available to Agency, subject to the terms and restrictions and limitations as set forth in the Agency Agreement. The cadastral data is maintained using ESRI’s ArcGIS software and is in a geodatabase format specific to ESRI’s product line. Metadata is available upon request.

Agency requests assessment data based on the following geographic area (select area by completing one of the blanks below):

Permanent Index Number range: Attach additional sheet if necessary

Municipality: Not Requested

Township: _____

Requested by

Name: Timothy C. Wiberg

Signature: _____

Date: May 20, 2014

Exhibit G: Digital Terrain data

Village of Lincolnwood (“Agency”) hereby requests access to **digital terrain data** in accordance with the Agreement, dated May 20, 2014, between Agency and the Cook County Assessor’s Office (the “CCAO”).

The CCAO has developed a computerized database of geographic information system (GIS). This computerized database includes digital terrain data. The CCAO will make the computerized database of digital terrain data available to Agency, subject to the terms and restrictions and limitations as set forth in the Agency Agreement.

Agency requests assessment data based on the following geographic area (select area by completing one of the blanks below):

Municipality: Not Requested

Township: _____

Requested by

Name: Timothy C. Wiberg

Signature: _____

Date: May 20, 2014

Exhibit H: Lidar data

Village of Lincolnwood (“Agency”) hereby requests access to **lidar data** in accordance with the Agreement, dated May 20, 2014, between Agency and the Cook County Assessor’s Office (the “**CCAO**”).

The CCAO has developed a computerized database of geographic information system (GIS). This computerized database includes lidar data. The CCAO will make the computerized database of digital terrain data available to Agency, subject to the terms and restrictions and limitations as set forth in the Agency Agreement.

Agency requests assessment data based on the following geographic area (select area by completing one of the blanks below):

Municipality: Not Requested

Township: _____

Requested by

Name: Timothy C. Wiberg

Signature: _____

Date: May 20, 2014

Exhibit I: Oblique Aerial Imagery

Village of Lincolnwood _____ (“Agency”) hereby requests access to **oblique aerial imagery** in accordance with the Agreement, dated May 20, 2014, between Agency and the Cook County Assessor’s Office (the “CCAO”).

The CCAO has developed a computerized database of geographic information system (GIS). This computerized database includes Oblique Aerial Imagery data. The CCAO will make the computerized database of Oblique Aerial Imagery data available to Agency, subject to the terms and restrictions and limitations as set forth in the Agency Agreement.

Agency requests assessment data based on the following geographic area (select area by completing one of the blanks below):

Municipality: Not Requested

Township: _____

Requested by

Name: Timothy C. Wiberg

Signature: _____

Date: May 20, 2014

Cook County Assessor's Office
ATTN: Dominick Spalla
118 N. Clark Street
Room 301
Chicago, IL 60602

Re: Cover Letter
Inter-Agency Agreement between the Cook County Assessor's Office and
Village of Lincolnwood ("Agency"), dated May 20, 2014

Dear Chief Legal Counsel:

Please accept this letter and attachments in consideration of the Inter-Agency Agreement between the Cook County Assessor's Office and the Village of Lincolnwood. The Village of Lincolnwood is a local government within Cook County which I have full authority to act on behalf on.

This request for county GIS data helps keep our data current, supports our processes of creating and viewing maps, selecting and querying database information, analyzing geographic data, using directly with other community data, deriving additional information, and displaying in community applications. Some specific examples of use include providing the most current PIN based information into enterprise systems, providing owner information for local mailings used with existing community data and or public safety reference, taxing agency information, building improvement information for classifying building types, distinguish exempt taxing properties, performing property value change analysis with previous year's data, and assessment value analysis for development

The data will be used in the GIS Consortium to feed GIS applications owned by the consortium and for regional analysis similar to the site examples provided above. The current members of the GIS Consortium are the Village of Buffalo Grove, the City of Park Ridge, the Village of Deerfield, the City of Des Plaines, the Elk Grove Village, the Village of Glencoe, the Village of Glenview, the City of Highland Park, the City of Lake Forest, the Village of Lincolnshire, the Village of Lincolnwood, the Village of Morton Grove, the Village of Mundelein, the Village of Norridge, the Village of Oak Brook, the Village of Riverside, the Village of Skokie, the Village of Tinley Park, the Village of Wheeling, the Village of Winnetka, and the Village of Woodridge.

I want to ensure you that the use of this information is limited as required by the county agreements. If you have any additional requirements or questions, please call me at 847-745-4712 or contact me by email at twiberg@lwd.org.

Sincerely,

Signature

Timothy C. Wiberg
Village Manager

Name/Title

Cook County Assessor's Office
ATTN: Dominick Spalla
118 N. Clark Street
Room 301
Chicago, IL 60602

Re: Agency Letter
Inter-Agency Agreement between the Cook County Assessor's Office and
Village of Lincolnwood ("Agency"),
dated May 20, 2014

Dear Chief Legal Counsel:

This letter concerns the agreement listed above (the "Agreement") and is a request that either the Cook County Assessor's Office send Assessor Data (as that term is defined in the Agreement) directly to the GIS Consortium, ("Consultant") or that Agency be allowed to forward Assessor Data to Consultant directly or through one of its agents.

Agency hereby authorizes Consultant to act for Agency and in Agency's name with respect to those certain Exhibits attached to the Agreement, including, but not limited to, the completion and execution of such Exhibits. Agency will at all times remain liable under the Agreement and any Exhibits, including, but not limited to, any Exhibits completed and executed by Agency and/or Consultant, subject to the terms of the Agreement.

This letter is being written to induce the Cook County Assessor's Office to deliver Assessor Data to Consultant or to grant permission that Agency be allowed to forward Assessor Data to Consultant.

Sincerely,

Signature

Timothy C. Wiberg

Village Manager

Name/Title

Cook County Assessor's Office
ATTN: Dominick Spalla
118 N. Clark Street
Room 301
Chicago, IL 60602

Re: Agency Letter
Inter-Agency Agreement between the Cook County Assessor's Office and
Village of Lincolnwood ("Agency"),
dated May 20, 2014

Dear Chief Legal Counsel:

This letter concerns the agreement listed above (the "Agreement") and is a request that either the Cook County Assessor's Office send Assessor Data (as that term is defined in the Agreement) directly to Municipal GIS Partners, Inc, ("Consultant") or that Agency be allowed to forward Assessor Data to Consultant directly or through one of its agents.

Agency hereby authorizes Consultant to act for Agency and in Agency's name with respect to those certain Exhibits attached to the Agreement, including, but not limited to, the completion and execution of such Exhibits. Agency will at all times remain liable under the Agreement and any Exhibits, including, but not limited to, any Exhibits completed and executed by Agency and/or Consultant, subject to the terms of the Agreement.

This letter is being written to induce the Cook County Assessor's Office to deliver Assessor Data to Consultant or to grant permission that Agency be allowed to forward Assessor Data to Consultant.

Sincerely,

Signature

Timothy C. Wiberg

Village Manager

Name/Title

Request For Board Action

REFERRED TO BOARD: May 20, 2014

AGENDA ITEM NO: 4

ORIGINATING DEPARTMENT: Public Works

SUBJECT: Approval of a Resolution to Purchase Two 2015 Ford F-250 XL Pick-up Trucks through the Northwest Municipal Conference Suburban Purchasing Cooperative Program Contract #142 from Currie Motors Fleet of Frankfort, IL in the Amount of \$71,387

SUMMARY AND BACKGROUND OF SUBJECT MATTER:

The Public Works Department utilizes pick-up trucks within the department on a daily basis for traveling through the Village to work sites, carrying equipment and/or parts, snow removal operations during the winter and much more. This year the Public Works Department is scheduled to replace two, 2003 Chevy Silverado pick-up trucks. They are both 11 years old with mileages of 49,730 and 47,683. Both trucks are frequently in need of repair causing projects to be delayed. Replacement of the trucks is in accordance with the department's practice to replace pick-up trucks after 10 years of service. As such, the Village's capital equipment replacement plan has the pick-up trucks scheduled for replacement this fiscal year.

The new pick-up trucks will be equipped with a snowplow, tool box and LED lighting. In addition, one of the pick-up trucks is used in the Parks Division and is often carrying larger landscape equipment so the replacement pick-up truck will be outfitted with a lift gate on the back of the truck to assist with putting equipment into the pick-up truck. The additional cost for this add-on is \$3,000. Lastly, both pick-up trucks will be equipped with back-up cameras which is standard with the vehicles. The cost breakdown for the two pick-up trucks is as follows:

2015 250-XL Pick-up Truck for Parks Division- \$35,450

- Snowplow
- Tool box
- LED lighting
- Lift gate
- Back-up camera

2015 250-XL Pick-up Truck for Water & Sewer Division- \$35,937

- Snowplow
- Tool box

- LED lighting
- Back-up camera

Following Village Board approval of the new 2015 Ford F-250 XL pick-up trucks, the two 2003 pick-up trucks will be auctioned at the Northwest Municipal Conference 2014 fall auction.

FINANCIAL IMPACT:

\$35,000 has been budgeted for capital equipment purchases in the fiscal year 2014/2015 Water and Sewer Fund and \$35,000 has been budgeted for capital equipment purchases in the fiscal year 2014/2015 Parks Maintenance Budget.

DOCUMENTS ATTACHED:

1. Proposed Resolution
2. Currie Motors Fleet Proposals

RECOMMENDED MOTION:

Move to approve a Resolution authorizing the purchase of two 2015 Ford F-250 XL pick-up trucks from Currie Motors Fleet of Frankfort, IL in the amount of \$71,387.

VILLAGE OF LINCOLNWOOD

RESOLUTION NO. R2014-_____

**A RESOLUTION AUTHORIZING THE PURCHASE OF TWO 2015 FORD F-250 XL
PICK-UP TRUCKS FROM CURRIE MOTORS, OF FRANKFORT, ILLINOIS,
IN THE AMOUNT OF \$71,387**

WHEREAS, Article VII, Section 10 of the Constitution of the State of Illinois, and the Intergovernmental Cooperation Act, 5 ILCS 220/1 *et seq.*, authorize and encourage intergovernmental cooperation; and

WHEREAS, the Village is a member of the Northwest Municipal Conference ("**NWMC**"), a corporate organization representing municipalities and townships located within the State of Illinois and Counties of Cook, DuPage, Kane, Lake, and McHenry; and

WHEREAS, the Village participates in the NWMC Suburban Purchasing Cooperative ("**SPC**"), which permits local governments to purchase commodities and services according to contracts negotiated by the NWMC, resulting in significant savings for the Village; and

WHEREAS, the Village has identified the need to purchase two new pick-up trucks; and

WHEREAS, the SPC sought bids for the award of a contract for the purchase of 2015 Ford F-250 XL pick-up trucks ("**Purchase Contract**"); and

WHEREAS, the SPC identified Currie Motors, of Frankfort, Illinois ("**Currie**"), as the low responsible bidder for the Purchase Contract; and

WHEREAS, the Village President and Board of Trustees have determined that it will serve and be in the best interest of the Village to purchase two 2015 Ford F-250 XL pick-up trucks from Currie through the SPC, in the amount of \$71,387;

NOW, THEREFORE, BE IT RESOLVED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LINCOLNWOOD, COOK COUNTY, ILLINOIS, as follows:

SECTION 1. RECITALS. The facts and statements contained in the preamble to this Resolution are found to be true and correct and are hereby adopted as part of this Resolution.

SECTION 2. APPROVAL OF PURCHASE. The President and Board of Trustees shall, and do hereby, approve the purchase by the Village of two 2015 Ford F-250 XL pick-up trucks from Currie, in the amount of \$71,387, in accordance with the SPC Purchase Contract.

SECTION 3. EXECUTION OF REQUIRED DOCUMENTATION. The Village Administrator and the Village Clerk shall be, and are hereby, authorized to execute and attest, on behalf of the Village, all documents necessary to complete the purchase authorized pursuant to Section Two of this Resolution.

SECTION 4. EFFECTIVE DATE. This Resolution shall be in full force and effect from and after its passage and approval as provided by law.

PASSED this ___ day of _____, 2014.

AYES: _____

NAYS: _____

ABSENT: _____

ABSTENTION: _____

APPROVED by me this _____ day of _____, 2014.

Gerald C. Turry, President
Village of Lincolnwood, Cook County, Illinois

ATTESTED and FILED in my office this
_____ day of _____, 2014

Beryl Herman, Village Clerk
Village of Lincolnwood, Cook County, Illinois

2015 Ford F-250 XL 4x2 Pick Up

NWMC Contract # 142

Base Price

\$19,630.00

Options - Cab Style

<input type="checkbox"/>	Super Cab with 6.5' Bed	\$2,370.00	\$0.00
<input checked="" type="checkbox"/>	Crew Cab with 6.5" Bed	\$3,440.00	\$3,440.00
<input type="checkbox"/>	Pick Up Box Delete (does not include spare)	-\$533.00	\$0.00
<input type="checkbox"/>	8' Bed (Super Cab/Crew Cab)	\$262.00	\$0.00

Options - Powertrain

<input type="checkbox"/>	6.7L OHV Power Stroke Diesel	\$7,229.00	\$0.00
<input checked="" type="checkbox"/>	4x4 with Manual Transfer Case	\$2,875.00	\$2,875.00
<input checked="" type="checkbox"/>	Limited Slip Axle	\$333.00	\$333.00
<input type="checkbox"/>	Gaseous Prep (does not include Conversion)	\$268.00	\$0.00
<input checked="" type="checkbox"/>	Electronic Shift On the Fly	\$158.00	\$158.00
<input type="checkbox"/>	Engine Block Heater	\$64.00	\$0.00
<input type="checkbox"/>	PTO Provision (available with 6.7L Engine)	\$239.00	\$0.00
<input type="checkbox"/>	Engine Idle Shut Down (available with 6.7L Engine)	\$214.00	\$0.00
<input type="checkbox"/>	Extra HD Alternators (diesel only)	\$64.00	\$0.00

Options - Suspension

<input checked="" type="checkbox"/>	Snow Plow Prep Package	\$73.00	\$73.00
<input type="checkbox"/>	Heavy Duty Front Suspension Package	\$107.00	\$0.00
<input type="checkbox"/>	FX4 Off Road Package	\$252.00	\$0.00
<input type="checkbox"/>	Skid Plates	\$85.00	\$0.00
<input type="checkbox"/>	5th Wheel/Gooseneck Hitch Prep Package	\$1,104.00	\$0.00
<input type="checkbox"/>	Trailer Brake Controller	\$230.00	\$0.00
<input checked="" type="checkbox"/>	Tires-LT245/75Rx17E BSW A/T	\$107.00	\$107.00
<input type="checkbox"/>	Tires-LT265/70Rx17E OWL A/T	\$389.00	\$0.00
<input type="checkbox"/>	Spare Tire with Box Delete Option	\$252.00	\$0.00
<input type="checkbox"/>	Spare Tire Delete w/Pickup Bed	-\$73.00	\$0.00

Options - Exterior

<input type="checkbox"/>	Rear Camera	\$460.00	\$0.00
<input checked="" type="checkbox"/>	6" Black Molded Cab Steps	\$273.00	\$273.00
<input type="checkbox"/>	Exterior Back Up Chime	\$107.00	\$0.00
<input type="checkbox"/>	Day Time Running Lights	\$38.00	\$0.00
<input type="checkbox"/>	Manual Sliding Rear Window	\$107.00	\$0.00
<input type="checkbox"/>	Roof Clearance Lights	\$48.00	\$0.00
<input type="checkbox"/>	Tail Gate Step	\$320.00	\$0.00
<input checked="" type="checkbox"/>	Tough Bed Spray In Bed Liner	\$405.00	\$405.00
<input type="checkbox"/>	Reverse Vehicle Aid Sensor	\$208.00	\$0.00

Options - Interior

<input type="checkbox"/>	XL Value Package	\$507.00	\$0.00
<input type="checkbox"/>	Power Equipment Group	\$942.00	\$0.00
<input type="checkbox"/>	Remote Start System (requires Power Equipment Group)	\$166.00	\$0.00
<input type="checkbox"/>	Rapid Heat Supplemental Cab Heater (requires 6.7L Engine Dual Alternators)	\$214.00	\$0.00
<input type="checkbox"/>	Sync includes USB Port (requires Steering Wheel Controls and XL Value Package)	\$252.00	\$0.00
<input type="checkbox"/>	Steering Wheel Audio Controls	\$60.00	\$0.00
<input type="checkbox"/>	Air Conditioning Delete (call for details)	-\$726.00	\$0.00
<input type="checkbox"/>	Side Air Bags/Curtain Delete	-\$166.00	\$0.00
<input type="checkbox"/>	Frontal Passenger and Side Air Bags/Curtain Delete	-\$166.00	\$0.00
<input type="checkbox"/>	Cruise Control	\$200.00	\$0.00
<input checked="" type="checkbox"/>	Up Fitters Switches	\$107.00	\$107.00

Options - Additional

<input type="checkbox"/>	Powertrain Care 3 Year 100,000 Warranty 4x2 Gasoline Motor	\$1,105.00	\$0.00
<input checked="" type="checkbox"/>	2-Weather Guard Boxes/Federal Highlighter	\$1,934.00	\$1,934.00
<input type="checkbox"/>	Rustproofing with Undercoating	\$395.00	\$0.00
<input checked="" type="checkbox"/>	4-Corner Stobes (requires Upfitted Switches)	\$795.00	\$795.00
<input type="checkbox"/>	8' Steel Service Body - White Finish	\$5,895.00	\$0.00
<input checked="" type="checkbox"/>	7'-6" Western Snow Plow	\$4,795.00	\$4,795.00

2015 Ford F-250 XL 4x2 Pick Up

<input type="checkbox"/>	7.5' Boss Snow Plow	\$4,795.00	\$0.00
<input type="checkbox"/>	Hand Held Controller	\$90.00	\$0.00
<input checked="" type="checkbox"/>	Snow Deflector	\$295.00	\$295.00
<input type="checkbox"/>	Cast Aluminum Wheels	\$512.00	\$0.00
<input type="checkbox"/>	Detailed CD Rom Shop Manual	\$325.00	\$0.00
<input type="checkbox"/>	Delivery of More Than 50 Miles	\$185.00	\$0.00
<input checked="" type="checkbox"/>	License and Title fees <input type="checkbox"/> Mfr <input checked="" type="checkbox"/> Plates / <input type="checkbox"/> Other	\$105.00	\$105.00

Exterior

<input type="checkbox"/>	Vermillion Red	N/C	N/C
<input type="checkbox"/>	Blue Jeans Metallic	N/C	N/C
<input type="checkbox"/>	Caribou	N/C	N/C
<input type="checkbox"/>	Tuxedo Black	N/C	N/C
<input type="checkbox"/>	Magnetci	N/C	N/C
<input type="checkbox"/>	Ingot Silver Metallic	N/C	N/C
<input type="checkbox"/>	Oxford White	N/C	N/C
<input type="checkbox"/>	Green Gem	N/C	N/C
<input checked="" type="checkbox"/>	Special Paint(minimum 5 units. No minimum for School Bus Yellow	\$612.00	\$612.00

Interior

<input checked="" type="checkbox"/>	Steel 40/20/40 Vinyl	STD	STD
<input type="checkbox"/>	Steel 40/20/40 Cloth	\$85.00	\$0.00
<input type="checkbox"/>	Steel 40/Console/40 Vinyl - No Armrest Included	\$303.00	\$0.00
<input type="checkbox"/>	Steel 40/Console/40 Cloth - No Armrest Included	\$438.00	\$0.00

Total	\$35,937.00
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Customer Name, Address & Phone #

Village Of Lincolnwood
 7001 N. Lawndale
 Lincolnwood, Il. 60712
 Unit #1

2015 Ford F-250 XL 4x2 Pick Up

NWMC Contract # 142

Base Price

\$19,630.00

Options - Cab Style

<input type="checkbox"/>	Super Cab with 6.5' Bed	\$2,370.00	\$0.00
<input type="checkbox"/>	Crew Cab with 6.5" Bed	\$3,440.00	\$0.00
<input type="checkbox"/>	Pick Up Box Delete (does not include spare)	-\$533.00	\$0.00
<input type="checkbox"/>	8' Bed (Super Cab/Crew Cab)	\$262.00	\$0.00

Options - Powertrain

<input type="checkbox"/>	6.7L OHV Power Stroke Diesel	\$7,229.00	\$0.00
<input checked="" type="checkbox"/>	4x4 with Manual Transfer Case	\$2,875.00	\$2,875.00
<input checked="" type="checkbox"/>	Limited Slip Axle	\$333.00	\$333.00
<input type="checkbox"/>	Gaseous Prep (does not include Conversion)	\$268.00	\$0.00
<input checked="" type="checkbox"/>	Electronic Shift On the Fly	\$158.00	\$158.00
<input type="checkbox"/>	Engine Block Heater	\$64.00	\$0.00
<input type="checkbox"/>	PTO Provision (available with 6.7L Engine)	\$239.00	\$0.00
<input type="checkbox"/>	Engine Idle Shut Down (available with 6.7L Engine)	\$214.00	\$0.00
<input type="checkbox"/>	Extra HD Alternators (diesel only)	\$64.00	\$0.00

Options - Suspension

<input checked="" type="checkbox"/>	Snow Plow Prep Package	\$73.00	\$73.00
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<input type="checkbox"/>	FX4 Off Road Package	\$252.00	\$0.00
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<input type="checkbox"/>	5th Wheel/Gooseneck Hitch Prep Package	\$1,104.00	\$0.00
<input type="checkbox"/>	Trailer Brake Controller	\$230.00	\$0.00
<input checked="" type="checkbox"/>	Tires-LT245/75Rx17E BSW A/T	\$107.00	\$107.00
<input type="checkbox"/>	Tires-LT265/70Rx17E OWL A/T	\$389.00	\$0.00
<input type="checkbox"/>	Spare Tire with Box Delete Option	\$252.00	\$0.00
<input type="checkbox"/>	Spare Tire Delete w/Pickup Bed	-\$73.00	\$0.00

Options - Exterior

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Options - Interior

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<input type="checkbox"/>	Frontal Passenger and Side Air Bags/Curtain Delete	-\$166.00	\$0.00
<input type="checkbox"/>	Cruise Control	\$200.00	\$0.00
<input checked="" type="checkbox"/>	Up Fitters Switches	\$107.00	\$107.00

2015 Ford F-250 XL 4x2 Pick Up

Options - Additional

<input type="checkbox"/>	Powertrain Care 3 Year 100,000 Warranty 4x2 Gasoline Motor	\$1,105.00	\$0.00
<input checked="" type="checkbox"/>	G2 Tommy Gate/2-Weatherguard Boxes/Federal Highlighter/	\$4,887.00	\$4,887.00
<input type="checkbox"/>	Rustproofing with Undercoating	\$395.00	\$0.00
<input checked="" type="checkbox"/>	4-Corner Strobes (requires Upfitted Switches)	\$795.00	\$795.00
<input type="checkbox"/>	8' Steel Service Body - White Finish	\$5,895.00	\$0.00
<input checked="" type="checkbox"/>	7'-6" Western Snow Plow	\$4,795.00	\$4,795.00
<input type="checkbox"/>	7.5' Boss Snow Plow	\$4,795.00	\$0.00
<input type="checkbox"/>	Hand Held Controller	\$90.00	\$0.00
<input checked="" type="checkbox"/>	Snow Deflector	\$295.00	\$295.00
<input type="checkbox"/>	Cast Aluminum Wheels	\$512.00	\$0.00
<input type="checkbox"/>	Detailed CD Rom Shop Manual	\$325.00	\$0.00
<input type="checkbox"/>	Delivery of More Than 50 Miles	\$185.00	\$0.00
<input checked="" type="checkbox"/>	License and Title fees <input type="checkbox"/> MP <input checked="" type="checkbox"/> Plates / <input type="checkbox"/> Other	\$105.00	\$105.00

Exterior

<input type="checkbox"/>	Vermillion Red	N/C	N/C
<input type="checkbox"/>	Blue Jeans Metallic	N/C	N/C
<input type="checkbox"/>	Caribou	N/C	N/C
<input type="checkbox"/>	Tuxedo Black	N/C	N/C
<input type="checkbox"/>	Magnetci	N/C	N/C
<input type="checkbox"/>	Ingot Silver Metallic	N/C	N/C
<input type="checkbox"/>	Oxford White	N/C	N/C
<input type="checkbox"/>	Green Gem	N/C	N/C
<input checked="" type="checkbox"/>	Special Paint(minimum 5 units. No minimum for School Bus Yellow	\$612.00	\$612.00

Interior

<input checked="" type="checkbox"/>	Steel 40/20/40 Vinyl	STD	STD
<input type="checkbox"/>	Steel 40/20/40 Cloth	\$85.00	\$0.00
<input type="checkbox"/>	Steel 40/Console/40 Vinyl - No Armrest Included	\$303.00	\$0.00
<input type="checkbox"/>	Steel 40/Console/40 Cloth - No Armrest Included	\$438.00	\$0.00

Total Options **\$35,450.00**

Customer Name, Address & Phone #
Village Of Lincolnwood
7001 N. Lawndale
Lincolnwood, Il. 60712
Unit #2

Request For Board Action

REFERRED TO BOARD: May 20, 2014

AGENDA ITEM NO: 5

ORIGINATING DEPARTMENT: Police

SUBJECT: Consideration of a Recommendation by the Traffic Commission to Amend Chapter 7, Article 2, Section 24 of the Municipal Code Pertaining to Commercial Vehicle Parking

SUMMARY AND BACKGROUND OF SUBJECT MATTER:

The Village Code prohibits the on-street parking of commercial vehicles between 7:00 p.m. and 7:00 a.m., and all day on Sunday. Commercial vehicles are defined as vehicles over 12,000 pounds, and/or vehicles bearing commercial markings and/or equipment. The Zoning Code prohibits parking Class 1 commercial vehicles on a residential driveway, or more than one Class 2 commercial vehicle on a residential driveway.

On October 24, 2013, the Traffic Commission unanimously voted to recommend the Board adopt an Ordinance "restricting boats, boat trailers, recreational vehicles, snow mobiles, livery vehicles, and commercial vehicles on all residential streets and driveways between 7:00 p.m. and 7:00 a.m., except with temporary permission from the Police Department."

The Commission made the recommendation for the following reasons:

1. Commercial and recreational vehicles adversely affect the character of residential neighborhoods.
2. There are challenges with enforcing the current Code with regard to recognizing Class 1 Commercial Vehicles.
3. There is a concern regarding safety including the restricted line of sight at intersections caused by commercial vehicles, attractive nuisances, and the use of commercial vehicles in the commission of criminal acts.

On December 17, 2013, the Committee of the Whole reviewed the Traffic Commission's recommendation and referred the matter back to the Traffic Commission for a public meeting.

On February 20, 2014, the Traffic Commission met at its regularly scheduled publicized public meeting to further review commercial and recreational vehicle parking. Eight residents spoke at the meeting, two in favor of restricting commercial and recreational vehicles and six opposed stricter regulations.

Following the review, the Traffic Commission changed its original recommendation to the Board, and unanimously voted in favor of recommending the Village Code be revised to reflect the following:

1. Allow passenger vehicles, motorcycles, passenger vans with RV license plates, and noncommercial vehicles weighing less than 8,000 pounds with passenger or class B license plates to park on residential roadways and private residential driveways.

2. Prohibit parking any commercial truck, trailer, semi-trailer, bus, or commercial vehicle on any residential roadway or residential driveway between 7:00 p.m. and 7:00 a.m.
3. Define taxi and livery vehicles as commercial vehicles.
4. Define non-commercial vehicles as having single rear wheels only, no signs, no advertisements, no business identifications, no business license plates, no attached auxiliary equipment, no snow plows, no equipment racks, and/or no storage boxes or lockers.
5. Prohibit debris, construction materials and/or equipment intended for commercial or business use from being present in a non-commercial vehicle, whether open or covered.
6. Require non-commercial cargo and panel vans to have side and rear windows and seating behind the driver's seat.

On April 17, 2014, the Committee of the Whole reviewed the Traffic Commission's February 20, 2014 recommendation and directed staff to work with the Village attorney to prepare an Ordinance for consideration by the Board.

FINANCIAL IMPACT:

None

DOCUMENTS ATTACHED:

1. Proposed Ordinance
2. April 17, 2014 Committee of the Whole Memorandum
3. October 24, 2013 Approved Traffic Commission Minutes
4. Chapter 7 Traffic Code
5. Zoning Code Chapter 15 7.11 Off-Street Parking and Loading
6. Zoning Code Chapter 15.7.12 Parking and Storage of Recreational Vehicles...
7. December 17, 2013 Memorandum to the Board
8. December 17, 2013 PowerPoint Presentation
9. December 17, 2013 Committee of the Whole Minutes
10. Draft February 20, 2014 Traffic Commission Minutes

RECOMMENDED MOTION:

Move to approve a recommendation by the Traffic Commission to amend Chapter 7, Article 2, Section 22 of the Municipal Code of Lincolnwood pertaining to commercial vehicle parking.

VILLAGE OF LINCOLNWOOD

ORDINANCE NO. 2014-_____

**AN ORDINANCE AMENDING SECTION 7-2-24
(COMMERCIAL VEHICLE PARKING)
OF THE MUNICIPAL CODE OF LINCOLNWOOD**

ADOPTED BY THE
PRESIDENT AND BOARD OF TRUSTEES
OF THE VILLAGE OF LINCOLNWOOD
THIS ____ DAY OF MAY, 2014.

Published in pamphlet form
by the authority of the
President and Board of Trustees
of the Village of Lincolnwood,
Cook County, Illinois
this ____ day of _____, 2014

ORDINANCE NO. 2014-_____

**AN ORDINANCE AMENDING SECTION 7-2-24
(COMMERCIAL VEHICLE PARKING)
OF THE MUNICIPAL CODE OF LINCOLNWOOD**

WHEREAS, the Village of Lincolnwood is a home rule municipal corporation in accordance with Article VII, Section 6(a) of the Constitution of the State of Illinois of 1970; and

WHEREAS, the Village has the authority to adopt ordinances and to promulgate rules and regulations that pertain to its government and affairs; and

WHEREAS, the Municipal Code of Lincolnwood, as amended ("*Village Code*"), restricts the parking of commercial vehicles on public streets and in unenclosed spaces on residential lots; and

WHEREAS, the Village President and Board of Trustees desire to update and clarify the Village regulations governing commercial vehicle parking; and

WHEREAS, the President and Board of Trustees have determined that it will serve and be in the best interests of the Village and its residents to amend the Village Code in accordance with this Ordinance;

NOW, THEREFORE, BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF LINCOLNWOOD, COOK COUNTY, ILLINOIS, as follows:

SECTION 1. RECITALS. The facts and statements contained in the preamble to this Ordinance are found to be true and correct and are hereby adopted as part of this Ordinance.

SECTION 2. COMMERCIAL VEHICLE PARKING. Section 7-2-24 of the Village Code is hereby re-titled and amended further to read as follows:

"7-2-24 Commercial Vehicle Parking ~~commercial vehicles on public streets.~~

(A) Definitions. The following definitions shall apply in the interpretation and enforcement of this Section 7-2-24:

COMMERCIAL VEHICLE: For purposes of this Chapter 7, all commercial vehicles shall be classified as either Class 1 or Class 2 commercial vehicles. Any trailer including, but not limited to, tar hoppers, generators, cement mixers, or any portable construction or maintenance equipment that is not a recreational vehicle (as defined in Section 7-2-17 of this Code) camper trailer, a travel trailer, or a recreational vehicle trailer (as defined in Section 7-2-17 of this Code), shall be deemed a commercial

Additions are bold and double-underlined; ~~deletions are struck through.~~

vehicle. Unless otherwise provided, any reference in this Section 7-2-24 to commercial vehicles shall be deemed to be made to both Class 1 and Class 2 commercial vehicles. ~~Class 2 vehicles used for snowplowing which have snowplow blades attached and which lack commercial markings or lettering indicating that the vehicle is used for commercial or industrial purposes are not commercial vehicles for purposes of this definition for the period commencing November 15 and ending April 15 each year.~~

- (1) CLASS 1 — Class 1 commercial vehicle shall mean any vehicle, other than a recreational vehicle, regardless of the use to which the vehicle is put or intended or designed to serve and regardless of any other classification system made applicable to vehicles by any other governmental body, that weighs in excess of 12,000 pounds in gross weight.
- (2) CLASS 2 — Class 2 commercial vehicle shall mean any vehicle that is not a recreational vehicle or a Class 1 commercial vehicle that is operated for the transportation of persons or property in the furtherance of any commercial or industrial enterprise, for hire or not for hire, including, without limitation (unless otherwise specified), the following:
 - (a) Commercial markings: Any such vehicle bearing commercial markings or lettering indicating that the vehicle is used for commercial or industrial purposes.
 - (b) Removable equipment: Any such vehicle bearing removable equipment or merchandise on the exterior of the vehicle, including, without limitation, snow plows, equipment racks, storage boxes and lockers, and other auxiliary equipment, but specifically excluding trailer hitches; and camper type tops (not higher than one foot above the high point of the truck cab roof) ~~and truck bed storage boxes, stored on the exterior of the vehicle.~~
 - (c) Taxicabs and limousines (as those terms are defined in Section 9-1-2 of this Code).
 - (d) Three or more rear wheels: Any such vehicle with three or more rear wheels.
 - (e) Lack of windows or seating: Any such vehicle that does not have at least: (i) two windows on each side of the vehicle; (ii) a rear window; and (iii) seating

Additions are bold and double-underlined; deletions are struck through.

available within the vehicle and behind the driver's seat.

* * *

TRAILER: Any vehicle or portable structure constructed so as to permit occupancy thereof for lodging or dwelling purposes or for the use as an accessory building or structure in the conduct of a business, trade or occupation, and which may be used as a conveyance on streets and highways, by its own or other motive power; a portable structure supported by wheels, jacks, horses, skids or blocks without a permanent foundation which is towed or hauled by another vehicle and, whether occupied or not, used for temporary human occupancy, carrying materials, goods or objects, livestock, or use as a temporary office.

(B) Use of public streets. Commercial vehicles or trailers shall not be permitted to park on any public street, thoroughfare or alley within the Village between the hours of 7:00 p.m. and 7:00 a.m. on weekdays, nor between the hours of 7:00 p.m. on Saturday and 7:00 a.m. on Monday.

(C) Storage of construction materials and debris. No construction materials, equipment, or debris may be stored anywhere within a commercial vehicle parked on any public street, thoroughfare, or alley within the Village.

(D) Residential driveways. Notwithstanding any provision of this Code to the contrary, between the hours of 7:00 p.m. and 7:00 a.m., no Class 1 or Class 2 commercial vehicle or trailer may be parked or stored in any unenclosed parking space on any lot in the Village used for residential purposes.

~~(C)~~(E) Penalty. Any person who shall violate any of the provisions of this Section 7-2-24 shall be subject to a fine as set forth in Section 7-2-31 of this Code."

SECTION 3. SEVERABILITY. If any provision of this Ordinance or part thereof is held invalid by a court of competent jurisdiction, the remaining provisions of this Ordinance are to remain in full force and effect, and are to be interpreted, applied, and enforced so as to achieve, as near as may be, the purpose and intent of this Ordinance to the greatest extent permitted by applicable law.

SECTION 4. EFFECTIVE DATE. This Ordinance will be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

[SIGNATURE PAGE FOLLOWS]

Additions are bold and double-underlined; ~~deletions are struck through.~~

PASSED this ____ day of May, 2014.

AYES: _____

NAYS: _____

ABSENT: _____

ABSTENTION: _____

APPROVED by me this ____ day of May, 2014.

Gerald C. Turry, President
Village of Lincolnwood, Cook County, Illinois

ATTESTED and FILED in my office the
____ day of May, 2014.

Beryl Herman, Village Clerk
Village of Lincolnwood, Cook County, Illinois

#29571817_v2

Additions are bold and double-underlined; ~~deletions are struck through.~~



LINCOLNWOOD POLICE DEPARTMENT

INTER-OFFICE MEMO

Robert LaMantia
Chief of Police

To: Timothy C. Wiberg, Village Manager

From: Robert LaMantia, Chief of Police

Date: April 17, 2014

Subject: Traffic Commission Recommendation Regarding
Restricting Commercial and Recreational Vehicle Parking

The Traffic Commission has been considering restricting commercial and recreational vehicle parking on residential streets and private driveways since November, 2011.

Current Code

The Code currently prohibits the on-street parking of commercial vehicles between 7:00 p.m. and 7:00 a.m. Commercial vehicles are defined as vehicles over 12,000 pounds, and/or vehicles bearing commercial markings and/or equipment. The Zoning Code also prohibits parking any commercial vehicles over 12,000 pounds on a residential driveway, or more than one commercial vehicle less than 12,000 pounds on a residential driveway.

The Zoning Code requires boats and trailers to be parked in a fully enclosed structure from October 31st to April 1st, each year. It also requires snow mobiles and similar type vehicles to be parked in an enclosed structure from April 1st through November 30th each year.

Traffic Commission

On October 24, 2013, the Traffic Commission unanimously voted to recommend the Board adopt an Ordinance "restricting boats, boat trailers, recreational vehicles, snow mobiles, livery vehicles, and commercial vehicles on all residential streets and driveways between 7:00 p.m. and 7:00 a.m., except with temporary permission from the Police Department."

The Commission made the recommendation for the following reasons:

1. Commercial and recreational vehicles adversely affect the character of residential neighborhoods. Commercial vehicles should be parked at the owner's place of business, not his home. Part of the cost of owning a commercial vehicle

is the cost of providing proper storage.

2. There are challenges with enforcing the current Code with regard to recognizing Class 1 Commercial Vehicles. The current Code prohibits vehicles weighing over 12,000 pounds. The Village Code with regard to commercial vehicles and the Zoning Code with regard to recreational vehicles is attached.
3. There is a general concern regarding safety including the restricted line of sight at intersections caused by commercial vehicles, attractive nuisances, and the use of commercial vehicles in the commission of criminal acts. It is very common for criminals to use white panel vans and pick-up trucks in the commission of their crime.

Committee of the Whole

The Traffic Commission's recommendation was reviewed by the Committee of the Whole on December 17, 2013. After review and discussion, the consensus of the Board was to remand the matter back to the Traffic Commission to hold a public meeting.

Traffic Commission

Staff announced the date of the Traffic Commission's meeting to discuss commercial and recreational vehicle parking during the December 17, 2013 Village Board meeting, in a news release to the media, in the Connections newsletter, on the Village's website, and on the local cable television channel.

On February 20, 2014, the Traffic Commission met at its regularly scheduled meeting to discuss commercial and recreational vehicle parking. Chairman Gelfund explained the purpose of the meeting to the public and solicited input. Eight residents spoke at the meeting, two in favor of restricting commercial and recreational vehicles and six opposed stricter regulations.

Following review and discussion, the Traffic Commission unanimously voted in favor of revising the Code to include the following:

1. Allow passenger vehicles, motorcycles, passenger vans with RV license plates, and noncommercial vehicles weighing less than 8,000 pounds with passenger or class B license plates to park on residential roadways and private residential driveways.
2. Prohibit parking any commercial truck, trailer, semi-trailer, bus, or commercial vehicle on any residential roadway or residential driveway between 7:00 p.m. and 7:00 a.m.
3. Define taxi and livery vehicles as commercial vehicles.
4. Define non-commercial vehicles as having single rear wheels only, no signs, no advertisements, no business identifications, no business license plates, no attached auxiliary equipment, no snow plows, no equipment racks, and/or no

storage boxes or lockers.

5. Prohibit debris, construction materials and/or equipment intended for commercial or business use from being present in a non-commercial vehicle, whether open or covered.
6. Require non-commercial cargo and panel vans to have side and rear windows and seating behind the driver's seat.

Village Board Direction

Staff is seeking direction regarding the Traffic Commission's recommendation to revise the Code regarding commercial and recreational vehicle parking.

Village Board Options

1. Status Quo
2. Traffic Commission's Recommendation
3. Hybrid Approach Maintaining Current Code with Minor Revisions

Documents Attached

1. October 24, 2013 Approved Traffic Commission Minutes
2. Chapter 7 Traffic Code
3. Zoning Code Chapter 15 7.11 Off-Street Parking and Loading
4. Zoning Code Chapter 15.7.12 Parking and Storage of Recreational Vehicles...
5. December 17, 2013 Memorandum to the Board
6. December 17, 2013 PowerPoint Presentation
7. December 17, 2013 Committee of the Whole Minutes
8. Draft February 20, 2014 Traffic Commission Minutes

Village of Lincolnwood
Traffic Commission Meeting Minutes
Thursday, October 24, 2013, 7:00 p.m.
Village Hall Council Chambers

1) Call to Order

Commission Chair Gelfund called the meeting to order at 7:06 p.m.

2) Pledge to the Flag

Chair Gelfund led the Commission in the Pledge to the Flag.

3) Roll-call

Commissioners Mark Bonner, Antonio Costantino, Donald Gelfund, Georjean Nickell, Claude Petit, Scott Troiani, Assistant to the Public Works Director Ashley Engelmann, Village Engineer Jim Johnson, Officer Timothy Schaefer and Chief of Police Robert LaMantia were present.

Trustee Ronald Cope and Commissioner James Lee were absent.

4) Report by Chair

Chairman Gelfund reported on a recent Plan Commission meeting regarding the development of the Purple Hotel property. He indicated that there was a lot of discussion regarding a proposed traffic control signal at Chase and Lincoln, and the potential impact on traffic on Chase between Lincoln and Crawford.

5) Approval of Traffic Commission Minutes

Commissioner Troiani made a motion to approve the minutes from September 26, 2013. Commissioner Nickell seconded the motion. The motion was unanimously approved.

6) Unfinished Business

a) Alternate Side Parking Signage

Ms. Engelmann reported on Ms. Lydia Cohen's request to have signage regarding the Alternate Side Parking Ordinance posted on each residential street. The cost is \$9,000. Ms. Engelmann proposed adding eight additional signs, in addition to the signs posted on the arterial streets at each of the entrances to the Village. The cost of Ms. Engelmann's proposal is \$140. Commissioner Troiani made a motion to accept Ms. Engelmann's proposal. Commissioner Petit seconded. The motion was unanimously approved.

b) 4601 W. Touhy Avenue Traffic and Parking Challenges

Chief LaMantia reported on the on-going parking and traffic challenges in the

area of 4601 and 4711 W. Touhy. He reported that recently, staff had to remind the restaurant's valet service to remind drivers exiting the drive to turn right onto Kilpatrick to avoid creating a conflict with traffic on Touhy.

c) Standardization of Crosswalks

Mr. Jim Johnson presented his proposal to standardize crosswalk markings. Commissioner Bonner made a motion to recommend the Board accept the Crosswalk Design Guidelines as proposed. Commissioner Costantino seconded. The motion was unanimously approved.

d) Commercial and Recreational Vehicle Parking Restrictions

Mr. Paul Eisterhold, 6810 N. Lincolnwood Dr. spoke regarding the commercial and recreational vehicle ordinance. He said years ago, the Plan Commission worked for over two years to develop a commercial vehicle ordinance, only to have it changed by the Code of Ordinance and Review Board. He said the Commission worked very hard to be fair, but there were many occasions when residents parked motor homes, boats, and construction vehicles on their driveways for days, weeks and months. He asked the Commission to recommend restricting commercial and recreational vehicles from parking on residential streets and driveways.

Chief LaMantia reviewed commercial and recreational vehicle ordinances from several neighboring communities and after review and discussion, Commissioner Nickell said community appearance is a concern, and made a motion to recommend the Board restrict boats, boat trailers, recreational vehicles, snow mobiles, livery vehicles, commercial vehicles on residential streets and driveways between 7:00 p.m. and 7:00 a.m., except with temporary permission from the Police Department. Commissioner Bonner seconded. The motion was unanimously approved.

7) New Business

a) Central and Sauganash Turn Restrictions

Mr. James Persino, 6700 W. Sauganash spoke regarding the turn restrictions from Central to Sauganash. Mr. Persino said that there used to be two signs at Central at Sauganash restricting turns, but one sign was knocked down in a traffic crash about a year ago, and never replaced. He said he has lived in the Village since 1979, and the only people violating the Ordinance now are the neighbors. Prior to the development of the Village Crossing, employees from Teletype would cut through the neighborhood. However, that has not been a problem for many years. Everyone thought the theaters (Village Crossing) would create traffic problems, but they have not. Today, most of the drivers violating the signs are residential neighbors.

Chief LaMantia recommended the Commission defer any discussion or action

and notify the neighbors the request will be discussed at a future meeting. He recommended also consider removing the turn restrictions at Central and Ionia, and Central and Dowagiac.

Commissioner Troiani made a motion to table the discussion until the December 5, 2013 meeting and notify the neighbors. Commissioner Nickell seconded. The motion was unanimously approved.

b) Line of Sight Pratt and LeClaire

Chief LaMantia reported on the line of sight at Pratt and LeClaire. He indicated that during the past summer, the Illinois Department of Transportation closed the eastbound exit ramp from the Edens Expressway to Touhy. Most of the eastbound traffic used the westbound exit, turned left onto LeClaire, left onto Pratt, and headed east.

Staff proactively temporarily restricted parking for the 98' (feet) on the north side of Pratt, west of LeClaire to improve the line of sight for southbound LeClaire traffic. There were no line of sight related motor vehicle traffic crashes during the three month construction period. Base on the positive results, staff recommended the Commission restrict parking in this area to "compact car only." The neighbors were notified the Commission would be considering this matter. One resident contacted Chief LaMantia in advance of the meeting and asked that the same consideration be given to the east side of Pratt.

Commissioner Bonner made a motion to restrict parking on the north side of Pratt 98' (feet) west of LeClaire. This is approximately four car lengths or to the first residential driveway. Commissioner Troiani seconded. The motion was unanimously approved.

c) 2014 Meeting Dates

Commissioner Bonner made a motion to table this matter until the December 5, 2013 meeting. Commissioner Petit seconded. The motion was unanimously approved.

8) Public Forum

None

9) Report by Staff

a) Chief LaMantia reported on providing information on Resident Only Parking to the residents on the 6400 block of Kimball following the September Traffic Commission meeting.

b) Chief LaMantia reported that Airoom's request for Designated Parkway Parking will be on the next Village Board Committee of the Whole agenda.

c) Chief LaMantia reported on several parking complaints received from the neighbors south of Meatheads Restaurant.

10) Good of the Order

None

11) Adjournment

There being no further business, Commissioner Bonner made a motion to adjourn the meeting at 9:25 p.m. Commissioner Costantino seconded the motion. The motion was unanimously approved.

VILLAGE OF LINCOLNWOOD

Chapter 7. TRAFFIC CODE

Article 2. THROUGH STREETS; STOP STREETS; ONE-WAY STREETS; LOAD LIMITS; PROHIBITED AND RESTRICTED PARKING

7-2-24. Parking commercial vehicles on public streets.

(A) Definitions. The following definitions shall apply in the interpretation and enforcement of this Section 7-2-24:

COMMERCIAL VEHICLE

For purposes of this Chapter 7, all commercial vehicles shall be classified as either Class 1 or Class 2 commercial vehicles. Any trailer including, but not limited to, tar hoppers, generators, cement mixers, or any portable construction or maintenance equipment that is not a recreational vehicle (as defined in Section 7-2-17 of this Code) camper trailer, a travel trailer, or a recreational vehicle trailer (as defined in Section 7-2-17 of this Code), shall be deemed a commercial vehicle. Unless otherwise provided, any reference in this Section 7-2-24 to commercial vehicles shall be deemed to be made to both Class 1 and Class 2 commercial vehicles. Class 2 vehicles used for snowplowing which have snowplow blades attached and which lack commercial markings or lettering indicating that the vehicle is used for commercial or industrial purposes are not commercial vehicles for purposes of this definition for the period commencing November 15 and ending April 15 each year.

(1) **CLASS 1** — Class 1 commercial vehicle shall mean any vehicle, other than a recreational vehicle, regardless of the use to which the vehicle is put or intended or designed to serve and regardless of any other classification system made applicable to vehicles by any other governmental body, that weighs in excess of 12,000 pounds in gross weight.

(2) **CLASS 2** — Class 2 commercial vehicle shall mean any vehicle that is not a recreational vehicle or a Class 1 commercial vehicle that is operated for the transportation of persons or property in the furtherance of any commercial or industrial enterprise, for hire or not for hire, including, without limitation (unless otherwise specified), the following:

(a) Commercial markings: Any such vehicle bearing commercial markings or lettering indicating that the vehicle is used for commercial or industrial purposes.

(b) Removable equipment: Any such vehicle bearing removable equipment or merchandise, excluding trailer hitches, camper type tops (not higher than one foot above the high point of the truck cab roof) and truck bed storage boxes, stored on the exterior of the vehicle.

TRAILER

Any vehicle or portable structure constructed so as to permit occupancy thereof for lodging or dwelling purposes or for the use as an accessory building or structure in the conduct of a business, trade or occupation, and which may be used as a conveyance on streets and highways, by its own or other motive power; a portable structure supported by wheels, jacks, horses, skids or blocks without a permanent foundation which is towed or hauled by another vehicle and, whether occupied or not, used for temporary human occupancy, carrying materials, goods or objects, livestock, or use as a temporary office.

(B) Use of public streets. Commercial vehicles or trailers shall not be permitted to park on any public street, thoroughfare or alley within the Village between the hours of 7:00 p.m. and 7:00 a.m. on weekdays, nor between the hours of 7:00 p.m. on Saturday and 7:00 a.m. on Monday.

(C) Penalty. Any person who shall violate any of the provisions of this Section 7-2-24 shall be subject to a fine as set forth in Section 7-2-31 of this Code.

Village of Lincolnwood

Chapter 15. ZONING

Article VII. OFF-STREET PARKING AND LOADING

7.11. Parking and storage of commercial vehicles and trailers in residential districts.

(1) Parking and storage defined. For purposes of this Section 7.11, the parking or storage of commercial vehicles and trailers, shall mean the parking of any such vehicle at any time.

(2) Parking and storage of commercial vehicles and trailers. The parking and storage of commercial vehicles and trailers in residential districts shall comply with the following restrictions:

a. Class 1 commercial vehicles and trailers. All Class 1 commercial vehicles or trailers must be parked or stored in a fully enclosed building or fully enclosed structure at all times, subject only to the exceptions stated herein. No Class 1 commercial vehicle or trailer shall be parked or stored in any unenclosed parking lot or parking area on any zoning lot in a residential district, except for the period necessary for the reasonable expeditious loading or unloading of such vehicle or in conjunction with the performance of a service or delivery for the benefit of the lot or its owners or occupants.

b. Class 2 commercial vehicles and trailers. Not more than one Class 2 commercial vehicle may be parked or stored in an unenclosed parking space per zoning lot. All other Class 2 commercial vehicles or their trailers must be parked or stored in a fully enclosed building or fully enclosed structure at all times except for the period necessary for the reasonable expeditious loading or unloading of a such vehicle or in conjunction with the performance of a service or delivery for the benefit of the lot or its owners or occupants. Notwithstanding the foregoing, nothing herein shall permit a detached trailer to be parked or stored in any unenclosed parking lot or parking area on any zoning lot in a residential district.

c. Impervious surface required. Those Class 2 commercial vehicles not restricted to parking in fully enclosed parking lots, garages or parking areas as required by Section 7.11(2)(b) above, shall be parked or stored on an all weather asphalt or concrete pavement surface in accordance with Village requirements and this Zoning Ordinance.

(3) Storage of vehicles in garages. A commercial vehicle or trailer may be stored in a fully enclosed garage or accessory structure in a residential district provided that said garage or accessory structure complies with all applicable provisions of this Zoning Ordinance.

(4) Construction sites. The regulations prohibiting the outdoor parking or storage of commercial vehicles and trailers set forth herein shall not apply where commercial vehicles or trailers are parked or stored on a zoning lot where improvements to that zoning lot are actively being constructed pursuant to a current, valid Village permit. Notwithstanding the foregoing, no owner, occupant, or any contractor or agent of an owner or occupant, shall park or store any commercial vehicle or trailer on any zoning lot in a residential district for an indefinite period of time during the permit period. Only those commercial vehicles or trailers which are used to facilitate the construction authorized by Village permit shall be exempt from the regulations set forth in this Article VII.

(5) Exemption for commercial vehicles registered to educational, religious or charitable organizations. The Board of Trustees or a committee thereof, upon proper written application by the owner of a vehicle which would otherwise be classified as a commercial vehicle under this Zoning Ordinance, and which vehicle is registered to an educational, religious or charitable organization, and the vehicle is used for educational, religious or charitable purposes, may after due consideration, exempt such vehicle from the requirements of this Article VII. An applicant for a permit to exempt a vehicle may be required to submit certain documents as part of the application process including: 1) a written statement of recent date by the Attorney General of Illinois that the organization is in compliance with the provisions of 225 Illinois Compiled Statutes 460/2 of An Act to Regulate Solicitation and Collection of Funds for Charitable Purposes, and such statute as may hereafter be amended; 2) a written statement from the Internal Revenue Service that the organization is a tax exempt organization under the Internal Revenue Code of the United States, Section 501(c)(3). Any vehicle so exempted must be in a fully operational condition.

VILLAGE OF LINCOLNWOOD

Chapter 15. ZONING

Article VII. OFF-STREET PARKING AND LOADING

7.12. Parking and storage of recreational vehicles, recreational vehicle trailers, and mobile homes in all zoning districts.

(1) Parking and storage. This Section 7.12 governs the parking and storage of recreational vehicles, recreational vehicle trailers and mobile homes at any time.

(2) Fully enclosed parking required; unenclosed parking or storage prohibited. Except as permitted in Article III, Section 3.11 (mobile homes or trailers used as temporary offices), any recreational vehicle, recreational vehicle trailer or mobile home shall be parked or stored in a fully enclosed building or fully enclosed structure. No recreational vehicle, recreational vehicle trailer or mobile home shall be parked or stored in any unenclosed parking lot or parking area on any zoning lot in any zoning district, except for the period necessary for the reasonable expeditious loading or unloading of such vehicle, and except as set forth below.

a. Limited exception; grace period. Recreational vehicles may be parked in an unenclosed parking lot or parking area for up to 48 consecutive hours. Notwithstanding the foregoing, the following specific regulations apply to certain seasonal types of recreational vehicles:

i. Boats and boat trailers shall be parked in a fully enclosed building or structure for the period commencing October 31 and ending April 1 each year.

ii. Snowmobiles, snowmobile trailers, ice sailing craft and trailers used to transport such craft, or any other similar recreational vehicle (and trailer) used for transport over ice or snow, shall be parked in a fully enclosed building or structure for the period commencing April 1 and ending November 30 each year.

b. No exception for empty trailers. Empty recreational vehicle trailers shall be parked or stored in a fully enclosed building or structure and shall not be permitted to be parked in any other manner.

(3) Parking and storage of vehicles in fully enclosed garages. A recreational vehicle, recreational vehicle trailer or mobile home may be parked or stored in a fully enclosed garage or accessory structure in any zoning district provided that said garage or accessory structure complies with all applicable provisions of this Zoning Ordinance.

(4) Parking and storage of vehicles in storage facilities. A recreational vehicle, recreational vehicle trailer or mobile home may be stored in a facility where the storage of property is the primary business of such facility or in a facility where the parking or storage of recreational vehicles, recreational vehicle trailers or mobile homes for display prior to sale or storage prior to delivery may be permitted on a lot in districts where establishments manufacturing such vehicles are permitted uses or special uses and such use complies with all applicable provisions of this Zoning Ordinance.

(5) Utility hookups. It shall be unlawful for any Recreational vehicle, recreational vehicle trailer or mobile home to be connected to any public utility except for required servicing and maintenance of any recreational vehicle, recreational vehicle trailer or mobile home.

(6) Residential use prohibited. No recreational vehicle, recreational vehicle trailer or mobile home shall be occupied for lodging or dwelling purposes in the Village.

(7) Unsafe conditions. It shall be unlawful to park or store a recreational vehicle, recreational vehicle trailer or mobile home in a manner which creates a dangerous or unsafe condition. A dangerous or unsafe condition shall include but shall not be limited to:

a. Parking or storage in an unlocked condition.

b. Parking or storage with flammable liquids aboard in portable containers.

c. Parking or storage in such a manner that a recreational vehicle or recreational vehicle trailer, or mobile home, whether loaded or not, may readily tip or roll.

(8) Location on lot. Any recreational vehicle or recreational vehicle trailer when parked or stored must be fully contained within the zoning lot and shall not extend into the public right-of-way. In no event shall the recreational vehicle or recreational vehicle trailer create a visual or safety hazard for pedestrians or vehicular traffic.

(9) Effective date. This Article VII, shall be in full force and effect from and after its passage, approval, and publication in pamphlet form as provided by law.



LINCOLNWOOD POLICE DEPARTMENT

INTER-OFFICE MEMO

Robert LaMantia
Chief of Police

To: Timothy C. Wiberg, Village Manager

From: Robert LaMantia, Chief of Police

Date: December 17, 2013

Subject: Traffic Commission Recommendation Regarding Restricting Commercial and Recreational Vehicle Parking

The Traffic Commission has been reviewing, discussing and considering restricting commercial and recreational vehicle parking on residential streets and private driveways since November, 2011.

The current Code prohibits the on-street parking of commercial vehicles between 7:00 p.m. and 7:00 a.m. Commercial vehicles are defined as vehicles over 12,000 pounds, and/or vehicles bearing commercial markings and/or equipment. The Zoning Code prohibits parking any commercial vehicles over 12,000 pounds on a residential driveway, or more than one commercial vehicle less than 12,000 pounds on a residential driveway.

Enforcement of a commercial vehicle ordinance based on weight is challenging. The following are just two of many examples of trucks weighing over 12,000 pounds:



The Zoning Code requires boats and trailers to be parked in a fully enclosed structure from October 31st to April 1st, each year. It also requires snow mobiles and similar type vehicles to be parked in an enclosed structure from April 1st through November 30th.

each year.

On October 24, 2013, the Traffic Commission unanimously voted to recommend the Village Board adopt an Ordinance “restricting boats, boat trailers, recreational vehicles, snow mobiles, livery vehicles, commercial vehicles on all residential streets and driveways between 7:00 p.m. and 7:00 a.m., except with temporary permission from the Police Department.” The Traffic Commission meeting minutes are attached.

The Commission made the recommendation for the following reasons:

1. Commercial and recreational vehicles adversely affect the character of residential neighborhoods. Commercial vehicles should be parked at the owner’s place of business, not his home. Persons who own recreational vehicles should understand that part of the cost of owning such a vehicle is the cost of proper storage.
2. There are challenges with enforcing the current Code with regard to recognizing Class 1 Commercial Vehicles. The current Code prohibits vehicles weighing over 12,000 pounds. The Village Code with regard to commercial vehicles and the Zoning Code with regard to recreational vehicles is attached.
3. There is a general concern regarding safety including the restricted line of sight at intersections caused by commercial vehicles, attractive nuisances, and the use of commercial vehicles in the commission of criminal acts. It is very common for criminals to use white panel vans and pick-up trucks in the commission of their crime.
4. A review of neighboring communities shows that restricting commercial and recreational vehicles is the norm. The Village’s current Code is the exception. A summary of the neighboring Codes is attached.

I am requesting this recommendation be discussed by the Village Board at a Committee of the Whole meeting.

Documents Attached

1. October 24, 2013 Approved Traffic Commission Minutes
2. Chapter 7 Traffic Code
3. Zoning Code Chapter 15 7.11 Off-Street Parking and Loading
4. Zoning Code Chapter 15.7.12 Parking and Storage of Recreational Vehicles...
5. Commercial and Recreational Vehicle Parking Summary

Commercial and Recreational Vehicle Parking Restrictions



December 17, 2013
Committee of the Whole

Chapter 7 - Traffic Code

- No Commercial Vehicle Parking on Any Residential Street Between 7:00 p.m. and 7:00 a.m.
- Commercial Vehicles are Defined as Vehicles Over 12,000 Pounds, Having Equipment Installed and/or Markings

12,000 Pound Vehicles??



Panel Vans are Not Restricted on Public Streets or Private Driveways





Photographed 12-16-13

Code Allows Vehicles Under 12,000 Pounds in a Residential Driveway



One Livery Vehicle is Permitted in Each Residential Driveway



Photo courtesy of Jay Kleeman

Boats and Boat Trailers

Chapter 15 - Zoning

- Boats and Boat Trailers Shall Be Parked in a Fully Enclosed Building From October 31 Until April 1, Each Year.
- Boats and Boat Trailers are Permitted on Residential Driveways Between April 1 and October 30



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Snowmobiles and Snowmobile Trailers

Chapter 15 - Zoning

- Snowmobiles and Snowmobile Trailers Shall be Parked in a Fully Enclosed Structure from April 1 Until November 30, Each Year
- Snowmobiles and Trailers May Be Parked in Residential Driveways Between December 1 and March 31

The Traffic Commission is
Recommending Restricting
Commercial and Recreational Vehicles
On Streets and Residential Driveways.

Traffic Commission Justification

- Commercial Vehicles Adversely Affect the Character of Residential Neighborhoods
- There are Challenges Associated With Enforcing Commercial Vehicles, When Defined by Weight

Justification (cont.)

- There is a General Concern That Parking Commercial Vehicles on Residential Streets Compromises Safety
- A Survey of Several Neighboring Communities Shows Lincolnwood is Less Restrictive Than Most

Neighboring Communities

Chicago

Commercial Vehicles are Prohibited From Parking on Residential Streets

Evanston

Commercial Vehicles are Prohibited From Parking on Streets With More Than 50% Residential From 9:00 p.m. Until 7:00 a.m.

Neighboring Communities (cont.)

Skokie

Commercial Vehicle Parking is Prohibited
on Residential Streets From 9:30 p.m.
Until 7:00 a.m.

Wilmette

Commercial Vehicle Parking is Prohibited
on Residential Streets

Neighboring Communities (cont.)

Niles

- Commercial Vehicle Parking is Prohibited on Residential Streets
- Parking a Boat on a Private Driveway is Permitted Under Certain Conditions

Neighboring Communities (cont.)

Morton Grove

Unlimited Storage of Commercial and Recreational Vehicles Less Than Eight Feet High is Restricted to Side and Rear Lots

Traffic Commission Recommendations

- Amend the Traffic and Zoning Codes to Restrict Boats, Trailers, Recreational Vehicles, Snowmobiles, Livery Vehicles, Commercial Vehicles on All Residential Streets and Residential Driveways Between 7:00 p.m. and 7:00 a.m.
- Define Commercial Vehicles as Any Vehicle With a “B” Truck Plate or Higher (60 currently registered in Lincolnwood)
- Homeowners May Request Permission to Store a Vehicle for a Couple of Days for Maintenance, etc.

Village Board Alternatives

- Approve All of the Traffic Commission's Recommendations
- Approve Some of the Traffic Commission's Recommendations
- Deny All of the Traffic Commission's Recommendations
- Refer the Matter Back to the Traffic Commission for a Publicized Public Meeting

**VILLAGE OF LINCOLNWOOD
PRESIDENT AND BOARD OF TRUSTEES
COMMITTEE OF THE WHOLE MEETING
VILLAGE HALL COUNCIL CHAMBERS
DECEMBER 17, 2013**

Call to Order

President Turry called the Committee of the Whole meeting of the Lincolnwood Board of Trustees to order at 6:30 PM, Tuesday, December 17, 2013 in the Council Chambers of the Municipal Complex, 6900 North Lincoln Avenue, Village of Lincolnwood, County of Cook and State of Illinois.

Roll Call

On roll call by Village Clerk Beryl Herman the following were:

PRESENT: President Turry, Trustees Leftakes, Klatzco, Elster, Sprogis-Marohn, Patel

ABSENT: Trustee Cope

A quorum was present. Also present: Timothy Wiberg, Village Manager; Douglas Petroschius, Assistant Village Manager; Charles Meyer, Assistant to the Village Manager; Timothy Clarke, Director of Community Development; Robert LaMantia, Chief of Police; Charles Greenstein, Village Treasurer; Amanda Williams, Management Analyst; Ashley Engelmann, Assistant to the Public Works Director; Manuel Castaneda, Director of Public Works; Donald Gelfund, Traffic Commission Chair, Georjean Nickel, Traffic Commission; Paul Eisterhold, Plan Commission Chair.

Approval of Minutes

The minutes of the December 3, 2013 Committee of the Whole meeting were distributed in advance of the meeting and were examined. Trustee Sprogis-Marohn moved to approve the minutes. Trustee Patel seconded the motion. The motion passed by Voice Vote.

Regular Business

1. Discussion Concerning the Parking of Commercial Vehicles

This item was presented by Chief LaMantia with use of PowerPoint.

The Traffic Code – Chapter 7 was identified

- No Commercial Vehicle parking on any residential street between 7PM and 7AM
- Commercial Vehicles are defined as vehicles over 12,000 pounds having equipment installed and/or markings

Photographs of 12,000 pound vehicles were displayed

Panel Vans are not restricted on Public Streets or Private Driveways.

Current Code allows vehicles under 12,000 pounds in a residential driveway.

One Livery Vehicle (taxi) is permitted in each residential driveway.

Traffic Code – Chapter 15

- Boats and Boat trailers shall be parked in a fully enclosed building from October 31 until April 1 each year
- Boats and Boat Trailers are permitted on residential driveways between April 1 and October 30

Traffic Code – Chapter 15

- Snowmobiles and Snowmobile Trailers shall be parked in a fully enclosed structure from April 1 until November 30 each year
- Snowmobiles and Trailers may be parked in residential driveways between December 1 and March 31

The Traffic Commission is recommending restricting Commercial and Recreational vehicles on streets and residential driveways

Traffic Commission Justification

- Commercial vehicles adversely affect the character of residential neighborhoods
 - There are challenges associated with enforcing commercial vehicles, when defined by weight
 - There is a general concern that parking commercial vehicles on residential streets compromises safety
 - A survey of several neighboring communities shows Lincolnwood is less restrictive than most
- Restrictions were identified in the communities of Chicago, Evanston, Skokie, Wilmette, Niles and Morton Grove

Traffic Commission Recommendations

- Amend the Traffic and Zoning Codes to restrict boats, trailers, recreational vehicles, snowmobiles, livery vehicles, commercial vehicles on all residential streets and residential driveways between 7PM and 7AM
- Define Commercial Vehicles as any vehicle with a "B" truck plate or higher (60 currently registered in Lincolnwood)
- Homeowners may request permission to store a vehicle for a couple of days for maintenance, etc.

Village Board Alternatives

- Approve all of the Traffic Commission's recommendations
- Approve some of the Traffic Commission's recommendations
- Deny all of the Traffic Commission's recommendations
- Refer the matter back to the Traffic Commission for a publicized Public Meeting

Georjean Nickel, Traffic Commission member, addressed the Board regarding this issue.

Discussion ensued with recommendation to staff to contact residents regarding this matter. The consensus was to remand the item to the Traffic Commission. This information will appear in the next Village Newsletter and the item will appear on the agenda of the Traffic Commission at their meeting of February 20, 2014.

Adjournment to Executive Session

At 7:15P.M. Trustee Elster moved to adjourn the Committee of the Whole meeting to Executive Session for the purpose of discussion relating to personnel and review of Executive Session minutes, seconded by Trustee Patel.

Upon roll call the results were:

AYES: Trustees Patel, Elster, Klatzco, Sprogis-Marohn, Leftakes

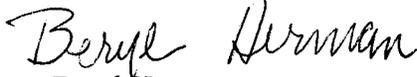
NAYS: None

Adjournment

At 7:30 P.M. Trustee Elster moved to adjourn Committee of the Whole. The motion was seconded by Trustee Patel.

The motion passed with a Voice Vote

Respectfully Submitted,


Beryl Herman
Village Clerk

Village of Lincolnwood
Draft Traffic Commission Meeting Minutes
February 20, 2014

1. Call to order

Chair Gelfund called the meeting to order at 7:06 p.m.

2. Pledge to the Flag

Chair Gelfund led the Commission in the Pledge to the Flag.

3. Roll Call

Commissioners Mark Bonner, Antonio Costantino, Donald Gelfund, Georjean Nickell, Claude Petit, Scott Troiani, James Lee, Officer Timothy Schaefer and Sergeant Michael Cahill were present.

Assistant to the Public Works Director Ashley Engelmann was excused to attend the Village Budget meeting, Chief Robert LaMantia was present for the discussion on Board and Commission Meeting Protocol Discussion and excused to attend the Village Budget meeting, and Village Engineer James Johnson was absent.

4. Report by Chair

Chair Gelfund reported that Airoom applied to have 1995 Code restricting Designated Parkway Parking on the 6800 block of Keystone repealed.

5. New Business

a. Chief LaMantia presented Board and Commission Meeting Protocol.

b. Commercial and Recreational Vehicle Ordinance

Chair Gelfund asked for input from the community regarding the Traffic Commission's recommended changes to the Commercial and Recreational Vehicle Ordinance.

Ms. Debra Stang
6910 North Keating Avenue

Ms. Stang reported that she owns a 40 foot class a motorhome and it is very unnecessary under any circumstances to restrict motorhomes within the Village. She further stated that when preparing to travel, it sometimes takes over 24 hours to prepare the camper and the refrigeration system in the vehicle.

In 2010, she had a house fire and lived in the motorhome while the house was being repaired. During that time they received a notice of being in violation of the recreational vehicle parking restrictions. She requested the Ordinance not be changed, and that they be allowed to park their RV for at least 48 hours, as the Ordinance currently states.

Mr. Mike Lisle
6639 Longmeadow Avenue

Mr. Lisle stated he has been a resident of Lincolnwood for 30 years and applauds the Commission on the proposed changes to the Code. He has seen changes for the worse (in the Village) because of commercial vehicle parking. In his neighborhood a resident parks a flatbed pickup truck almost on a nightly basis. He also stated that someone has a broken down pick-up truck, in a state of disrepair on the driveway near his house.

Mr. Lisle stated that he has called to complain about this pick-up truck, but was told by a community service officer that it was unclear if the Ordinance could be enforced, because the license plate could not be seen from the street. He welcomes the Village to provide more specific regulations or restrictions so that officers have defined, clear rules to enforce the codes as they are written.

Mr. Daniel May
6907 Kilpatrick Avenue

Mr. May stated that he grew up in Lincolnwood and has lived here for 27 years. Mr. May stated that the trailer and bobcat parked on the driveway in the PowerPoint presentation belong to him. He requested a variation to expand his garage so that he could park his vehicles inside, but it was denied. In addition he wanted to know why, since he pays taxes for Village stickers and license plates, he shouldn't be allowed to park on his private driveway.

Mr. May also stated that he uses that bobcat to plow snow for all his neighbors in the neighborhood and no one ever complains about him doing this for the neighbors. He said changing the Code would cause him an undue hardship. He usually parks his vehicles at his grandmother's house, but sometimes he has to leave early in the morning, or is too tired to park them there, so he parks them at his house in Lincolnwood.

Georgia Talaganis
3955 Estes Avenue

Ms. Talaganis spoke about how she liked the proposed changes to the Code. This issue is a character of community concern. The number of panel vans parked within the Village is becoming excessive. Her concern

was that there are panel trucks parked on residential driveways that are not registered to the Village of Lincolnwood. Many of the panel trucks are registered to other towns, and that because they are not allowed to park in those towns, owners bring them home to Lincolnwood. She also stated that these same vehicles come and go at all hours of the night.

Guilford Cunningham
6910 North Keating Avenue

Mr. Cunningham said his concern with the proposed Code is in regards to recreational vehicles and boats. He stated that he has a 1957 classic vehicle with a cover on it in his driveway and received a ticket for a disabled/abandoned vehicle on property. He also parks his nice-looking RV on his driveway and received a ticket. His recreational vehicle is in good condition, he is taking care of it, is not blocking any sidewalks, and he feels that with the amount of taxes that he pays to the Village he should be able to park it on his driveway.

Mr. Cunningham also stated that with the amount of taxes, legally licensed, legally tagged, maintained and taken care of, that they should not have to ask for permission to park his recreational vehicle for any amount of time on their driveway.

Ramis Seka
4534 North Shore Avenue

Mr. Seka spoke about how he has lived in Lincolnwood for two years and chose Lincolnwood because it is a very nice community. His father, who is a cab driver, left his taxi cab out in the street one night and received a ticket. He understands the ordinance behind parking commercial vehicles in the street, but also feels that with paying taxes (to the Village) that they should be allowed to park a taxi on their driveway because it is private property.

Mr. Sika explained that changing the Code and restricting a taxi from parking in the driveway would be an undue hardship for him and his family.

Chand Siraji
6878 North Kilpatrick Avenue

Mr. Siraji has been a resident of Lincolnwood for four years and previously lived in Chicago. He owns a taxi and needs to park that taxi in his driveway.

His family has a one car garage and needs to park the family car in a garage. He needs to park his taxi in the driveway because he comes and goes a lot. He does not understand why the village is going to force him to pay \$100 a week for a parking spot when he pays \$14,000 in taxes to

the Village. He stated that he should be able park is taxi on his own driveway.

Donald Broniarczyk
6847 Keating Avenue

Mr. Broniarczyk said he has been a resident of Lincolnwood for 60 years, and he enjoys living in Lincolnwood. However, over the last 20 years there have been too many regulations passed in the Village. Mr. Broniarczyk stated, “These people with their work vehicles in my neighborhood do not bother me. I do a lot of things on and around my house. Please leave these people alone, there are too many regulations.”

Following the input from the community, and deliberation, and Commissioner Nickell made a motion to recommend the following language be incorporated into the Code:

Following review and discussion, the Traffic Commission unanimously voted in favor of revising the Code to include the following:

- i. Allow passenger vehicles, motorcycles, passenger vans with RV license plates, and noncommercial vehicles weighing less than 8,000 pounds with passenger or class B license plates to park on residential roadways and private residential driveways.
- ii. Prohibit parking any commercial truck, trailer, semi-trailer, bus, or commercial vehicle on any residential roadway or residential driveway between 7:00 p.m. and 7:00 a.m.
- iii. Define taxi and livery vehicles as commercial vehicles.
- iv. Define non-commercial vehicles as having single rear wheels only, no signs, no advertisements, no business identifications, no business license plates, no attached auxiliary equipment, no snow plows, no equipment racks, and/or no storage boxes or lockers.
- v. Prohibit debris, construction materials and/or equipment intended for commercial or business use from being present in a non-commercial vehicle, whether open or covered.
- vi. Require non-commercial cargo and panel vans to have side and rear windows and seating behind the driver’s seat.

The motion was seconded by Commissioner Troiani. The motion was unanimously approved.

6. Public Forum

Ramis Ceka
4534 North Shore Avenue

Mr. Ceka commended the Commission for the tough decisions that they had to make.

7. Report by Staff

None

8. Good of the Order

Chair Gelfund reminded the Commissioners that they are welcome and encouraged to come to the Village Board meetings. He would like to see the Commission better represented at the Village Board meetings.

The next Traffic Commission meeting is scheduled for March 20, 2014.

9. Adjournment

There being no further business, at 9:05 p.m., Commissioner Bonner made a motion to adjourn the meeting. The motion was seconded by Commissioner Lee. The motion was unanimously approved.

Minutes prepared by Sergeant Michael Cahill

Request for Board Action

REFERRED TO BOARD: May 20, 2014

AGENDA ITEM NO: 6

ORIGINATING DEPARTMENT: Community Development

SUBJECT: Consideration of a Recommendation by the Plan Commission Concerning a Moratorium on Residential Development within the Lincoln Avenue Overlay Districts

SUMMARY AND BACKGROUND OF SUBJECT MATTER:

At the July 16, 2013 Committee of the Whole (COTW) meeting, the Committee discussed residential housing in the Lincoln Avenue corridor. The existing Zoning Code regulations pertaining to residential development along Lincoln Avenue have their origins in the recommendation and vision adopted as part of the Lincoln Avenue Task Force (LATF) Report. Certain other recommendations of the LATF Report, such as land use, design requirements, parking requirements, etc. have also been incorporated into the Zoning Code. The LATF Report was adopted by the Village Board and made part of the Village Comprehensive Plan in May 2006.

At the July 16, 2013 COTW meeting, discussion included a possible prohibition on residential developments along Lincoln Avenue. At the conclusion of this discussion, the COTW directed the Plan Commission to hold a Public Hearing to fully review the Lincoln Avenue Task Force Report. As part of this referral, the Village Board requested consideration by the Plan Commission of establishing a moratorium on residential development along the Lincoln Avenue corridor, while the LATF Report is under review by the Commission.

Public Hearing

At its September 11, 2013 meeting, the Plan Commission opened deliberations on the Lincoln Avenue Task Force Report. At this meeting, there was Plan Commission consensus to not enact a moratorium on residential housing within the corridor; however, no formal vote regarding whether to establish a moratorium was taken. Commissioner Fishman indicated he was not in favor of moratoriums as a tool while reviewing Zoning Ordinance regulations. The Commission continued the Hearing on the LATF Report on several occasions but did not take action on the matter of the moratorium until its April 23, 2014 meeting. At this meeting, the Commission reiterated its view that no moratorium on residential development within the corridor was necessary or appropriate while the review of the LATF Report was ongoing. A reason cited for recommending no moratorium include the possibility of buildable sites along Lincoln Avenue that may be appropriate for residential. At the Public Hearing, there was no one from the public who

testified on the matter of establishing a moratorium on residential development within the Lincoln Avenue corridor.

Recommendation

At its April 23rd meeting, by a unanimous 5-0 vote, the Plan Commission recommends no moratorium should be established prohibiting residential development within the Lincoln Avenue Overlay Districts.

FINANCIAL IMPACT:

None

DOCUMENTS ATTACHED:

1. Plan Commission Minutes
 - a. April 23, 2014 Excerpt
 - b. February 26, 2014 Excerpt
 - c. January 22, 2014 Excerpt
 - d. December 4, 2013 Excerpt
 - e. October 23, 2013 Excerpt
 - f. September 11, 2013 Excerpt
2. Staff Report to Plan Commission
 - a. Staff Memorandum dated April 17, 2014

RECOMMENDED MOTION:

Move to concur with the recommendation of the Plan Commission concerning a moratorium on Residential Development within Lincoln Avenue Overlay Districts.

Staff concurred that yes, they are onerous and the current standards are described only as being of a “high quality” material. Further, Staff stated that the goal of the Plan Commission is to identify higher design treatments for nonresidential buildings facing any residential areas. Chairman Eisterhold noted that the Plan Commission was unanimous in their support of applying a Special Use requirement for the use of precast materials.

Commissioner Goldfein suggested to Staff if the word aggregate could be included to the precast stone definition. Staff agreed that that will be done.

Motion to Approve Text Amendment relative to commercial design requirements as presented by Staff in the Staff Report dated April 23, 2014 plus the use of precast stone adjacent to residential areas shall be a Special Use and reconfirm previous recommendations from the March 6, 2013 meeting was made by Commissioner Fishman, and Seconded by Commissioner Goldfein.

Aye: Fishman, Goldfein, Jakubowski, Sampen, and Eisterhold

Nay: None

Motion Approved: 5-0

V. Public Hearing: Lincoln Avenue Plan – Amendment to Comprehensive Plan
*(Continued from April 2, 2014, February 26, 2014, January 22, 2014,
December 4, 2013, and October 23, 2013)*

The discussion encompassed whether there should be a moratorium on multi-family housing within the Lincoln Avenue District. Commissioner Fishman stated that he does not agree with a moratorium and that there are buildable sites along Lincoln Avenue that would be appropriate.

Commissioner Sampen agreed with Commissioner Fishman that there should be no moratorium on multi-family housing, and questioned whether or not multi-family house should require a Special Use instead.

Commissioner Jakubowski questioned if the Shoppes at Lincoln Pointe would have an impact on development of Lincoln Avenue. Commissioner Jakubowski also agreed that there should be no moratorium and concurred with the Special Use application.

Motion to Not Recommend the implementation of a moratorium relative to the Lincoln Avenue Corridor and multi-family housing made by Commissioner Fishman, and Seconded by Commissioner Jakubowski.

Aye: Fishman, Jakubowski, Goldfein, Sampen, and Eisterhold

Nay: None

Motion Approved: 5-0

Regarding the Amendment to the Comprehensive Plan, Commissioner Sampen asked Staff to provide an overview of the key items to be discussed.

Commissioner Jakubowski asked Staff if there were cost estimates regarding the implementation of the Comprehensive Plan and, if so, how does the Village plan to fund these changes. Staff explained that this is an overview of the Village's vision for the future and there are no concrete costs associated with this Plan.

Commissioner Goldfein asked if Mr. Cook could add the Special Use language to the moratorium decision. Staff agreed to this request.

Chairman Eisterhold asked if anybody in the audience would like to address the Plan Commission in any of the above matters. Let the record state that no one came forward.

Motion to Continue to the June 25, 2014 Plan Commission Meeting was made by Commissioner Sampen, and Seconded by Commissioner Fishman.

Aye: Sampen, Fishman, Goldfein, Jakubowski, and Eisterhold

Nay: None

Motion Approved: 5-0

VI. NEXT MEETING:

Chairman Eisterhold declared that the next Plan Commission Meeting will be on Wednesday, May 7, 2014.

VII. ADJOURNMENT:

Hearing no further business, **Motion to Adjourn** was made by Commissioner Sampen, and Seconded by Commissioner Goldfein. Meeting adjourned at 8:45 p.m.

Aye: Sampen, Goldfein, Fishman, Sampen, and Eisterhold

Nay: None

Motion Approved: 5-0

Respectfully Submitted,

Kathryn M. Kasprzyk
Community Development Coordinator

Aye: Yohanna, Jakubowski, Auerbach, Goldfein, Sampen, and Eisterhold
Nay: None
Motion Approved: 6-0

VI. PUBLIC HEARING: Lincoln Avenue Plan – Amendment to Comprehensive Plan
(Continued from January 22, 2014, December 4, 2013, and October 23, 2013)

Motion to Approve Fence Material Regulations was made by Commissioner Yohanna, and Seconded by Commissioner Jakubowski.

Aye: Yohanna, Jakubowski, Auerbach, Goldfein, Sampen, and Eisterhold
Nay: None
Motion Approved: 6-0

VIII. NEXT MEETING:

Chairman Eisterhold declared that the next Plan Commission Meeting will be held Wednesday, April 2, 2014.

IX. ADJOURNMENT:

Hearing no further business, **Motion to Adjourn** made by Commissioner Auerbach, and Seconded by Commissioner Yohanna. Meeting adjourned at 9:25 p.m.

Aye: Auerbach, Yohanna, Goldfein, Jakubowski, Sampen, and Eisterhold
Nay: None
Motion Approved: 6-0

Respectfully Submitted,



Kathryn M. Kasprzyk
Community Development Coordinator

Aye: Auerbach, Goldfein, Fishman, Sampen, Yohanna, and Eisterhold

Nay: None

Motion Carried: 6-0

VI. PUBLIC HEARING: Lincoln Avenue Plan – Amendment to Comprehensive Plan

(Continued from December 4, 2013 & October 23, 2013)

Request: Moratorium and Amendment to Comprehensive Plan Concerning the Lincoln Avenue Subarea Including but Not Limited to Multi-Family Housing

Motion to Continue to February 26, 2014 by Commissioner Auerbach, and Seconded by Commissioner Goldfein.

Aye: Auerbach, Goldfein, Fishman, Sampen, Yohanna, and Eisterhold

Nay: None

Motion Carried 6-0

VII. PUBLIC HEARING: Fence Material Regulations - Zoning Code Text Amendment

(Continued from December 4, 2013 & November 6, 2013)

Request: Text Amendment to Consider Unacceptable Fence Materials and Fence Design Requirements

Motion to Continue to February 5, 2014 by Commissioner Auerbach, and Seconded by Commissioner Goldfein.

Aye: Auerbach, Goldfein, Fishman, Sampen, Yohanna, and Eisterhold

Nay: None

Motion Carried 6-0

VIII. NEXT MEETING:

Chairman Eisterhold declared the next Plan Commission meeting will be held on Wednesday, February 5, 2014.

IX. ADJOURMENT:

Hearing no further business, **Motion to Adjourn** made by Commissioner Fishman, and Seconded by Commissioner Goldfein. Meeting adjourned at 9:36 p.m.

Aye: Fishman, Goldfein, Auerbach, Sampen, Yohanna, and Eisterhold

Nay: None

Motion Carried: 6-0

Respectfully Submitted,

Kathryn M. Kasprzyk
Community Development Coordinator

Motion to Continue the matter to the January 8, 2014 regularly scheduled meeting by Commissioner Auerbach and seconded by Commissioner Fishman.

Aye: Auerbach, Fishman, Goldfein, Sampen, Yohanna, and Eisterhold

Nay: None

Motion Carried 6-0.

Chairman Eisterhold requested that two Plan Commission meetings will be held in both January and February. The Commission members concurred with the request .

Chairman Eisterhold asked Staff if they could notify Mrs. Glickman regarding the date of the next Plan Commission meeting where the fencing issue will be discussed.

**IV. PUBLIC HEARING: Accessory Structures – Zoning Code Text Amendment
(Continued from September 11, 2013)**

**V. PUBLIC HEARING: Definitions – Zoning Code Text Amendment
(Continued from October 2, 2013)**

**VI. PUBLIC HEARING: Lincoln Avenue Plan – Amendment to Comprehensive
Plan (Continued from September 11, 2013)**

Chairman Eisterhold asked for consensus to continue the remaining three agenda items to the January 22, 2014 Plan Commission meeting. The Commission concurred and voted to continue the three matter by one roll call vote.

Motion to Continue the matter to the January 22, 2014 regularly scheduled meeting by Commissioner Fishman and seconded by Commissioner Auerbach.

Aye: Fishman, Auerbach, Goldfein, Sampen, Yohanna, and Eisterhold

Nay: None

Motion Carried 6-0.

IX. NEXT MEETING

Chairman Eisterhold declared the next Plan Commission meeting will be held on Wednesday, January 8, 2014.

X. PUBLIC COMMENT

None.

XI. ADJOURNMENT:

Hearing no further business, Motion to adjourn made by Commissioner Auerbach and seconded by Commissioner Fishman. Meeting adjourned at 10:05 p.m.

Chairman Eisterhold noting a quorum of five members present, called the meeting to order at 7:05 p.m. Chairman Eisterhold announced that Commissioner Sampen would not be attending tonight's proceedings due to a schedule conflict.

II. PLEDGE OF ALLEGIANCE

III. Approval of Minutes

Motion to approve the September 24, 2013 Plan Commission workshop minutes was made by Commissioner Goldfein and Seconded by Commissioner Yohanna. Motion approved 4-0-1 with Commissioner Auerbach abstaining.

IV. Public Hearing: Lincoln Avenue Plan – Amendment to Comprehensive Plan

Chairman Eisterhold announced the hearing and identified members of the Task Force who were present to participate in the discussion. Mr. Ken Klint, Ms. Renee Silberman, Mr. James Persino introduced themselves.

Mr. Clarke identified the purpose of the referral by the Village Board is to review the entire Lincoln Avenue Task Force Plan. Mr. Clarke added that the referral includes a more specific review of residential along Lincoln Avenue particularly south of Pratt Avenue. Mr. Clarke added that the Village Board also seeks Plan Commission consideration on the appropriateness of adopting a moratorium on residential development while the review of the report occurs. Mr. Clarke presented the history of the focus, process, vision, and outcome of the Task Force. Mr. Clarke reviewed several projects on Lincoln Avenue that were built after the adoption of the LATF Report.

Commissioner Fishman commented indicated that Walgreen's may not have been developed with the LATF Report because the project began prior to the adoption of the Report. Commissioner Fishman stated that has passed and disappointed that what the plan was intended to achieve has not happened. Commissioner Fishman indicated that he believes that the properties on the east side of Lincoln Avenue are different than west side. Commissioner Fishman explained that the properties on the west side have depth where the east side does not. Commissioner Fishman expressed that he does not believe a moratorium is appropriate at this time. Commissioner Fishman stated that condos have provided growth in other communities. Commissioner Fishman stated that he is not in favor of moratoriums.

Chairman Eisterhold stated that the members of the Task Force are present and that the time should be used to hear their comments on the plan.

Mr. Persino agreed that moratoriums are not positive and should not be considered at this time. Mr. Persino indicated that the commercial and residential hub concept was developed after looking at the issue of shallow and odd shaped sites along Lincoln Avenue. Mr. Persino stated that he believes that residential should still be considered. Mr. Persino expressed concern with build-to lines when coupled with building heights. Mr. Persino recommended reviewing a regulation to require buildings two stories or greater to have additional setback requirements in order to avoid "cannon effect". Mr.

Persino indicated that it may be appropriate to review the hubs and the permitted developments within those hubs. Mr. Persino stated that the economic downfall has been responsible for lack of development along Lincoln Avenue as well as odd shaped lots. Mr. Persino identified that in his opinion, lack of development is due to property owners with unrealistic property values. Mr. Persino supported the hub concept as a good idea for the community.

Ms. Silberman recalled that the plan was intended to avoid block after block of car dealerships and other automobile related businesses. Ms. Silberman stated that the Task Force wanted to promote development that is pedestrian friendly and to make crossing Lincoln safer. Ms. Silberman expressed concern that if a moratorium is not adopted that Lincolnwood would be forced into accepting the first applications made in an improving economic climate. Ms. Silberman stated that if the plan isn't reviewed there may be negatives to the community. Ms. Silberman indicated her disappointment in the proposal at Lincoln and Touhy Avenues. Ms. Silberman indicated that she doesn't want Village to be up for sale to first buyers and wants to make sure the community remains upscale. Ms. Silberman stated her general support of a moratorium.

Mr. Klint stated that there were struggles to develop along Lincoln Avenue with the most common new development proposals were car dealerships, car washes, and drive-through banks. Mr. Klint explained that the Task Force began a process to try to guide more development of more desirable uses. Mr. Klint stated that he is unsure if the Task Force envisioned the high density residential that was shown in staff's presentation. Mr. Klint supported a review of the plan and modifications as needed but the plan should not be eliminated. Mr. Klint indicated that the Task Force hoped to encourage land assemblage as well as for the review of making cul de sac streets.

The three former members of the Lincoln Avenue Task Force continued to review some of the recommendations of the plan as well as the goals. Discussion continued regarding the proposed Lincoln and Touhy Avenue development.

Chairman Eisterhold asked how mixed use developments are being perceived in the construction industry. Mr. Persino stated that smaller mixed use projects are difficult. Mr. Persino explained that is why there is an allowance for first floor residential in certain hubs. Mr. Persino agreed that there have been challenges in selling/leasing commercial space while the residential were fully occupied.

Commissioner Fishman stated that planning process and recommendations should be realistic and the property values in Lincolnwood are comparable to Skokie and Niles. Commissioner Fishman stated that planning does not bring development, the marketplace brings development. Commissioner Fishman stated that pedestrians along the entirety of Lincoln Avenue will not happen in near future. Mr. Persino stated that he believes the new development will trigger redevelopment.

Commission Yohanna asked the width of Belmont Avenue in which Mr. Persino described a "cannon effect" previously. Mr. Persino stated that Belmont Avenue is two

drive lanes with a parking lane on each side. Mr. Yohanna asked if Belmont Avenue is as wide as Lincoln Avenue. Mr. Persino stated that Lincoln Avenue is wider.

Chairman Eisterhold asked if there was anyone in the audience that wished to address the matter. There were none.

Motion to Continue the matter to the December 4, 2013 regularly scheduled meeting by Commissioner Yohanna and Seconded by Commissioner Fishman.

Aye: Yohanna, Fishman, Auerbach, Goldfein, and Eisterhold

Nay: None

Motion Carried 5-0.

The Commission went into a public meeting for the purposes of holding a workshop to discuss the concept plan for redevelopment at the former Purple Hotel site.

III. Workshop: Concept Plan for Purple Hotel Site

Mr. Callahan introduced how their presentation will proceed. Mr. Callahan indicated that there have been some modifications to the site plan. Mr. Callahan indicated that they have also attended several community meetings in addition to the Plan Commission Workshops.

Mr. Stein announced that Marriott International approved a Springhill Suites franchise license at the project. Mr. Stein indicated that green roofs were identified as desirable by those during community meetings. Mr. Stein added that traffic concerns were also raised. Mr. Stein indicated that residents along Chase Avenue wondered if blocking Chase at Lincoln Avenue is needed. Mr. Stein stated that he is not in favor of the idea of cutting street off completely because of development. Mr. Stein explained that the proposed residential building has been eliminated from the plans. Mr. Stein stated that the residential was included because the Lincoln Avenue Task Force report identified residential. Mr. Stein acknowledged that the desire for residential on Lincoln Avenue may be changing. Mr. Stein indicated that they now believe it is best to maintain office building which would be included in the PUD.

Mr. Glickman presented an update on the leasing of approximately 190,000 square feet of space. Mr. Glickman advised of discussion with grocers, health clubs, restaurants and retailers. Mr. Glickman stated that they have 10 letters of intent. Mr. Glickman stated that there is more interest from restaurants than the available restaurant space within the development.

Chairman Eisterhold asked about previous comment relative to anchor stores. Chairman Eisterhold asked for an explanation on market changes and site requirements. Mr. Glickman stated that the site does not warrant a department store anchor. Mr. Glickman explained that there are not many department stores remaining and of them few are expanding. Mr. Glickman added that there is not enough space on the site for a department store and the demographics don't warrant a department store.

Chairman Eisterhold thanked Ms. Armstrong for her assistance and for attending the meeting to discuss.

Motion to Continue the matter to the November 6, 2013 regularly scheduled meeting by Commissioner Goldfein and Seconded by Commissioner Sampen.

Aye: Goldfein, Sampen, Fishman, and Eisterhold

Nay: None

Motion Carried 4-0.

VI. PUBLIC HEARING: Health Club or Private Recreation and Firearms Shooting Ranges – Zoning Code Text Amendment (Continued from July 10, 2013, May 1, 2013, March 6, 2013 and February 6, 2013)

Motion to Continue the matter to the November 6, 2013 regularly scheduled meeting by Commissioner Sampen and Seconded by Commissioner Goldfein.

Aye: Sampen, Goldfein, Fishman, and Eisterhold

Nay: None

Motion Carried 4-0.

VII. PUBLIC HEARING: Accessory Structures – Zoning Code Text Amendment (Continued from July 10, 2013, June, 5, 2013, May 1, 2013, March 6, 2013 & February 6, 2013)

Motion to Continue the matter to the December 4, 2013 regularly scheduled meeting by Commissioner Sampen and Seconded by Commissioner Fishman.

Aye: Sampen, Fishman, Goldfein, and Eisterhold

Nay: None

Motion Carried 4-0.

Commissioner Sampen left the Plan Commission Meeting.

VIII. PUBLIC HEARING: Lincoln Avenue Plan – Amendment to Comprehensive Plan

Chairman Eisterhold stated that the Plan Commission should invite the members of the Lincoln Avenue Task Force who made recommendations in the adopted plan to attend a Plan Commission meeting. Commissioner Goldfein suggested the matter be continued to the October workshop date.

Mr. Cook clarified the staff report relative to the open item of adopting a moratorium on residential development along Lincoln Avenue. Chairman Eisterhold asked if there were any pending residential applications for residential on Lincoln Avenue. Mr. Cook stated that there are no applications in to the Village. Mr. Cook added that moratoriums should not be in place for long periods of time. Commissioner Fishman indicated that he is not in favor of imposing a moratorium. Commissioner Fishman stated a review of the various sites along Lincoln Avenue is appropriate rather than universally prohibiting residential along Lincoln Avenue.

Chairman Eisterhold stated that consensus of the Commission to not impose a moratorium.

Staff recommended the Plan Commission meet with the Task Force members at the earliest opportunity.

Motion to Continue the matter to the October 23, 2013 meeting by Commissioner Fishman and Seconded by Commissioner Goldfein.

Aye: Fishman, Goldfein, and Eisterhold

Nay: None

Motion Carried 3-0.

IX. OTHER BUSINESS:

Public Hearing Procedures will discuss at a future meeting.

X. NEXT MEETING

Staff reminded the Commission of a Workshop meeting scheduled for Tuesday September 24, 2013.

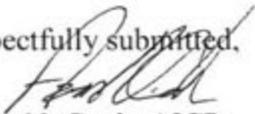
XI. PUBLIC COMMENT

None.

XII. ADJOURNMENT:

Hearing no further business, Motion to adjourn made by Commissioner Fishman and Seconded by Commissioner Goldfein. Motion approved unanimously 3-0. Meeting adjourned at 9:52 PM.

Respectfully submitted,



Aaron N. Cook, AICP
Development Manager



MEMORANDUM

TO: Chairman Eisterhold
Members of the Plan Commission

FROM: Aaron N. Cook, AICP
Development Manager

DATE: April 17, 2014

SUBJECT: **Comprehensive Plan Amendment – Review of Lincoln Avenue Task Force Report** *(Continued from April 2, 2014, February 26, 2014, January 22, 2014, December 4, 2013, October 23, 2013, and September 11, 2013)*

Note: Below is the summary provided at the April 2, 2014, February 26, 2014, January 22, 2014, December 4, 2013 and October 23, 2013 Plan Commission meeting. At the October 23rd meeting the Plan Commission heard from three members of the Lincoln Avenue Task Force. At the December 4th meeting, the Plan Commission continued this matter without discussion to the January 22, 2014 meeting.

At the Committee of the Whole (COTW) meeting of July 16, 2013, the Committee discussed multi-family housing in the Lincoln Avenue corridor. The Zoning Code regulations for housing along Lincoln Avenue have their origins in the recommendation and vision adopted as part of the Lincoln Avenue Task Force (LATF) Report. Certain other recommendations of the LATF Report such as land use, design requirements, parking requirements, etc. have been incorporated into the Zoning Code. The LATF Report was adopted and made part of the Comprehensive Plan in May 2006.

At the July 16th COTW meeting, discussion included a possible prohibition on residential developments along Lincoln Avenue which is not consistent with the Zoning Code or the Comprehensive Plan. Trustee Cope indicated his concern over residential developments along Lincoln Avenue include excessive building height, increased traffic generation, and decreased property values. Rather than focus on the housing recommendations only, several trustees recommended a full review of the LATF Report. At the conclusion of the July 16th discussion, the COTW directed the Plan Commission to hold a public hearing to fully review the Lincoln Avenue Task Force Report. As part of this referral, the Village Board requests consideration by the Plan Commission to place a moratorium on residential development along the Lincoln Avenue corridor while the LATF Report is under review.

At the September 11th Plan Commission meeting the members should be prepared to 1) recommend to the Village Board on adopting a moratorium on residential development along the Lincoln Avenue corridor and 2) discuss the LATF Report beginning with the recommendations relative to residential development but also the report as a whole. Upon completion of the review of the LATF Report, if recommendations are made to change the findings of the Report, it is likely that the text of the Zoning Code will need to be amended to ensure consistency between the Comprehensive Plan and the Zoning Code.

Attachments:

1. July 16, 2013 Committee of the Whole Minutes
2. Ordinance No. 2006-2710: An Ordinance Amendment the Village of Lincolnwood's Comprehensive Plan to Incorporate the Report and Recommendations of the Lincoln Avenue Task Force

indicated that NCG does not object to expanding the TIF District. Mr. Elrod informed the Village Board that his staff would prepare a Resolution for consideration at the August 20 Village Board meeting which would confirm that NCG is paying for the study and authorizing staff to proceed.

3. Discussion Concerning the Purple Hotel Site Restoration Standards

The item was presented by Mr. Cook who indicated that the Pre-Development agreement between NCG and the Village for the Purple Hotel expired on July 1, 2013. NCG is requesting reinstatement of the agreement plus additional items. Staff is recommending that NCG be required to submit for land-use relief no later than December 1, 2013, receive land-use approval no later than July 1, 2014, and be permitted to extend site restoration waivers for the adjoining properties until July 1, 2014. Mr. Firsell reported that all asbestos had been abated from the Purple Hotel and the demolition contractor is ready to begin demolishing the building. Mr. Stein indicated that the only items which are pending are the pre-development agreement and the Illinois Department of Transportation's approval. Discussion ensued. The Village Board directed that the subcommittee of Trustees Elster and Patel convene a meeting to discuss the terms of the new pre-development agreement

4. Discussion Concerning the Design Standards for Non-Residential Structures

The item was presented by Mr. Cook. On April 16, 2013, the Village Board considered a recommendation by the Plan Commission concerning proposed changes to the Village's design standards for non-residential buildings. These design standards are commonly referred to as the Village's masonry requirements. In considering this matter at the April 16, 2013 meeting, the Village Board referred this item to the Committee on Ordinances, Rules & Buildings (CORB) for further deliberation. The Plan Commission recommendation on this matter included the following:

1. Eliminating "Masonry Only" requirement from the Lincoln Avenue Overlay District
2. Establish that the exterior walls of non-residential buildings be constructed with a minimum of 75% "high quality materials". This includes a requirement that from the ground level to the top of the first floor windows must be constructed entirely of "high quality materials"
3. Establish a list of permitted "high quality materials" which includes:
 - 1) Brick with a minimum thickness of 2.25 inches
 - 2) Natural stone
 - 3) Sandstone
 - 4) Other native stone
 - 5) Pre-cast decorative stone
 - 6) Glass
4. Add definitions for Brick, Decorative Concrete Block, Masonry, and Stone; and
5. Add *Exterior Insulation Finishing Systems ("EIFS")* and *metal and vinyl lap board siding* as specifically prohibited materials.

CORB considered this matter at its June 11, 2013 meeting and now seeks to have the COTW consider its recommendations on this matter. Discussion ensued. The Village Board referred CORB's recommendation to the Plan Commission for their consideration.

5. Discussion Concerning Multi-Family Housing Zoning in the Lincoln Avenue Corridor

The item was introduced by Mr. Wiberg who indicated that Trustee Cope requested the discussion of multi-family on Lincoln Avenue be discussed at the Committee of the Whole. Mr. Cook indicated that zoning for multi-family housing was the result of the Lincoln Avenue Task Force Plan and provided further background on the matter. Trustee Cope indicated his opposition to allowing the condo development on 6535 North Lincoln Avenue with concerns relating to height, traffic, and affecting other area property values. He proposed prohibiting such developments from Lincoln Avenue in the future and for the Village to place a moratorium in the immediate term. Trustee Patel suggested that the Plan Commission review the Lincoln Avenue Task Force Plan in its entirety. Mr. Cook recommended that the Comprehensive Plan be reviewed first. The Village Board concurred. The matter of reviewing the Plan and placing a moratorium on multi-family housing on Lincoln Avenue was referred to the Plan Commission

Adjournment

VILLAGE OF LINCOLNWOOD

ORDINANCE NO. 2006 2710

**AN ORDINANCE AMENDING THE VILLAGE OF LINCOLNWOOD'S COMPREHENSIVE
PLAN TO INCORPORATE THE REPORT AND RECOMMENDATIONS OF THE LINCOLN
AVENUE TASK FORCE**

ADOPTED BY THE
PRESIDENT AND BOARD OF TRUSTEES
OF THE VILLAGE OF LINCOLNWOOD
THIS 18TH DAY OF MAY, 2006

ORDINANCE NO. 2006-2710

AN ORDINANCE AMENDING THE VILLAGE OF LINCOLNWOOD'S COMPREHENSIVE PLAN TO INCORPORATE THE REPORT AND RECOMMENDATIONS OF THE LINCOLN AVENUE TASK FORCE

WHEREAS, the Village of Lincolnwood (the "Village") is a home rule municipality in accordance with Article VII Section 6(a) of the Constitution of the State of Illinois of 1970;

WHEREAS, the Village has the authority to adopt ordinances and to promulgate rules and regulations that pertain to its government and affairs;

WHEREAS, on November 1, 2001, the Village Board adopted the Village of Lincolnwood Comprehensive Plan (the "Comprehensive Plan");

WHEREAS, the Comprehensive Plan includes, but is not limited to, a policy guide for future Village Board decisions concerning land use within the Village;

WHEREAS, subsequent to the adoption of the Comprehensive Plan, the Village created the Lincoln Avenue Task Force (the "Task Force") to propose a plan for retail redevelopment of properties along the Lincoln Avenue Corridor (the "Corridor") that would be attractive and image enhancing, providing residents with a safe, convenient and pedestrian-friendly environment;

WHEREAS, in November, 2005, the Task Force completed its report and recommendations, with exhibits (the "Report") for enhancement and redevelopment of the Corridor;

WHEREAS, on April 19, 2006, pursuant to a timely, legal notice of public hearing published in the *Lincolnwood Review*, the Task Force presented the Report to the Plan Commission for its review, consideration and recommendation to the Village Board regarding incorporating the Report into the Comprehensive Plan;

WHEREAS, at the April 19, 2006, public hearing all interested persons were allowed the opportunity to present their views regarding the Report, pro and con, to the Plan Commission;

WHEREAS, subsequent to the April 19, 2006, public hearing, the Plan Commission made a recommendation to the Village Board to incorporate the Report into the Comprehensive Plan;

WHEREAS, the Report is attached hereto and incorporated herein by reference as Exhibit A;

WHEREAS, the Village Board reviewed the Report and recommendation of the Plan Commission and determined that it is in the public interest and will promote the public health, safety and welfare of the Village and its residents if the Report is incorporated into the Comprehensive Plan.

NOW, THEREFORE, BE IT ORDAINED by the President and the Trustees of the Village Board as follows:

Section 1. The facts and statements contained in the preamble to this Ordinance are found to be true and correct and are hereby adopted as part of this Ordinance.

Section 2. The Report attached hereto as Exhibit A is hereby incorporated into and made a part of the Comprehensive Plan as Appendix G.

Section 3. In the event there are any inconsistencies between the Comprehensive Plan and the Report, the Report shall control.

Section 4. In all other respects, the Comprehensive Plan shall remain the same.

Section 5. If any section, paragraph or provision of this Ordinance shall be held to be invalid or unenforceable for any reason, the invalidity or unenforceability of such section, paragraph or provision shall not affect any of the remaining provisions of this Ordinance.

Section 6. This Ordinance shall be in full force and effect from and after its passage and approval according to law.

PASSED this 18th day of May, 2006.

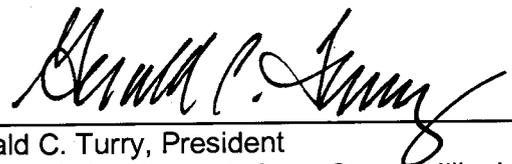
AYES: Trustees Froman, Heidtke, Lebovits, Elster, Sprogis-Marohn and Leftakes

NAYS: None

ABSENT: None

ABSTENTION: None

APPROVED by me this 18th day of May, 2006.



Gerald C. Turry, President
Village of Lincolnwood, Cook County, Illinois

ATTESTED and FILED in my office the
18th day of May, 2006.


Beryl Herman, Village Clerk
Village of Lincolnwood, Cook County, Illinois

EXHIBIT A

Copy of the Lincoln Avenue Corridor Report and Recommendations
of the Lincoln Avenue Task Force

(See Attached)

Lincoln Avenue Corridor



Report and Recommendations of the Lincoln Avenue Task Force

**Village of Lincolnwood
November 2005**

Lincoln Avenue Task Force Members

James V. Persino, Chairman

Member and Chair, Lincolnwood Economic Development Commission

Mary Couzin

Member, Lincolnwood Plan Commission and past Village Trustee

Maureen Ehrenberg

Member, Lincolnwood Economic Development Commission

Lawrence Elster

Village Trustee

Kenneth Klint

Member, Lincolnwood Plan Commission

Renee Silberman

Resident at -large

Renee Sprogis-Marohn

Village Trustee

Staff Assistance

Timothy M. Clarke, AICP
Community Development Director

Consultation Provided

Walter J. Magdziarz, AICP
Mahender Vasandani
Land Vision, Inc.

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Executive Summary

We present to you a bold and dynamic plan for Lincoln Avenue. When fully implemented, we believe this plan will result in an attractive corridor and desirable main street for our community. This report is intended to set out the necessary public actions and to guide private reinvestment and redevelopment in order to achieve the dynamic vision we have for the Corridor.

In formulating our recommendations, the Lincoln Avenue Task Force studied the redevelopment and revitalization efforts of a number of communities, including Park Ridge, Deerfield, Mount Prospect and Glenview. While our recommendations embody a bold and dynamic vision for the future of Lincoln Avenue, one which incorporates cutting-edge planning principles, these measures we recommend have been tested and proven successful elsewhere.

The central focus guiding our work has been to foster redevelopment of properties along the corridor which are both attractive and image enhancing, creating retail districts which provide residents with a safe, convenient, attractive and pedestrian friendly environment.

First, our plan calls for a dramatically different land use pattern for the corridor and we recommend significant land use changes to Village code. Specifically, we recommend creating three business districts along the Lincoln Avenue Corridor: one at Devon Avenue, another at Pratt and Crawford Avenues, and a third at Touhy Avenue. Pedestrian oriented retail is called for as the primary ground-floor use in these areas. We envision businesses such as bookstores, galleries, bistros, restaurants, coffee and ice cream shops, boutiques and other specialty retail stores enlivening these business nodes. Our plan also calls for mixed-use development in these business nodes, with upper floors of residential or office uses, to foster redevelopment and to encourage a lively, pedestrian-friendly atmosphere.

At Touhy Avenue, our plan envisions creation of a downtown center for our community, having ground floor retail, community gathering spaces and such anchor uses as a boutique hotel, sit-down restaurants, or entertainment venues. On upper floors, as well as between the three business nodes, our plan calls for introduction of residential development in the corridor.

Second, our plan calls for enhancements to the public right-of-way to improve public safety, create ambiance, and foster a strong sense of place. We recommend designating a parking lane on Lincoln Avenue; improving pedestrian crosswalks; and continuing efforts to restore parkways and to complete the median landscaping project. Most important, we call for a specific streetscape plan to be developed, which would include new streetlights and identifying street furniture and other urban design amenities and elements for the corridor. A bold but longer range component of our plan calls for creating new open spaces and focal points, such as towers or monuments in the corridor at key locations.

Third, we believe that the shape and form of new development in the corridor is critical. Therefore, our plan embraces neo-traditional planning and new urbanism concepts for new development along Lincoln Avenue. In this regard, we call for a set of new development regulations which will regulate the shape and the form of new buildings and private development in the corridor. These “form-based” recommendations for instance call for new buildings along Lincoln Avenue to be parallel to and positioned close to the street, with new off street parking located toward the rear. We recommend additional form based regulations in our report and to assist developers in meeting our vision, we also call for the creation of an illustrated architectural design handbook to guide new building development in the corridor.

Our vision for Lincoln Avenue is exciting and our work has set out many recommendations, both broad and specific. Execution will require a number of actions in order for our vision to become a reality. With Village government dedicated to the vision we present, we believe the Lincoln Avenue Corridor can truly become a main street for our community.

Report and Recommendations for a New Lincoln Avenue Corridor

Introduction

Background of Task Force

The Lincoln Avenue Task Force is an outgrowth of discussions first held in 2002 by the Village's Economic Development Commission. These discussions quickly expanded to include the Village's Plan Commission and a joint meeting of these bodies was held in the fall of 2002 to discuss Lincoln Avenue and its future. The result was a recommendation that a task force be established to consider the challenges, assets and possibilities for the Lincoln Avenue Corridor. President Peter Moy, with consent of the Village Board, subsequently established the Lincoln Avenue Task Force to undertake this work.

The seven-member appointed Task Force is comprised of two members from each of the following bodies: the Village Board, the Plan Commission, and the Economic Development Commission, with one citizen-at-large member completing the roster. Primary staff assistance to the Task Force has been provided by the Community Development Director, with technical and field support provided by key members of the Building Department. The work of the Task Force has been further assisted with an engagement of Land Vision Inc., an urban planning and design firm.

In performing its charge, the Task Force examined many elements. These ranged from conducting a windshield survey of current conditions along Lincoln Avenue; studying the redevelopment efforts of other communities such as Glenview, Deerfield, Park Ridge and Mount Prospect; seeking community input through an Image Preference Survey and conducting and soliciting additional public input in a Town Meeting setting.

The work of the Task Force has resulted in a bold and dynamic plan which will transform the Lincoln Avenue Corridor into a valuable asset for the community.

History of Corridor

Little is written about the origins of Lincoln Avenue. It is known that Lincoln Avenue began as one of the early roads linking Chicago northward to the rural farm areas of Illinois and beyond. Some of the very first businesses in the Village opened along this road, some reportedly to be out of the reach of city restrictions. As Chicago's population expanded outward and traffic increased, so did use of Lincoln Avenue and over time it became a major artery into and out of the City.

Although records are limited, most initial development along Lincoln Avenue in the Village appears to have occurred between the end of World War II and the mid 1960's. With the opening of the Edens Expressway in the 1950's however, Lincoln Avenue's role as a major thoroughfare declined. Just south of the Village, a string of 1950's-1960's era motels still can be found, testament to Lincoln Avenue's history as a major artery before the advent of the Edens.

Existing Development Pattern

The existing development pattern along Lincoln Avenue can be characterized as an auto dependent form of commercial strip. Much of the initial development of this strip occurred at a time when the automobile was beginning to exert a dominant force on land use in America. Unlike areas of Chicago, Evanston, or rail towns like Park Ridge, Lincolnwood and Lincoln Avenue developed without street cars, rail stations, mass transit or the influence of great numbers of pedestrians. With the lack of any significant mass transit, specific business hubs, or a semblance of a central gathering location, the corridor became a long, nearly continuous stretch of commercial development, dependent mainly on access by automobile.

This development pattern occurred prior to the now common phenomenon of multi-car families. Traffic and parking demands in the corridor at the time of its initial development were much less than they are today. Developments during this period often had only a limited number of off street parking spaces, generally arranged along the front of the building and sometimes evolving into a continuous curb cut onto Lincoln Avenue.

Although the Lincoln Avenue Corridor is nearly a continuous strip of businesses from Devon Avenue to Jarvis Avenue, the character of the street changes significantly, albeit gradually, from south to north. At its south end, near the border with Chicago, land uses along Lincoln Avenue tend to be more varied, including auto repair shops, older strip retail centers with continuous curb cuts, and a storage facility. Developments along this stretch of Lincoln Avenue tend to be older, more functionally obsolete in nature and contain more marginal and less intensive uses than areas north. The middle section of Lincoln Avenue, roughly from the rail crossing near Hamlin Avenue to Touhy Avenue, contains a mix of uses, including more current and intense development. This area has multi-story office and bank buildings, automobile dealerships, restaurants, renovated strip centers and community institutional uses such as Village Hall, the Library and Proesel Park. North of Touhy Avenue, to the Village's boundary with Skokie, Lincoln Avenue is primarily comprised of office buildings.

The Task Force found that, except for the office corridor north of Touhy Avenue, the existing development pattern on Lincoln Avenue was aging, many uses were marginal, and the corridor was not functioning as a vibrant main street of the community.

Challenges and Assets of Corridor

Lincoln Avenue presents a number of challenges and assets to its revitalization. First, Lincoln Avenue runs through the Village on a diagonal to the overall grid system of

streets. This results in a number of odd or irregularly shaped parcels at various corners which can inhibit typical development. Moreover, many of the parcels fronting along Lincoln have rather short depths, limiting to a degree their usefulness and redevelopment potential. This is compounded by the close proximity of single family homes to the corridor, some of which utilize shared alleyways with Lincoln Avenue properties and others which have no alley whatsoever.

Much of the existing development along the street was developed without adequate barriers or buffering measures with residential areas. This lack of buffering combined with short parcel depths and irregular parcel configurations can and often has produced land use conflicts. Recently however, the Village has strengthened its zoning code to require landscape buffering of business properties from residential areas. Where space is too constrained for landscape buffers, barrier walls are now required for new development. The implementation of these new standards for buffering should be continued and should help reduce land use conflicts within the corridor.

Lincoln Avenue itself is a relatively wide right-of-way corridor, averaging between 90 – 100 feet in width throughout its length in the Village. Existing conditions in the right-of-way, coupled with its physical width, currently inhibit safe pedestrian crossings and help aid in the dominance of the auto in the corridor. The conditions and width of this right-of-way, currently an impediment to a pedestrian friendly environment, can however be smartly designed to create a unique sense of place and a friendly pedestrian environment. With the creation of a designated parking lane for instance and a thoughtful streetscape design, this wide right-of-way can be utilized and tapped as an asset in the redevelopment of the corridor.

Another untapped asset of the corridor is the immediate market. Lincolnwood is an affluent community and with Lincoln Avenue running through its center, an attractive local market exists. Nonetheless, many marginal uses currently exist in the corridor. With changes to the Village's zoning code to encourage, for instance, restaurants and higher end retailers to locate in the corridor, this local market can be tapped to both serve the community and assist in the corridor's redevelopment.

A further asset which the Village can play upon is the recent and ongoing redevelopment and revitalization efforts occurring immediately south of the Village, along the corridor in the City of Chicago. Recently, a number of existing developments, including the Lincoln Village Shopping Center as well as the conversion of a Kmart store into a Home Depot, have resulted in significant revitalization. Moreover, the City of Chicago has recently acquired a few of the older motel properties, converting these to parks or other uses. And south of Peterson Avenue, new housing in the corridor has recently been constructed.

Vision for the New **Lincoln Avenue Corridor**

We envision the Lincoln Avenue corridor as a vibrant Main Street through our Village. We see it not only as the centerpiece and spine of the community; it is also the entryway into the many residential neighborhoods of the Village. Major Village institutions, such as Village government, the public library, community center and local schools, are located along the street or very nearby. Lincoln Avenue is central to life in the Village.

We envision that as Lincoln Avenue enters the Village from Chicago, the character of the street changes dramatically, being readily apparent to the passerby that they have left behind the big city and have entered a high quality suburb. A landscaped median, new street lights, attractive signs, public sculpture and pedestrian friendly features including easy to use crosswalks and a marked parking lane, are evident and add to the sense that Lincoln Avenue is the Main Street of an upscale community.

Instead of a long continuous commercial strip as presently exists, hubs of activity have been created along Lincoln Avenue, primarily located at major intersections. These activity hubs include ground level retail in high quality, architecturally significant buildings with adequate customer parking, tasteful business signs and attractive landscaping. Comprised of restaurants, ice cream and coffee shops and boutique retail stores, these areas serve the immediate neighboring residential areas and the community as a whole and may include second or third story residential units.

Between these hubs of retail dotting Lincoln Avenue, new housing has been added to already existing bank buildings and office complexes, to replace tired strip centers, auto garages, storage facilities or other obsolete buildings and uses. We envision this in-fill housing as no higher than three stories, with appropriate green space and comprised of attractive townhouse, 3-flat, or small condominium buildings and developments. We see this new low density in-fill housing as providing on-the-one-hand, an attractive entryway into the adjoining single family residential areas, and on-the-other hand, a buffering and transitional use from the business areas and Lincoln Avenue itself to the nearby single family neighborhoods.

While Lincoln Avenue is still a major thoroughfare through the community, through much work, it has been transformed to be more pedestrian friendly and less auto dominated. Instead of a rapid auto path akin to an expressway and a barrier separating Lincolnwood's neighborhoods, the new Lincoln Avenue links neighborhoods together, bringing the Village together at its major institutions and becoming the main street of our community.

Recommendations

The Task Force's recommendations below are divided into two major sections. The first section, Public Streets and Spaces, recommends actions and improvements in the public right-of-way which can help to create a pedestrian-friendly environment and foster a real sense of place. In this section, improved green space, wider sidewalks, new street lights, various urban design elements, as well as slower traffic speeds and eye-catching focal points are recommended to enhance the streetscape and invite residents and shoppers to the corridor. These are improvements which can be undertaken in the public right of way, by the Village in concert with the Illinois Department of Transportation (IDOT).

The second major section of our recommendations, Development Regulations and Guidelines, relates to controls on private property and new development in the corridor. The appearance, location and mix of businesses and residences along the corridor shape perceptions and use. To achieve our vision, this section recommends changes in the Village's existing land use regulations, creation of new form-based regulations and creation of design guidelines which will not only encourage private reinvestment, but will aid in shaping it. Together and in tandem, we believe these set of recommendations will help the Village create a new sense of place and achieve the vision we have for the Corridor.

I. Public Streets and Spaces

Creating an attractive, vibrant and pedestrian-oriented environment in the public right-of-way is an essential element of the Lincoln Avenue Corridor Plan. This plan reinforces many of the Village's ongoing and recently begun initiatives, such as median landscaping and parkway restoration. It also recommends a number of new initiatives, such as creating a designated parking lane and the creation of a coordinated streetscape, including installation of new street lights and street furniture. Long term, the plan calls for creating three public plazas and/or visual focal points along the corridor.

While the plan emphasizes pedestrian orientation and creating pedestrian spaces, it recognizes that Lincoln Avenue is and will remain a major and important thoroughfare in the community. By undertaking attractive pedestrian enhancements, along with the other recommendations of this plan, Lincoln Avenue can become the main street for the Village. Since it is a state controlled street, coordination with the Illinois Department of Transportation (IDOT) is essential and will be required to undertake and implement these recommendations to the right-of-way.

The following are specific recommendations regarding public streets and spaces.

- **Complete Median Landscaping**

In the late 1990's, the Village initiated landscape improvements for the medians of Lincoln Avenue. This multi-year project is continuing. Median landscaping enhances the attractiveness of the corridor and creates positive perceptions of the corridor and community.

Recommendation: Continue and complete median landscaping throughout the corridor.

- **Continue Parkway Restoration**

In 2002 the Village created standards for parkways which include the placement of trees every 25 feet in the parkway and a pervious surface of sod or vegetative ground cover. Until these standards were instituted, parkways in the Village's business areas, including Lincoln Avenue, were essentially allowed to be treated by the adjoining owner as they so desired, providing no cohesion in the corridor and producing a visually cluttered, haphazard, disjointed and unkempt appearance. Moreover, in some sections, parkway areas have been essentially confiscated and turned into long continuous driveway curb cuts that directly access off-street private parking spaces, creating large stretches of impervious surfaces devoid of street trees. This situation conflicts with pedestrian use of public sidewalks and severely affects pedestrian safety. The restoration of parkways and public sidewalks, consistent with the recently established parkway standards, is an essential element toward improving the corridor. Parkway restoration should be diligently pursued, undertaken and implemented whenever possible.

Recommendation: Diligently pursue parkway restoration whenever possible along Lincoln Avenue, including tree planting and sidewalk restoration.

- **Improve Pedestrian Crosswalks**

Currently, many of the marked crosswalks across Lincoln Avenue do not provide the pedestrian with the shortest possible crossing distance for safety. Pedestrians are in the path of traffic for longer periods of time than necessary. To enhance the pedestrian environment and safety, conscious efforts should be undertaken to create highly visible marked crosswalks utilizing the shortest distance possible. The creation of intersection bump outs (described below) will further aid in reducing crosswalk distances, improving public safety and encouraging pedestrian use.

Recommendation: Enhance crosswalk markings and designations, including signage.

- **Create a Designated Parking Lane**

Currently, parking is generally permitted along the entire length of the corridor, although it is not well marked as such. Only in a few concentrated areas, such as in the vicinity of Air Room, is street parking now commonplace. Creation of designated parking lanes on both sides of Lincoln Avenue would help slow traffic and support active retail uses.

The width of the Lincoln Avenue street corridor currently allows for creation of this parking lane. Initially, such a parking lane could be achieved relatively inexpensively through painted striping and signage. A more long term, lasting and beneficial

improvement is to create curbed “bump outs” at intersections. Such bump-out areas essentially bring the sidewalk/pedestrian area of the public right-of-way out into the parking lane, approximately 8-9 feet toward the traffic lanes. Bump outs increase public safety and enhance the pedestrian environment. Specifically, bump outs at intersections: 1) protect and better define the beginning and end of the parking lane between intersections; and, 2) physically shorten the distance for pedestrians crossing Lincoln Avenue. In some areas, additional mid-block bump outs might be desirable to visually break up long parking lane stretches. Moreover, certain urban design features could be added to these new pedestrian spaces. Items such as decorative brick pavers, lighting, benches, bicycle racks, additional landscaping, newspaper vending machines, or even public art could be incorporated into these spaces.

Recommendation: Create a designated, marked parking lane with pedestrian bump outs.

• Reduce Traffic Speed

High speed traffic is not conducive to either a pedestrian environment, or to residential or retail uses. Physical changes such as instituting a parking lane with bump outs, in and of itself, will likely reduce speed to some extent, both because driving lane widths will be perceived to be narrower and because of parking movement maneuvers slowing the speed of traffic.

Although no formal traffic study was commissioned as part of this work, traffic observations in the corridor suggest that much of existing Lincoln Avenue traffic, particularly during rush hour, is essentially “cut-through” traffic generated by Chicago residents seeking a quicker way to the Edens Expressway. This is suggested by two left turn lanes on Lincoln for westbound Touhy Avenue and two left turn lanes on Lincoln in Chicago for eastbound Peterson Avenue. Cut through traffic, particularly related to rush hour periods and home-to-work trips, typically consists of drivers intent on minimizing time. Slowing down Lincoln Avenue traffic in Lincolnwood would result in lengthened drive times for such drivers, deterring some traffic and making alternative routes more attractive.

By slowing down traffic, pedestrian safety is enhanced and greater visual observation by motorists is achieved. Businesses in the corridor will be more visible to the motorist and businesses will be better able to capitalize on impulse shopping and the customer base produced by the traffic volume. Therefore, slower traffic on Lincoln Avenue can help to contribute to the Village’s sales tax revenue.

The current posted traffic speed on Lincoln Avenue is 35 mph, although traffic appears to typically travel at speeds well in excess of the posted limit. Touhy Avenue west of Lincoln is posted at 30 mph, and a reduction in the posted speed limit on Lincoln Avenue to 30 mph should be seriously considered.

Recommendation: Take action to reduce the speed of traffic in the corridor, including physical street design changes and a reduction in the posted speed limit.

- **Reduce and Minimize Parkway Curb Cuts**

Throughout the corridor, particularly as new developments are reviewed, driveway curb cuts in the Parkway should be kept at a minimum and apron width limited to only that needed for vehicle ingress and egress. Where possible and particularly for residential development called for in this plan, driveway curb cuts should be located not on Lincoln Avenue itself, but on adjoining side streets. This would further improve pedestrian safety as well as the aesthetic appeal of the streetscape.

Recommendation: Reduce and minimize Parkway curb cuts along Lincoln and relocate as needed.

- **Create a Unified Corridor Streetscape Plan**

A specific streetscape plan should be created and implemented, specifying and delineating urban design elements that create an attractive, pedestrian scale and sense of place within the corridor. As envisioned, this streetscape plan would specify the style and identify the location of urban design and pedestrian friendly elements such as lighting, benches, bicycle racks, trash bins, and kiosks. This work could explore such other items as special signage, public art and sculptures, hanging flower containers and street banners. Use of brick pavers in sidewalks and crosswalks and specific designs for the recommended parking lane bump outs are other suggested elements that could be explored in development of this streetscape plan.

One critical component of the streetscape plan would be new streetlights for the entire corridor, to replace existing streetlights which are rapidly aging and appear to have exceeded their useful life. Our review suggests that new streetlights should not be installed in the medians as they are now, but along the sides of the street. However, this could be further investigated as the specific streetscape plan is developed. Creation of a specific streetscape plan would not only result in the identification of specific styles and designs for street furniture, sidewalks and light standards, but also would locate them in the corridor. The advantage to developing such a plan is twofold: it will help guide specific improvements in the public right-of-way at specific locations and it would allow the Village to seek Illinois Transportation Enhancement Program (ITEP) grants to undertake such improvements. We believe this is a critical component which should be budgeted within the next two fiscal years.

Recommendation: Create and implement a unified streetscape plan for the corridor.

- **Consider Vacating Portions of Intersecting Streets**

Lincoln Avenue cuts diagonally through Lincolnwood, resulting in many unusual lot configurations along the corridor. The angle of Lincoln Avenue, set against the Village's basic grid pattern of streets, also has produced a number of intersections in the corridor which vary from the typical 90 degree street intersection angle, some involving more than one intersecting street. Because such intersections are not standard or typical, they pose public safety concerns, particularly to those not familiar with the area. This situation also results in long stretches of pavement and active traffic for the pedestrian to confront.

Our plan suggests the vacation of portions of some of these intersecting side streets to eliminate such unusual intersections. Such street vacations also have the potential benefits of reducing traffic into adjoining residential neighborhoods as well as enlarging and improving the shape of development parcels in the corridor. Any vacation of a specific street, however, must be thoroughly examined as to its potential effects. This plan has not undertaken such an investigation and therefore is only suggestive in this regard.

Recommendation: Side street vacations should be explored and examined at appropriate locations.

• Create Public Space Focal Points

A more long term but bold component of this plan, is to consider creating new public space focal points at three locations in the corridor: 1) Lincoln/Touhy/Kostner; 2) Pratt/Lincoln/Crawford; and 3) Lincoln Avenue at Proesel Park.

The first two locations are triangular shaped sites surrounded on all sides by public streets. Converting these sites into public spaces would result in open vistas at these important intersections, producing natural focal points. Along with redevelopment of adjoining properties, these new public spaces would help create a unique sense of place. Based largely on results of an Image Preference Survey of residents, our plan suggests that in these spaces, tower-like monuments be constructed of similar design, potentially utilizing prairie style elements, to help bring continuity to the corridor. This is however only an initial suggestion. As the community moves forward with implementing this element of the plan, other focal point ideas could emerge or be incorporated into such designs. These spaces for instance could commemorate significant local or national events or persons, celebrate the multicultural diversity of the community, or become spaces for the remembrance of the holocaust or of war dead.

A third recommended focal point along the Lincoln Avenue corridor is at Proesel Park. Currently the park, a major asset of the community extends a relatively long distance along Lincoln Avenue. Our observation is that the current design of the park provides neither a welcoming presence nor much activity along the Lincoln Avenue corridor. Our plan suggests highlighting this community asset by creating a focal point on Lincoln Avenue at Proesel Park, similar to those proposed on the triangle parcels. Specifically, this suggestion is to widen and expand the current Lincoln Avenue median at this location and install a similar tower-like icon, visually unifying the three sites. Creating such an expanded median area would require moving and arcing the Lincoln Avenue traffic lanes somewhat, producing an oval shape. This would be another feature which would slow Lincoln Avenue traffic. This proposal obviously would require IDOT review and approval and likely would require some land acquisition.

Recommendation: Consider creating three public focal points at key corridor locations.

II. Development Regulations and Guidelines

In addition to improving the corridor through the appearance and use of public streets and spaces, the Task Force is recommending major changes to the Village's land use codes; the creation of new "form-based" regulations for new development; and, creation of design guidelines for new buildings. Below are the Task Force recommendations as they relate to private properties and their development in the Corridor.

• Modify Land Use Codes to Encourage New Uses

Land use in the corridor is a critical component to the plan. Except for that portion of Lincoln Avenue north of the Purple Hotel site, the plan recommends significant changes to the Village's current land use policies and zoning code. These changes, over time, will enhance and encourage a pedestrian environment for the corridor. Currently, the corridor is one long, mostly undistinguished strip of business properties. The plan proposes creation of three specific business activity hubs at key intersections, with the intersection of Lincoln and Touhy Avenues identified for higher density and activity, in an effort toward creating a downtown business district for the Village (described further below).

Currently, most of Lincoln Avenue is zoned B1 Restricted Business District. This zone permits office and bank facility developments. Retail is currently allowed only through special use designation. To achieve the vision for Lincoln Avenue, a significant change in land use, over time, is warranted. This plan calls for major changes in the zoning code regarding permitted and special uses. Under this plan, retail uses which cater to both Lincolnwood residents and the larger community should be encouraged to locate in designated business hubs. In such hubs, retail uses should either be exclusive uses on the ground level or predominant uses on the ground level to help achieve a pedestrian and retail oriented nexus. Book and drug stores, food specialty shops, coffee shops, sit-down restaurants, ice cream shops, dry cleaners, furniture, clothing and boutique stores should be encouraged and permitted to operate in such hub districts, subject only to complying with the community's development standards, buffering requirements with residential properties and the Village's off street parking requirements. Because office or bank uses generally do not contribute to cross-shopping, walk-in traffic, or a pedestrian environment, such uses in designated business hubs should be kept to a minimum or prohibited altogether on the ground level.

Similarly, specifically auto-oriented or auto-related businesses should be either prohibited altogether or kept to a minimum throughout the corridor. Automobile service and repair shops, oil change centers, gasoline stations, auto part stores and car washes do not contribute to either a pedestrian or shopping environment and should either be prohibited altogether, or highly limited. Where such uses may be authorized because of significant contributions to the tax base, such as automobile dealerships, careful attention to outdoor vehicle display and its effect on the streetscape is in order. Similarly, future drive-thru operations should be highly regulated, limited or prohibited altogether.

The plan presented for Lincoln Avenue embraces the concept of mixed use development, a term not currently found in the Village's Zoning Code. The plan envisions large development parcels, such as the Purple Hotel site, as including multiple land uses within its development. Individual buildings or smaller development parcels should also have

vertical multiple uses, namely retail on the ground floor and residential or office uses on upper floors.

In addition to permitting housing as part of certain mixed use developments, the plan also calls for the introduction of housing as an infill land use between the designated business hubs. Allowing housing as an in-fill land use will help demarcate the edges of the recommended business hubs and eliminate the current condition of a long, continuous strip of business properties. Moreover, development of in-fill housing between business hubs would visually extend the Village's residential neighborhoods into the corridor, thereby accentuating the residential persona of the community. In such in-fill areas, housing as a ground floor use should be permitted. Where housing is permitted, it is envisioned that residential uses in the corridor would be comprised of either multi-level townhouses or condominium buildings.

Recommendation: Modify the current land use code to allow for mixed use development and in-fill housing; and, to prohibit expansion of drive-thru operations and auto-oriented uses.

• Designate Business District Hubs

Related to the above changes being recommended, the Village should incorporate changes into its current zoning code to allow for development of the following proposed business hubs.

Lincoln-Touhy Business Hub

This business hub, centered on the intersection of Lincoln and Touhy Avenues, would include the Purple Hotel, Bank of Lincolnwood and Lincolnwood Produce sites, as well as nearby adjoining properties. This business hub is envisioned as the downtown for the community. Building height in this area is recommended to be limited to 5 floors, exceeding the 3 floor limitation recommended for the remainder of the corridor. Ground floor retail including restaurants, some with alfresco dining, would be a predominant ground floor use, with upper floors of residential and/or office space. Uses which encourage the public to gather, as well as strong or unique retail anchors, a boutique hotel or family entertainment venues, should be incorporated into specific parcel development plans. In addition, sculptures, fountains and plazas with outdoor seating should be designed into parcel redevelopments in this hub. It is envisioned that this business hub would have the highest development intensity in the corridor and potentially would require either underground parking, parking decks or a combination of both. Any parking structure should be well designed with public safety in mind and located so as to be unobtrusive to the primary use activities. For building sides located along Touhy Avenue, we suggest an exception to the recommended corridor build-to line of 5 feet. For such building sides, we recommend a build-to line of 15 feet or greater from the public right of way to account for high traffic volume on Touhy Avenue and pedestrian safety.

Lincoln-Pratt-Crawford Business Hub

This business hub is near the geographic center of the Village and a crossroads for Village residents. Functionally, this business area is expected to serve the more

immediate area and provide shopping convenience for residents. This area is recommended to include mixed use buildings having ground level retail, including such uses as book stores, bistros, drug stores, coffee shops, restaurants, dry cleaners and the like, as well as small outdoor gathering spaces. Two floors of residential units above the ground floor are also suggested for this area. Off street parking should be located toward the rear of properties.

Devon-Lincoln Business Hub

This business hub is an entryway into the community and a major gateway from Chicago. Uses in this business hub are recommended to be primarily retail uses on the ground level, with off street parking located toward the rear. Any development of 2nd or 3rd floors should be for office uses. Good building design, site planning and quality architecture, important throughout the corridor, is paramount in this gateway area for establishing the ambiance of the corridor. New developments in this hub should include strong anchors to provide identity and a sense of place.

Recommendation: Modify the Village Zoning Code to designate and regulate uses and encourage development in newly established business district hubs.

• Create Form-Based Development Regulations

The form and physical shape of private development is just as important as the type of uses which are permitted. Much of the existing development found in the corridor today is strip center in character, meaning that buildings are set back on the property and off street parking is provided directly in front of the building, toward the street. This form of development results in a scenery of endless parking lots, cars and freestanding signs for the passerby. Such an environment challenges any sense of place, and contributes to an auto dominated rather than pedestrian oriented environment. This plan recommends a very different approach and far different form for new development along the corridor.

Prior to modern conveniences, urban form generally took the shape of buildings built close to the public right-of-way, enclosing the street with buildings along it. Shop windows were large to let in light and also to display their products to the passerby.

Our plan embraces the essence of this earlier development pattern and seeks to update this earlier form for the 21st century. Our plan embraces the relatively new planning principles of Neo Traditional Development and New Urbanism, which seek to balance the needs of auto use with people and which assert that the form of development is as important as the permitted use of the property.

We recommend that, in addition to land use changes, applicable sections of the zoning code be created to contain form-based provisions applicable to new development along Lincoln Avenue. The following form-based provisions are recommended for the corridor (additional recommendations are contained in the addendum to this report).

Build-to Line: instead of a traditional setback line, where buildings are required to be setback from the front property line by a minimum distance, we recommend institution of a “Build-to line” that would require new buildings to be built-to. We suggest that this

build-to line should be no greater than 5 feet from the public right of way line. This recommendation would result in new buildings located very near the public sidewalk. For residential-only buildings this build-to line should be no greater than 10 feet from the right of way line, with a 4 foot wrought iron style fence, located 5 feet from the right of way.

Building Orientation: Because Lincoln Avenue travels through the Village at an angle, the orientation and facades of buildings in the corridor are critical and should be parallel to the street. Only in exceptional situations should the orientation of buildings and facades be at an angle to the Lincoln Avenue right-of-way line.

Building Height: Except for the Lincoln/Touhy Avenue Hub, the maximum height in the corridor should be 3 floors or 38 feet. In the Lincoln/Touhy downtown hub, a maximum height of 5 floors or 65 feet is recommended. Any building which is permitted to exceed 3 stories in height is recommended to have a building façade setback of 10 feet for all floors above 3 stories.

Building Corner Towers: Buildings located at corners, particularly at major intersections, should incorporate a turret or tower feature in harmony with the building's architecture. This tower feature component of the building may exceed the maximum height indicated, so as to give the building a distinctive form and focal point.

Façade Windows: Building facades fronting onto Lincoln Avenue, or onto major adjoining public streets or which otherwise are highly visible from the public right-of-way, should incorporate windows in their facades, particularly at the street level. Walls facing the public right of way which lack windows should be prohibited.

Recommendation: *Create form based development regulations as outlined here and elsewhere in this report.*

• **Create Building Design Guidelines**

Our report and the work of our consultant have suggested certain building design guidelines for new buildings in the corridor. The Task Force believes further work and additional design details are appropriate to help guide developers and architects and to illustrate design elements acceptable to the Village. It is envisioned that this work would result in a separate user friendly, heavily illustrated architectural design guideline handbook. To undertake this work, the Task Force recommends the formation of an Ad Hoc Committee of Village design professionals to help prepare this document.

Recommendation: *Create an Ad Hoc Village Design Committee to develop a Building Design Guideline Handbook.*

• **Regulate Off Street Parking Locations**

For new developments, off street parking should be prohibited from the front of new buildings along Lincoln Avenue. Such parking should be located toward the rear of the property. Related to this, the Village's recently adopted requirements ensuring buffering and screening of business properties with adjoining residential properties should be continued and required in all new developments.

The location of off street parking areas and the recommendation to prohibit them from the front of new buildings along Lincoln Avenue is a critical component of this plan and this new standard should only be varied in the most unusual circumstances. For some large scale developments, parking decks may be in order and these should be placed either behind the buildings they serve or with a level of activity, such as retail, located on the ground floor of the parking structure.

This plan does not recommend relaxation of the Village's off street parking standards at this time. These standards should be reviewed to determine their current adequacy for various uses and to investigate the feasibility of shared parking arrangements among uses.

Where new uses will occupy existing buildings, existing front yard parking areas should be screened from view with landscaping or a short screen wall along the public sidewalk. Recently, the Village adopted new code standards requiring such screening treatments for off street parking lots. Strict adherence to these standards is strongly recommended with variations granted only in the most unusual cases.

For the public right-of-way, this plan recommends the creation of a designated parking lane. Although the Task Force does not recommend that off street parking requirements be specifically relaxed, variations for certain desired proposed uses should be considered depending upon the degree of available nearby on-street parking. In the reuse of existing buildings, since there is a strong interplay between providing parking lot screening and providing off street parking spaces, where on-street parking exists and is generally available in the designated Lincoln Avenue parking lane, required parking lot screening should take precedence over the required number of off street parking stalls.

Recommendation: Prohibit new off-street parking lots in front of buildings along Lincoln Avenue. Continue to require landscape screening of existing parking areas.

• Improve Business Signage

The Village updated its Sign Code in the late 1990's to incorporate new community sign standards. This code encourages (but does not require) the use of monument signs instead of freestanding pole signs. With the greater emphasis on creating a pedestrian scale along Lincoln Avenue, consideration should be given to lowering the maximum height of monument signs, possibly to 8 feet, and either creating stronger incentives to use monument signs or reducing the maximum height of freestanding signs. Another option would be to allow only monument signs and not freestanding signs along Lincoln Avenue.

Recommendation: Explore stricter requirements for signs that would improve the pedestrian scale of the corridor.

Plan Implementation

To implement this plan, Village government must be focused at all levels and in all departments on achieving the enunciated goals and desired results of this plan. Each department and recommending body has a role in moving the Village forward toward achieving this plan. Below are the key elements of this plan and recommended implementation actions.

Streetscape Plan Development:

We recommend that funds be budgeted in the Village's Capital Improvement Plan for preparation of a streetscape plan for Lincoln Avenue. High priority consideration should be given for plan preparation in the next fiscal year, since this plan will help the Village seek grant funds for necessary streetscape improvements and provide reference for improvements which should take place as part of private development. In the actual development of this plan, where appropriate, input from various recommending bodies, should be sought.

Land Use and Form-Based Code Changes:

The land use changes and form based provisions recommended for Lincoln Avenue require changes to the Village's zoning code. Various options are available to achieve this result including overlay districts or separate zoning districts. We recommend that the consultant engaged to update the Village's Zoning Code also be charged with incorporating into this update, the recommendations of this report. Since this work may require further detailing and a variety of determinations, in concert with the Plan Commission, Task Force members have agreed to provide assistance in this work.

Village Departmental Actions

To achieve this plan, implementation will require the ongoing and concerted work of the entire Village organization. Coordinated through the Village Administrator's Office, departments must continue their current work such as median landscaping. These departments also must incorporate new activities called for in this report, such as improving crosswalks, into routine or scheduled work or maintenance plans. More significant improvements, such as those identified in the recommended streetscape plan, will require a strong working relationship and coordination between Village staff and IDOT for implementation.

Village Recommending Bodies

Citizen led recommending bodies to the Village Board have a very large role toward achieving and implementing this plan. Below are key Village Board recommending bodies having certain oversight, duties or expertise which can be utilized and employed to achieve the plan and vision for Lincoln Avenue.

Traffic Commission

Consider and provide input on the creation of the designated parking lane; the posted speed limit and other measures to reduce travel speeds in the corridor. It is possible that parking management in the corridor will become desirous in the future and parking restrictions and regulations for the parking lane may become appropriate. Further, the

Traffic Commission should study and provide input and recommendations regarding appropriate side street vacations, after first reviewing this report and clearly understanding its goals.

Plan Commission/Zoning Board of Appeals

Consider and include in the updated revised zoning code, the recommended use changes, the designation of new business district hubs and the addition of new form-based development regulations. Study and recommend changes to off-street parking requirements in this update. In the role as Zoning Board of Appeals, consider case-by-case variations to these new standards, only where unusual circumstances warrant.

Sculpture and Beautification Committees

Provide input and suggestions in the development of the recommended streetscape plan as well as suggestions on the selection of the specific styles of street furniture, street lights and monuments for the public space focal points.

Sign Appearance Review Board

Consider and review the existing Sign Code and consider recommending changes to the sign code that would enhance the pedestrian scale and environment of the corridor called for in this report.

Economic Development Commission

Study and provide recommendations which could assist in funding of corridor improvements including the long range component of new public open space, as well as measures which could further encourage new private reinvestment and corporate donations in the corridor.

Ad Hoc Building Design Guideline Committee

Study and create an illustrated architectural design guideline booklet which would communicate the building design elements and expectations of the community.

APPENDIX

LINCOLN AVENUE CORRIDOR URBAN DESIGN PLAN AND GUIDELINES

Lincoln Avenue Corridor Study
Lincolnwood, Illinois

CORRIDOR URBAN DESIGN PLAN
& URBAN DESIGN GUIDELINES



Prepared by Land Vision, Inc.
for
Lincoln Avenue Task Force
Final Report
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**Lincoln Avenue Corridor Study
Corridor Urban Design Plan
& Urban Design Guidelines**

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Lincoln Avenue Corridor Study

Corridor Urban Design Plan & Urban Design Guidelines

Lincolnwood, Illinois

I. INTRODUCTION

The Village of Lincolnwood (the Village) and its Lincoln Avenue task Force (LATF) identified the Lincoln Avenue corridor as an opportunity for redevelopment. As the main street through the community, this strip could be transformed into a vibrant community centerpiece with a real sense of place. Land Vision, Incorporated (LVI) was retained in August 2004 to conduct the Lincoln Avenue Corridor Study that would assist the LATF in preparing an urban design plan and urban design guidelines to transform the corridor. Specifically, the LATF expected the Lincoln Avenue Corridor Study to focus on the following:

1. Identify activity centers and infill development opportunities in the corridor
2. Identify means of creating a unified image of the corridor
3. Apply principles of New Urbanism to identify appropriate building setbacks, heights and densities for new development
4. Identify areas for attractive gathering places
5. Recommend land uses and urban design guidelines to help achieve the corridor vision that can become the basis for updating the existing Village Comprehensive Plan and Zoning Ordinance
6. Provide development recommendations and guidelines for the hotel site at Lincoln and Touhy Avenues

To help accomplish these objectives, LVI invited input from Village citizens through an Image Preference Survey (IPS). Ninety-five citizens provided input, and the result of the survey showed strong preference for:

1. More traditional looking buildings than buildings with modern architecture
2. Two-to-four story mixed-use buildings with well-articulated architecture
3. Buildings with inviting, pedestrian-friendly, well-landscaped and safe sidewalks in front
4. Private developments with outdoor gathering places, such as sidewalk cafes, and pedestrian enclaves
5. Buildings located closer to residential areas with more complementary architecture
6. Unobtrusive signs, and
7. Parking areas that are well landscaped.

With the goals and objectives set by the Village and the design preferences identified by the Village citizens, LVI first prepared a Corridor Redevelopment Strategy, and overall Corridor Plan, and finally, a detailed set of Urban Design Guidelines that would govern the corridor redevelopment and enhance appearance of the existing properties.

LVI found that both the Village goals and residents' preferences coincided with the tenets of New Urbanism. New Urbanism is a modern planning movement that seeks to re-create a sense of place and foster walkable, human-scaled communities. It advocates for central downtowns, quality public spaces, diverse streetscapes, and location of stores, services, parks and schools within easy walking distance of homes.

LVI recommends that new buildings – regardless of their use or type – be placed at the front of the property, close to the street, with all parking located behind buildings. This is

principal tenet of New Urbanism; disallowing parking in front of buildings improves the street for pedestrians and enhances streetscape appearances.

Urban design guidelines will further direct the “form” of buildings: how they look, how they relate to the street and to one another, and how they, along with the streetscape, form a cohesive and well-designed urban environment. Such urban design guidelines, called for by New Urbanism, can be outlined in Village land use and zoning codes in what are called form-based regulations.

LVI strongly recommends that, as a follow-up to the adoption of the Corridor Plan and Urban Design Guidelines, the Village adopt a form-based code for the corridor. This will ensure that the vision for the Lincoln Avenue corridor is implemented consistently into the future.

II. CORRIDOR REDEVELOPMENT STRATEGY

As many other strip commercial corridors in the Chicago region, Lincoln Avenue has evolved into a corridor consisting primarily of retail and commercial uses. The current Village regulations permit banks to locate in the corridor more easily than retail uses such that the corridor now has a preponderance of banks. Most of the properties fronting onto Lincoln Avenue are shallow, and many of the existing retail uses and businesses in the corridor are at best nominal. In conjunction with a lack of proper maintenance on some of the corridor properties and a lack of adequate parking on other, the LATF determined that the existing form of development in the corridor is outmoded and fails to exploit the corridor’s full potential.

Given these concerns, LATF identified specific areas of the corridor that could be considered as future hubs of activity with new uses replacing the old and consisting of either mixed-uses or single uses. As opposed to a continuous set of uses spread uniformly along the corridor, LATF determined that creating one main hub and other smaller hubs in the corridor would encourage the development of a potential downtown in Lincolnwood that could be used for creating key gathering places to attract the Village residents and give the village a new identity. LATF also indicated that the site with the “Purple” hotel at the northwest corner of Lincoln Avenue and Touhy Avenue should be given consideration for creating the “downtown” hub in the Village.

In response, LVI recommended a Corridor Redevelopment Strategy that built on the key ideas of the LATF. As shown in Figure A, some of the major recommendations LVI made include:

1. To create a downtown hub in the Village, consider redevelopment of the “Purple” hotel site, the Bank of Lincolnwood site, and the site for Lincolnwood Produce. While some of these recommendations – especially the Bank of Lincolnwood site -- may be implemented in the long-run (over a period of next ten years and beyond), LVI recommended that in order to create a critical mass for the new developments to function as a downtown, the Village would have to allow the redevelopment of more than just the “Purple” hotel site. The range of mixed uses for these sites will include residential, retail and office. The “Purple” hotel site, in addition, may also include a boutique hotel, should the market conditions favor such use to be feasible.

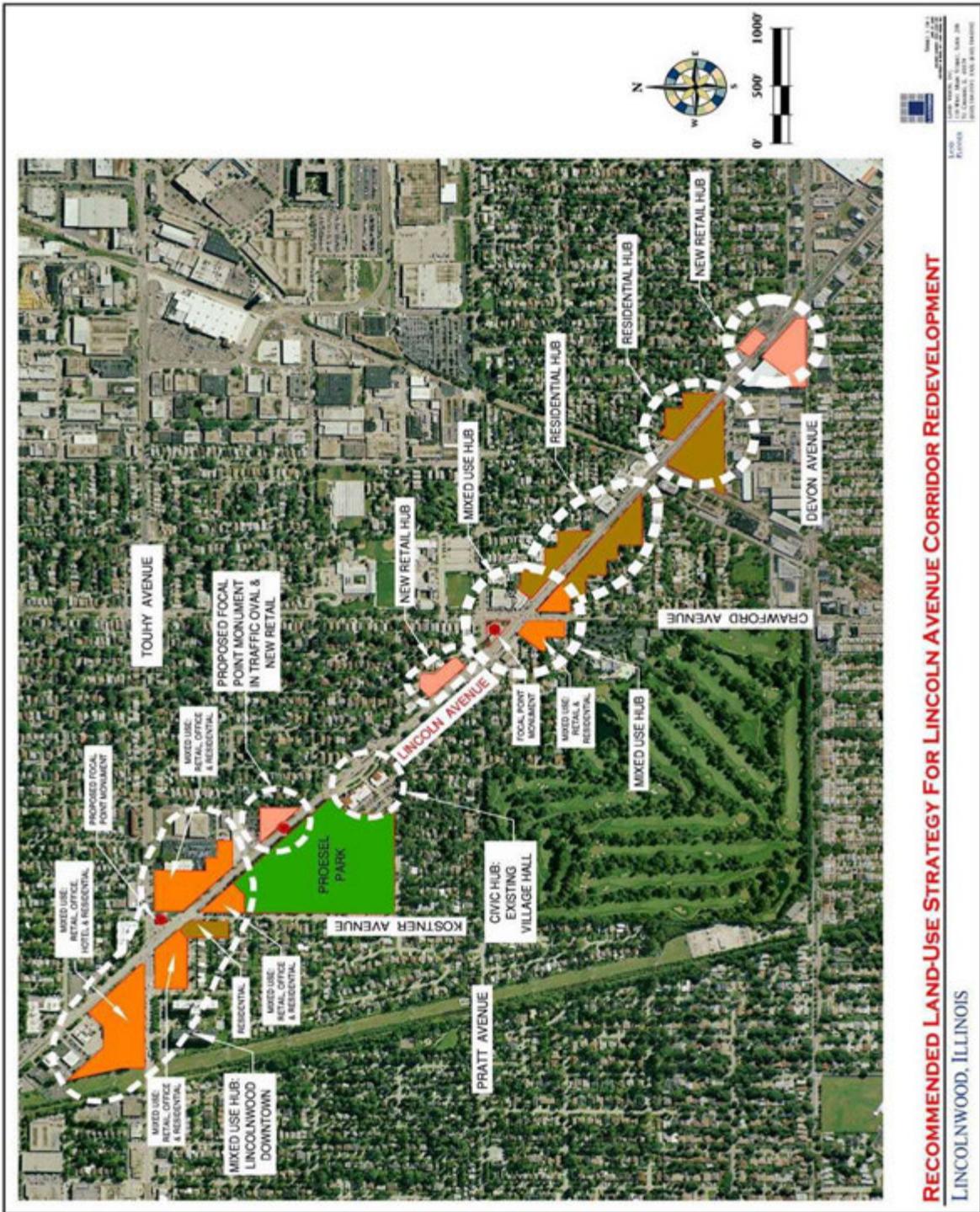


Figure A: Recommended Corridor Redevelopment Strategy

2. LVI also recommended redeveloping the existing Tuffy site with a plaza and a focal-point monument in order to enhance the visual appearance of the major point of entry in to the Village from north. It would also serve as a key marker for the new downtown Lincolnwood
3. Directly in front of Proesel Park, along the park's frontage with Lincoln Avenue, LVI recommended installing another focal-point monument in the middle of the road with new pavements channeling around the monument in an oval form. From a transportation standpoint, this was recommended to calm the traffic along Lincoln Avenue, and as an urban design strategy this would create another key identifier that in conjunction with the monument at the Tuffy site would be the start of forming a cohesive image of the corridor. (See later discussion on Urban Design Guidelines for how these monuments should be treated architecturally).
4. At the site of existing Mobil gas station, located at the triangular site bounded by Lincoln Avenue, Crawford Avenue and Pratt Avenue, LVI recommended the installation of another focal monument, as part of a new mixed-use hub at this location. Surrounded by three major roads, the existing gas station creates adverse traffic conditions in the corridor that would be best ameliorated by its replacement with a public plaza (with the monument). From an urban design standpoint, since the Lincolnwood Public Library is located on Pratt Avenue, the triangular plaza in its front will provide an appropriate foreground for the civic building.
5. For the properties around the new triangular plaza along Lincoln Avenue, LVI recommended retail and residential uses, such that along with the existing public library, this area will become another mixed-use hub in the corridor. While the existing Grossinger Toyota (soon to become Grossinger Volvo) will remain an auto-oriented use at this hub, the rest of the uses will emphasize pedestrian access along with specific outdoor gathering places as part of the redevelopment projects.
6. For the next hub at the intersection of Devon Street and Lincoln Avenue, with the "Bunny Hutch" site providing a key redevelopment opportunity, LATF recommended that the new uses should primarily be commercial. This hub will include the site east of Lincoln Avenue that will be redeveloped into a new commercial use. This commercial hub at the southern end of the corridor will need to design consistency between individual buildings to create a strong sense of entry into the corridor.
7. For the intermediate redevelopment opportunities in the corridor, LVI recommended the primary use to be medium density residential. The key sites proposed for such residential redevelopment include the industrial area southwest of Lincoln Avenue and the railroad and the area east of Lincoln Avenue.
8. In conjunction with many of the above redevelopment projects, LVI recommended closing a number of street segments as they intersect with Lincoln Avenue. These are highlighted on the Corridor Plan for Lincoln Avenue that LVI developed after discussing with the LATF the specific types of medium-density residential and mixed-used projects that would be most appropriate for the corridor.

III. LINCOLN AVENUE CORRIDOR URBAN DESIGN PLAN

As the Corridor Redevelopment Strategy was finalized in discussion with the LATF, LVI prepared a detailed Corridor Urban Design Plan (Corridor Plan) to show how the individual properties or groups of properties may be redeveloped to consistent with the overall strategy. This Corridor Plan is depicted in Figure B (with larger versions of this plan available in poster form).

As Figure B shows, LVI has shown detailed building footprints and parking areas or parking garages that would be necessary to serve a redevelopment project. Many of the recommended projects will require consolidation of individual parcels and street closings. It will be critical for the Village to allow redevelopment of projects with all required parcels consolidated and not permit their individual, piecemeal development. Another major thrust of the recommendations is to “line” the front of the properties with buildings, .i.e. place all new buildings at a set maximum distance from the property line (see Urban Design Guidelines for more discussion). The Village should require all redevelopment projects to have such “liner” buildings with parking for the projects concealed behind the buildings.

While LVI prepared the individual site plans for redevelopment to demonstrate that the recommended projects will be feasible following the principles of New Urbanism, LVI and LATF expressly state that none of the redevelopment projects have to follow the footprints of buildings exactly as drawn by LVI. The Corridor Plan is CONCEPTUAL in nature and it is the intent of LATF to allow developers and builders who will undertake redevelopment in the corridor, a full measure of flexibility provided their projects follow the urban design guidelines. As and when the Village adopts a new form-based code that is based on the urban design guidelines recommended by LVI (see below), the project redevelopers will need to conform to the new ordinance regulations of the Village.

IV. URBAN DESIGN GUIDELINES

As stated by the LATF, the future Lincoln Avenue Corridor must have an overall image that is not haphazard but more uniform and cohesive. A mile-long corridor with an array of uses developed over many years has an image today that is disparate, outmoded (in visual terms as well, in addition to economic) and dysfunctional. The challenge of achieving the goal of cohesive redevelopment out of such conditions can be met by adopting the urban design guidelines recommended by LVI.

In order to meet the full scope of a new urban design for the corridor that also includes the citizens’ image preferences, LVI recommended urban design guidelines that cover not only the domain of the public street, but also the domain of private properties and how the buildings in the corridor relate to the street and to one another.

The public domain guidelines apply to properties that will not be redeveloped for the foreseeable future. These guidelines include the “interface” between the public and private domains, covering the area of private property directly adjacent to the right-of-way. The private domain guidelines apply to a property or a group of properties that is set for redevelopment. These guidelines will cover the portions of redevelopment project that include sidewalks, street furniture, planters and landscaping.

For the corridor as a whole, LVI also recommended that there be on-street parking – whether associated with existing uses or redevelopment projects. While the corridor already has on-street parking, this parking will need to be integrated into a new sidewalk system with “bump-outs” from the existing sidewalk line.



Figure B1: Illustrative Corridor Plan: North
 (Note: All site plans in this exhibit are shown for illustration only. Developers seeking to redevelop properties will follow the urban design guidelines)

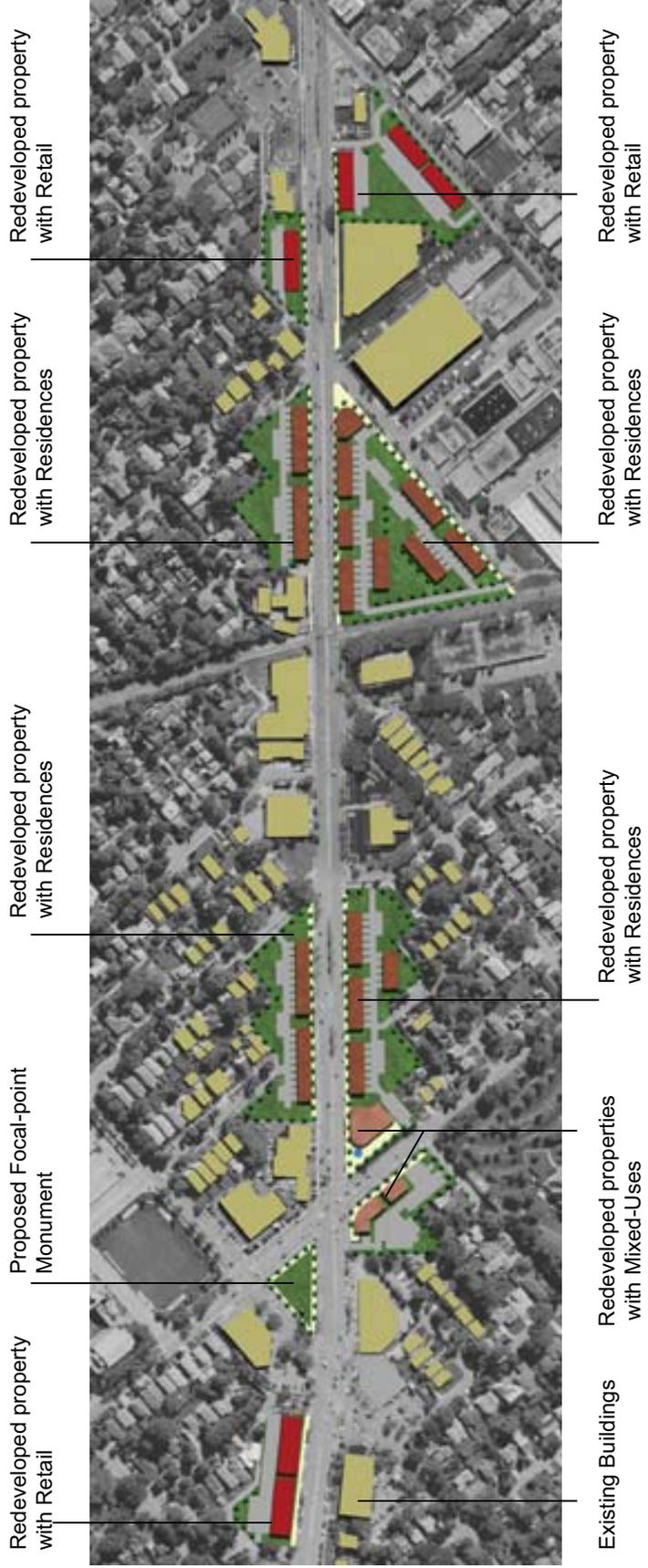


Figure B2: Illustrative Corridor Plan: South
 (Note: All site plans in this exhibit are shown for illustration only. Developers seeking to redevelop properties will follow the urban design guidelines)

The Village will need to prioritize the implementation of the urban design guidelines for the public domain based on the severity of existing conditions and availability of funding. If redevelopment is anticipated, then the urban design guidelines for the private domain (or the form-based code regulations) will be implemented at the time when new project is constructed. Regardless of the timing of when public or private improvements are implemented, in the long run, following the urban design guidelines (or form-based code regulations) will help the corridor achieve the desired cohesive image.

1. GUIDELINES FOR PUBLIC DOMAIN

Covering the area within the R.O.W., including these streetscape elements: Streets; Medians; Street curbs; Parkways; Sidewalks; Street signs; Private signs; Street lights; Median lights and landscaping

Taking into account the above streetscape elements, LVI identified several existing conditions that are typical of different sections of the corridor. For these corridor sections, LVI recommends a number of design guidelines that are illustrated in plan views and cross-sections below. LVI also recommends certain general guidelines that can be applied to any section in the corridor. The Village staff will need to determine the best fit between the existing conditions and the recommended guidelines to select the most appropriate streetscape improvements necessary for implementation in a given section. The recommended guidelines are not meant to supersede the existing, more restrictive zoning regulations that meet the design intent of the guidelines. What follows first is a description of the general urban design guidelines and then the more section-specific guidelines. The guidelines are described in no specific order of preference.

A. General Guidelines

1. **Parkway Trees:** All parkways within the Lincoln Avenue corridor with available space for landscaping should have trees planted at a minimum center-to-center distance of 25 feet (or, as per the existing Village ordinance)
2. **Median Landscaping:** Within the medians along the Lincoln Avenue Corridor, there should be adequate landscaping consisting of shrubs and other materials that are well-maintained
3. **Landscape Materials:** Selection of landscape materials to be used in the parkways, medians or sidewalks should be governed by their hardiness to road salt and with the goal of achieving consistency between one median landscaping to the next
4. **Sidewalk Materials:** Sidewalks in the corridor should have two different materials to better delineate the area used for pedestrians – especially when new sidewalks are built in conjunction with the redevelopment of properties. There should be consistency in the use of sidewalk materials from one property to another
5. **Pedestrian Buffers:** All pedestrian portions of sidewalks should be buffered from the street by landscape planters and/or row of trees
6. **Street Lights:** Selection of new light standards for the corridor should be based on how well they relate to the pedestrians without overwhelming them by their size, height or level of illumination. Examples from other communities such as Elmhurst where IDOT agreed to install special light fixtures in conjunction with a major roadway widening project, suggest that it should be possible for the Village to work with IDOT to have special light fixtures installed in the corridor. The light fixtures with special pedestrian oriented lighting should be located on both sides of the street and not in the median.

7. **Street Signs:** Street signs in the corridor should adopt a distinct new design that makes them stand out as compared to the regular street signs in the rest of the Village to create a special image of the corridor
8. **Street Furniture:** Street furniture, such as benches, information kiosks, telephone kiosks, waste receptacles and bicycle stands, should be provided along the municipal park where it meets the Lincoln Avenue corridor, mixed-use hubs and other areas of the corridor as later deemed appropriate. The design of street furniture in one area should match the street furniture design in another area to further reinforce the visual cohesiveness of the corridor
9. **Business Signs:** For free-standing signs advertising businesses located on the same property, their location, size, height and design should have a level of consistency that lends cohesiveness to the appearance of the corridor
10. **Focal-point Monuments:** The Corridor Plan recommends three focal-point monuments in the corridor: the first at the current Tuffy site (at Touhy and Lincoln Avenues); the second within the proposed bi-furcated roadway pavements of a "traffic oval" in front of Proesel Park, and the third at the current Mobil gas station site (at Crawford and Lincoln Avenue). The design of these monuments should be consistent in order to create a unified set of visual landmarks in the corridor. Of the three monuments the most significant in height and architectural treatment should be the tower in front of the Proesel Park. Because of its close proximity to the Village Hall that's built in Prairie Style architecture, the Village may consider requiring the design of this monument to be in Prairie style as well. In addition to visually tie these major identifiers together, the other two monuments may also be constructed in Prairie style architecture.

B. Section-specific Guidelines

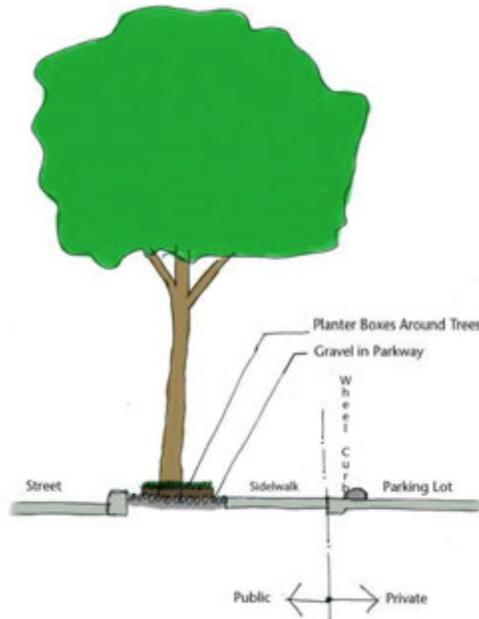
The use of these guidelines will vary from one section of the corridor to another. They are presented as illustrations that show the existing conditions needing improvement and the recommended guidelines to achieve better urban design. The guidelines also cover the interface where the private property abuts the right of way. This interface affects the visual perception of the corridor as much as the quality of the streetscape elements within the right-of-way. Until the time the buildings on a property remain the same – even if the uses in the buildings change – focusing on this interface between the public and private domains will be important. When properties redevelop, new buildings in the corridor will be located close to the street along with new sidewalks in front of the new buildings. This will create a new set of conditions that will be governed by the guidelines for Private Domain. Until change occurs on the private properties, the following design guidelines show how to treat the public domain and the edge of the private properties.

Section-specific Guidelines for Public Domain

NOTE: *These guidelines apply only to properties with existing buildings. For new or redevelopment projects, see Urban Design Guidelines for Private Domain*

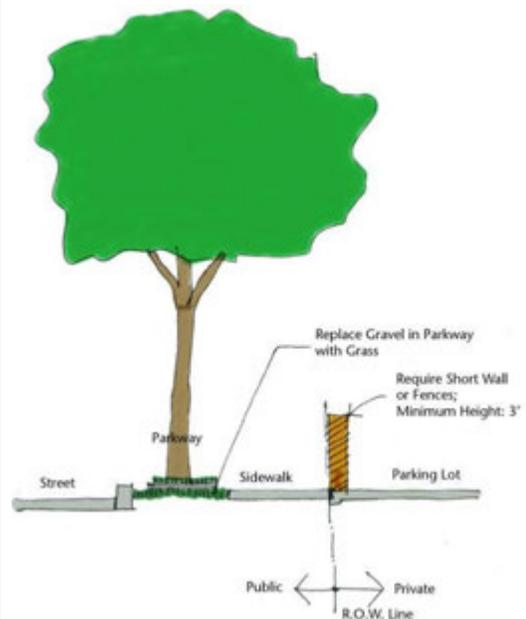
- Existing parkway has materials other than grass, and only wheel-stops exist between the sidewalk and adjoining parking lot

Figure 1: EXISTING CONDITIONS



- Appearance of gravel in the parkway is visually unappealing and inconsistent with the rest of the properties in the corridor with grass in parkway
- With no other barrier than wheel curbs, cars in a parking lot are exposed to direct view of the motorists. This makes the corridor more unattractive

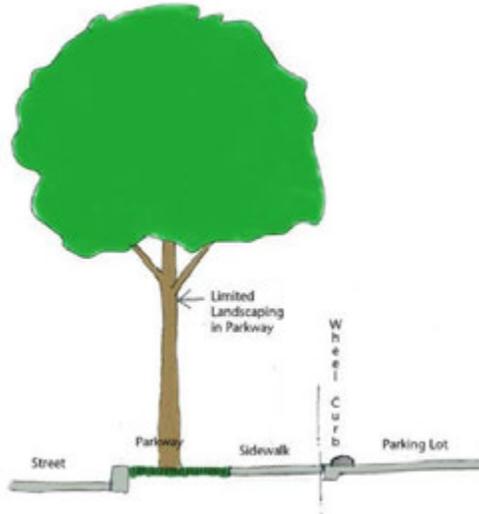
Figure 1A: RECOMMENDED GUIDELINES



- Replace gravel with grass in the parkway
- Require a short wall of no less than 3' to be installed at the property line to conceal the parked cars. Materials and color of wall should primarily match the materials and color of other walls along the corridor

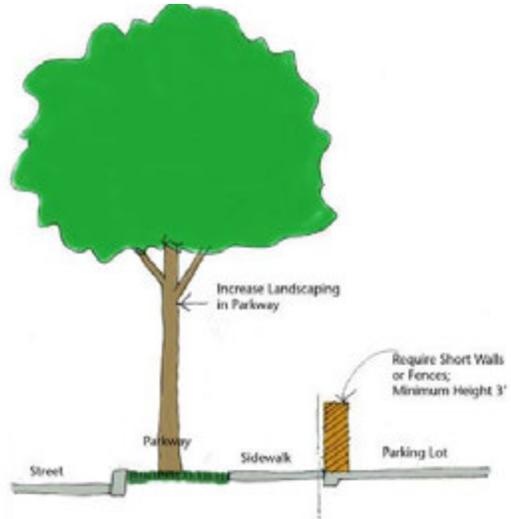
- Existing parkway has limited number of trees and like the first condition has no significant barrier between the sidewalk and the adjoining parking lot

Figure 2: EXISTING CONDITIONS



- Limited number of trees in the parkway fails to define the corridor edge effectively
- With no other barrier than wheel curbs, cars in a parking lot are exposed to direct view of the motorists makes the corridor more unattractive

Figure 2A: RECOMMENDED GUIDELINES



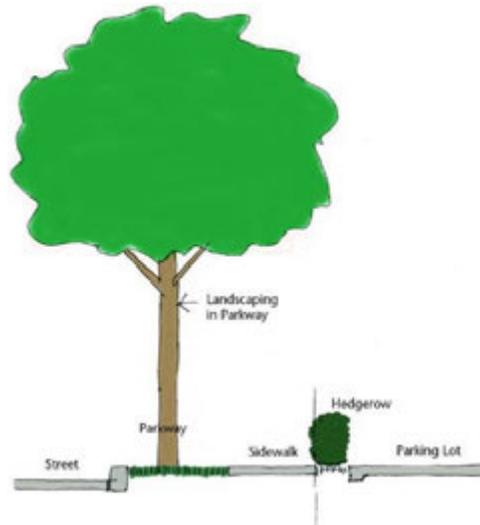
- Increase the number of trees in the parkway to be no more than 25' apart
- As in Recommendation 1, require short walls at the edge of the private property

Alternate to Short Walls (as shown in Recommendations '1' and '2')

Figure 3: EXISTING CONDITIONS

- Limited number of trees in the parkway fails to define the corridor edge effectively
- With no other barrier than wheel curbs, cars in a parking lot are exposed to direct view of the motorists. This makes the corridor more unattractive

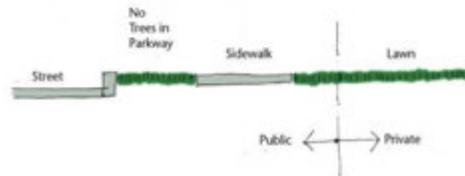
Figure 3A: RECOMMENDED GUIDELINES



- Increase the number of trees in the parkway to be no more than 25' apart
- Instead of short walls, require hedgerows at the edge of the private property in a way. This will not affect the overall parking supplied at the property. Hedgerows should be a minimum 3' tall

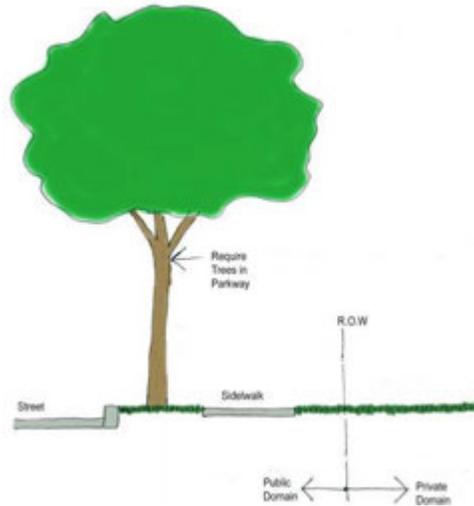
4. Existing parkway has no (or few) trees and the adjoining property has no parking lot

Figure 4: EXISTING CONDITIONS



1. Without the trees, even when the adjoining property has lawn in its front yard and no parking lot, the street lacks a defining edge.

Figure 4A: RECOMMENDED GUIDELINES



1. Require trees to be planted within the R.O.W. where there are no trees, OR when there are few trees,
2. Require trees in the parkway no less than 25' apart

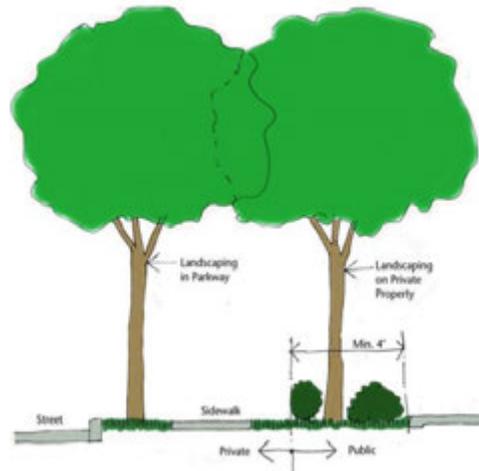
5. Ideal Condition for Landscaping on Private Property

Figure 5: Existing Conditions

When any of the following conditions exist on a property, i.e. if:

1. There are materials within the parkway that are not grass
2. There are limited number of trees in the parkway
3. There are no trees in the parkway at all, and when there are no physical elements separating the adjoining parking lots from the sidewalk

Figure 5A: Recommended Guidelines



1. Require parkway trees
2. On private property, require a landscape buffer no less than 4 feet wide for trees and shrubs. The double row of trees – one in the parkway, the other on private property – should be staggered.

(The Village of Lincolnwood already has examples of this type of streetscape along Devon Avenue near the intersection with Crawford Avenue).

2. GUIDELINES FOR PRIVATE DOMAIN

Covering the private property, including: Placement of buildings; Height of Buildings; Relation of building to street/sidewalk; Relation of building to buildings along one side of the street; Relation of buildings to buildings across the street; Treatment of building entryways; Relation of entryways of one building to the next; Treatment of building bulk; Treatment of special gathering places outside the building

The design guidelines for private domain are described in general terms and not on section-specific or site-specific basis. They are differentiated by categories of use and are based on the design preferences of the Village citizens and LATF members. The three categories of private domain guidelines are:

- A. All Buildings
- B. Residential Buildings
- C. Commercial and Mixed-use Buildings

A. Design Guidelines for All Buildings

1. ***Build-to Line for Placement of Commercial and Mixed-Use Buildings, and Residential Buildings**** : The new commercial and mixed-use buildings in the Lincoln Avenue corridor should be located close to the front of property, at 5 feet from the right-of-way line, with parking concealed from view from Lincoln Avenue and located behind buildings. Residential buildings that do not provide fences in the front yard should also be located at 5 feet from the ROW line. (See Figure 6)

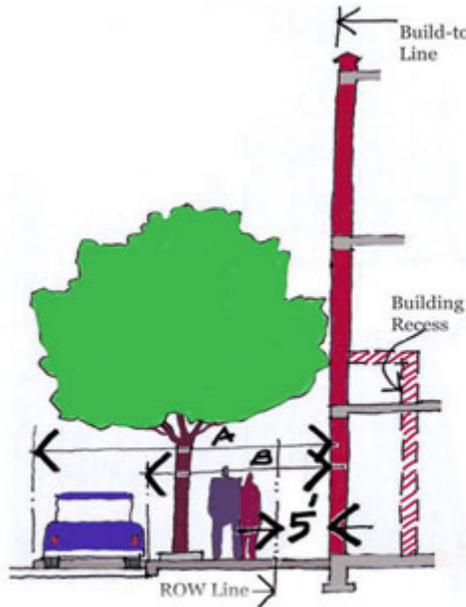


Figure 6: Illustrative Guidelines for Redevelopment of Properties

Maximum Distance from R.O.W to "Build-to" Line:	5 feet
'A': Maximum Distance from Exterior Wall to Street Curb, Including Parking Bay:	23-24 feet
'B': Maximum Distance from Exterior Wall to Street Curb, Excluding Parking Bay:	15 feet

* Applies to only Residential Buildings without fences in the front yard. For residential buildings with fences in the front yard, see guidelines for residential buildings

2. **Building Relationship to Street:** The relationship of new buildings (all commercial and mixed-use and some residential*) to the street and other street amenities is illustrated in Figure 7. The current right-of-way of Lincoln Avenue is 100 feet and the road pavement is 80 feet. The guidelines call for creating “bump-outs” from the existing sidewalk line of up to 8 feet or 9 feet to enclose parking bays within the sidewalk system. Recommended trees in the corridor will be installed at 25’ center-to-center. Buildings will be located at the “Build-to” line 5 feet from the Lincoln Avenue right-of-way. Touhy Avenue has the same right-of-way and pavement widths as Lincoln Avenue. The proposed guidelines will also apply for redevelopment of properties along Touhy Avenue within the recommended mixed-use/downtown hub.

(*Only for residential buildings without fences in the front yard)

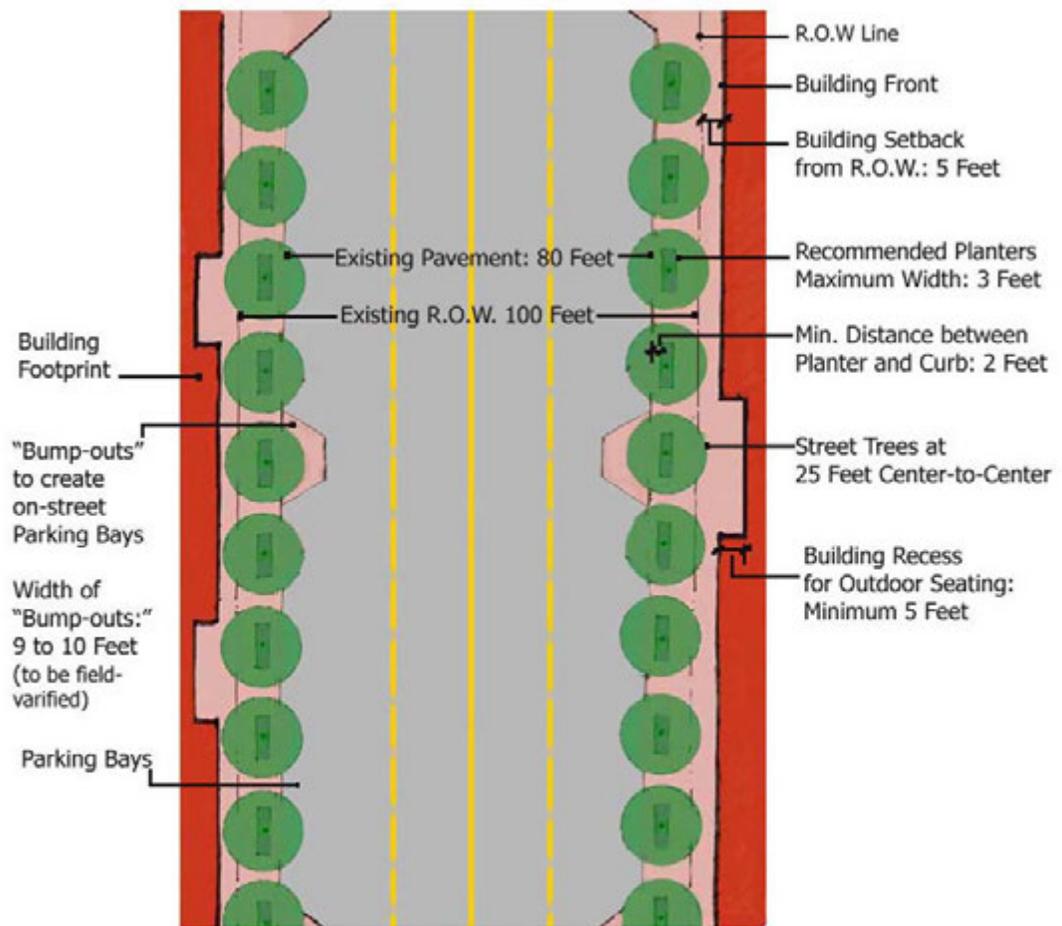


Figure 7: Lincoln Avenue Corridor Redevelopment Guidelines

(Note: These guidelines also apply to Touhy Avenue Redevelopment, in proximity to Lincoln Avenue)

3. **Building Heights:** No building in Lincoln Avenue Corridor should have more than three floors, except in the recommended mixed-use/downtown hub where the buildings may be five stories tall. As shown in Figure 8, portions of building higher than three stories, should be recessed back a minimum of 10 feet.

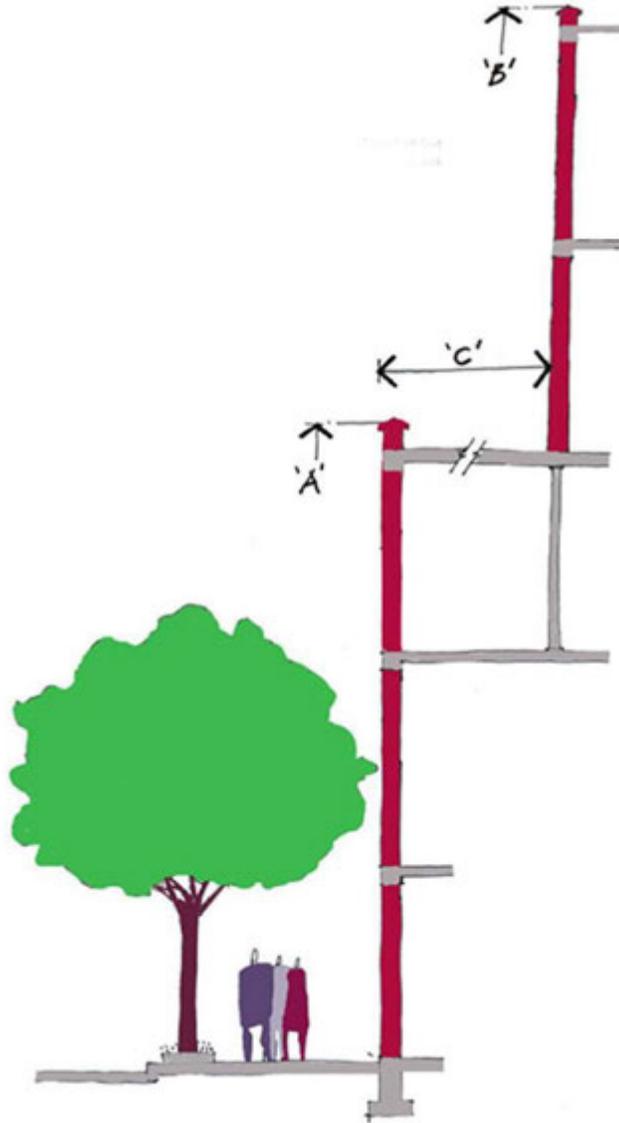


Figure 8: Illustrative Guidelines for Buildings Higher than Three Floors

- | | |
|--|------------------|
| 'A': Maximum Allowable Height Immediately Adjacent to Sidewalks: | 3 Floors/38 feet |
| (Measured to the top of eave from the top of the sidewalk) | |
| 'B': Maximum Allowable Height for Buildings: | 5 Floors/65 feet |
| (Measured to the top of the eave from the top of the sidewalk) | |
| 'C': Minimum Setback for Floors Above Three Floors: | 10 feet |

4. **Building Orientation and Elevation:** New buildings in the corridor should be located parallel to the street frontage. The mass of buildings should be broken up in a rhythmic fashion – well articulated -- so as not to create plain building facades. Balconies and other such elements may be used to create variety and interest and yet remain integral to the overall design of the building (See Image 1)



Image 1: An example of building placed parallel to Lincoln Avenue, with a well-articulated building elevation

5. **Angled Building Facades to Streets:** On an exceptional basis, provided there is a strong reason to do so, the Village may approve buildings with angled façade toward Lincoln Avenue. Image 1 is an example of angled buildings that may be considered acceptable on exceptional basis.



Image 2: An example of angled buildings facing a major street that may be acceptable

6. **Building Corner Towers:** Buildings located at a major intersection should have a tower feature at the corner that may emphasize key entrance to the building. These

corner towers should be in harmony with the building's architecture and will be allowed to exceed the maximum permitted building height so as to create the distinct appearance. (See Image 3 for illustration)



Image 3: An example of "Corner Tower" integral to the overall design of building

7. **On-street Parking:** For new buildings facing Lincoln Avenue there should be on-street parking as part of a sidewalk system that includes "bump-outs" from the existing sidewalk line. All required parking for a use should be provided behind the buildings. (See Figure 7 for parking "bump-outs.")
8. **Building to Building Relation Across or Along Lincoln Avenue:** Buildings located next to each other along the corridor, and buildings located across the street, should have a level of design consistency through either the use of similar materials and colors or distinct architectural elements such as cornices, dormers, balconies, brackets and pendants. It is not necessary for buildings to have the same architectural style to achieve design consistency, although it can help.
9. **Impacts on Adjoining Residential Uses:** Whenever the rear parking impacts the uses on adjoining properties, specific landscape buffers, fences or short walls, or a combination thereof, should be installed by the new building owners
10. **"Dead" Walls Along Streets:** While attractive landscaping can enhance the quality of streetscape, buildings with "dead" or blank walls along the sidewalks should be avoided (or minimized). Residential or other buildings with units above a terrace and parking below that create blank walls along the street should be avoided. (See Images 4 & 5 for comparison.)



Image 4: Example of attractive landscaping that enhances streetscape



Image 5 shows the same streetscape (as in Image 4) with buildings that create blank walls along a sidewalk. This is an example of building relation to street that should be discouraged.

B. Additional Design Guidelines for Residential Buildings

- 1. **Placement of Residential Buildings with Fences in Front Yard:** Residential buildings with fences in front yard should not be placed more than 10 feet from the right-of-way line. In such cases, the fence should be placed at 5 feet from the right-of-way line, with a hedgerow behind the fence toward the building side. The fences in the front yards should be wrought iron that are no more than 4' high. (See Image 6)



Image 6: An acceptable example of fence along residential buildings facing Lincoln Avenue

- 2. **Pedestrian Access to Residential Buildings:** Residential buildings should have direct access to units from the front street side, with strong entries to individual units emphasized by distinct architectural elements such as porticos. (See Image 7)



Image 7: Residential building along street with strong statement for entries to units

3. **Vehicular Access to Residential Buildings from Lincoln Avenue:** No residential building should be allowed to have garages facing Lincoln Avenue or driveways with direct vehicular access from Lincoln Avenue.
4. **Garages in Residential Buildings:** For residential buildings, the fronts of units at the rear of the property should not face the garages of the units in the building in front. (See Image 8 that is an example of what should not be allowed.)



Image 8 shows residential units facing garages. This should not be allowed in the corridor.

5. **Pocket Parks in Residential Projects:** For new residential projects on properties with shallow depth, pocket parks between buildings should be provided to create visual interest and on-site recreational opportunities. (See Image 9)



Image 9: Pocket parks for properties with shallow depth

C. Additional Design Guidelines for Commercial and Mixed-Use Buildings

1. **Outdoor Seating:** For commercial buildings that allow outdoor seating for their patrons, the portion of buildings that houses cafes, restaurants and other such uses should be set back 5' from the normal build-to line. (See Image 10)



Image 10: Additional building set back from build-to line to allow outdoor eating and other activities

2. **Minimum Height for Building Setbacks for Outdoor Seating:** For the outdoor seating areas created by the additional setback from the build-to line, the minimum height for “recesses” should be 10 feet. (See Figures 6 & 7 for building “recesses”)

Request for Board Action

REFERRED TO BOARD: May 20, 2014

AGENDA ITEM NO: 7

ORIGINATING DEPARTMENT: Community Development

SUBJECT: Consideration of a Recommendation by the Plan Commission to Adopt an Ordinance Amending Various Sections of the Zoning Code Regarding Commercial, Institutional and Civic Building Design Standards and the Lincoln Avenue Overlay District

SUMMARY AND BACKGROUND OF SUBJECT MATTER:

At the May 15, 2012 Committee of the Whole (COTW) meeting, the Village's masonry design requirements for non-residential buildings were discussed. This discussion was the result of a variation request by the Meatheads restaurant for relief from the "masonry only" requirement applicable to buildings located along Lincoln Avenue in the Lincoln Avenue Overlay Zone. The COTW referred this matter of commercial masonry design requirements to the Committee on Ordinances, Rules, and Building (CORB) which held a meeting on June 4, 2012. At this meeting CORB recommended that the Village Board refer this matter to the Plan Commission for consideration and a Public Hearing. This referral included direction to consider:

- Whether non-residential masonry standards should be uniform throughout the community, or alternatively vary specifically by Zoning District;
- Consider a minimum masonry percentage for exterior walls for new non-residential buildings;
- Identify how such a minimum percentage should be calculated;
- Establish definition(s) to define masonry and clarify specific products and building material that meet the masonry requirement; and
- Identify other acceptable materials that would be allowed and/or specific materials that are prohibited.

The Village Board, at its June 19, 2012 meeting concurred with CORB and directed the Plan Commission to hold the necessary Public Hearing to deliberate Zoning Code text amendments concerning masonry design requirements for non-residential buildings. Upon completion of their deliberation, the Plan Commission forwarded their recommendation concerning proposed changes to the Village's design standards for non-residential buildings to the Village Board. In considering

this matter at the April 16, 2013 meeting, the Village Board referred this item to CORB for further deliberation.

CORB considered this matter at its June 11, 2013 meeting and subsequently forwarded to COTW its recommendations on this matter. At its July 16, 2013 meeting, the COTW in its review of the Plan Commission recommendation concurred with much of the Plan Commission and CORB recommendations. Both CORB and COTW requested the Plan Commission to review this matter again. More specifically, COTW remanded consideration of the following:

1. Review and enhance proposed definitions related to building materials,
2. Review pre-cast stone to determine if it is an acceptable material;
3. Review and possibly develop an administrative process for approving other alternative "high quality materials" not identified in the Zoning Code, and
4. Reconfirm the remaining elements of the Plan Commission's recommendation made at the March 6, 2013 Plan Commission Meeting.

Public Hearing

The Plan Commission began this discussion at its September 11, 2013 meeting and the item was continued on several occasions. The Plan Commission concluded deliberation at its April 23, 2014 meeting, resulting in several recommendations. During Plan Commission deliberations, Trustee Patel attended and participated at the November 6, 2013 meeting and Shannon Armstrong with the Brick Industry Association attended several meetings. No other public testimony was received.

Enhanced Definitions Related to Building Material

Beginning September 11, 2013 the Plan Commission reviewed the previously recommended definitions as requested by CORB and COTW. With assistance of the Brick Industry Association, the Plan Commission reviewed the definitions included in the original recommendation to the Village Board. Modifications to these definitions are shown below (added text in *italics* and deleted in ~~strikethrough~~):

BRICK: A molded rectangular block primarily comprised of clay and/or shale, fired with natural gas or coal at approximately 2,000 degrees to fuse the shale or clay into a durable building unit that is laid continuously with joints between the units filled with mortar and
~~Either: (i) kiln-fired clay or shale brick that is not underfired~~ is manufactured to ASTM C216 or C652, Grade SW; ~~or (ii) concrete brick with integral coloration, manufactured at ASTM C1634.~~ Brick shall not be painted, and shall have a minimum thickness of two and one quarter inches when applied as a veneer.

~~DECORATIVE ARCHITECTURAL CONCRETE MASONRY UNIT BLOCK:~~ *Either architectural concrete block or brick. Architectural concrete block and concrete brick have highly-textured finish, in a variety of styles such as indented, hammered, fluted, ribbed or similar architectural finish. Natural or synthetic pigmentation is added during the manufacturing process to produce color variations.*

MASONRY: Clay brick, stone, rock, or other substantially similar materials, laid continuously with joints between ~~installed up units by unit set in~~ *filled with mortar.*

NATURAL STONE: Naturally-occurring granite, marble, limestone, slate, river rock, sandstone, other native stone and other similar hard and durable all weather stone that is customarily used in exterior building construction.

MANUFACTURED STONE: Stone may also include cast, pre-cast decorative or ~~manufactured~~ *simulated* stone product, provided that such product is not painted, yields a highly textured stone-like appearance, with coloration that is *added during the manufacturing process to produce color variations integral to the masonry material*, and is highly durable ~~and maintenance free~~. *Manufactured Natural or man-made* stone shall have a minimum thickness of two and five eighths inches when applied as a veneer.

Pre-Cast Stone as Acceptable Material

CORB and COTW expressed concerns regarding the durability of pre-cast stone and questioned whether it was an acceptable product to be considered as a “high quality material”. Previously, the Plan Commission recommended that pre-cast stone be allowed to be used on at least 75% of exterior walls. During its recent deliberation, the Commission concurred and reiterated that pre-cast stone is appropriate as a minor accent.

As part of the pre-cast stone deliberation, the Commission reviewed and considered panel construction. To assist with this discussion, the Plan Commission reviewed photographs of this material/construction type. As a result of this discussion, the Commission expanded consideration of pre-cast materials to possibly permit pre-cast panel materials in industrial areas. The Commission identified differences in character of properties and construction type between industrial and commercial districts. The Commission continued their discussion to expand the list of permitted materials in industrial districts to include pre-cast concrete and stone panels. Several members of the Commission were concerned, however, with permitting pre-cast panels on elevations facing residential areas. As a result, the Commission concluded that pre-cast panels and pre-cast concrete materials in industrial areas used on elevations facing residential areas should require Special Use approval. The Commission also concluded that the following definitions should be added to the Zoning Ordinance:

PRECAST CONCRETE: A construction product produced by casting concrete in a reusable mold or "form" which is then cured in a controlled environment, transported to the construction site, and lifted into place. In contrast, standard concrete is poured into site-specific forms and cured on site.

PRECAST STONE: Distinguished from pre-cast concrete by using a fine aggregate in the mixture, so the final product approaches the appearance of naturally occurring rock or stone.

Administrative Appeal Process for Alternative Materials

CORB and COTW also were desirous for the Village to be responsive to new or emerging building material products that conceivably would be viewed as “high quality materials”. CORB and COTW were hopeful an administrative process could be created that would authorize staff to approve alternative products not specifically listed or identified as “high quality materials” within the Ordinance.

To assist the Plan Commission with this remanded matter, staff researched other communities in the region and nationally and was unable to find any approval process that occurred on a staff level. This research indicated that if a new material were proposed that is not already considered in the Code, then communities handled these requests by either adopting a text amendment to include the new material or by an established Design Review Committee.

The Plan Commission initially determined that an administrative review/approval process would be positive, however, creating and implementing such a process would be difficult. The Commission shared staff's concern with developing guidelines and standards for such an administrative approval process. This discussion resulted in the Commission's review of the current process for relief from the requirements. Currently, review of an alternative material is a variation process which is reviewed by the Zoning Board of Appeals who recommend to the Village Board.

The Plan Commission discussed consideration of such alternative materials as a Special Use rather than a Variation. Several members expressed concern with the Special Use review as this process may lead to additional conditions placed on an applicant that may not be imposed as part of a Variation process. Several members expressed concern with a request for alternative materials may not meet the hardship standards required in granting variations.

The Plan Commission concluded that review of alternative materials should be considered through the Special Use process with the Public Hearing before the Plan Commission.

Reconfirm Prior Recommendation

At the April 23, 2014 meeting, the Plan Commission reconfirmed its prior recommendation to the Village Board made on March 6, 2013. Below is a summary of this prior recommendation:

1. Eliminating "Masonry Only" requirement from the Lincoln Avenue Overlay District;
2. Establish that the exterior walls of non-residential buildings be constructed with a minimum of 75% "high quality materials". This includes a requirement that from the ground to the top of the first floor windows, the wall must be constructed entirely of "high quality materials";
3. Establish a list of permitted "high quality materials" which includes: 1) brick with a minimum thickness of 2.25 inches; 2) natural stone; 3) sandstone; 4) other native stone, and 5) glass; and
4. Add *Exterior Insulation Finishing Systems ("EIFS")* and *metal and vinyl lap board siding* as specifically prohibited materials.

Recommendation

By a unanimous 5-0 vote, the Plan Commission recommends that the Zoning Code be amended relative to commercial, institutional, and civic building design standards. This recommendation includes:

1. Eliminating "Masonry Only" requirement from the Lincoln Avenue Overlay District;
2. Establish that the exterior walls of non-residential buildings be constructed with a minimum of 75% "high quality materials". This includes a requirement that from the ground to the top of the first floor windows, the wall must be constructed entirely of "high quality materials";

3. Establish a list of permitted “high quality materials” which includes: 1) brick with a minimum thickness of 2.25 inches; 2) natural stone; 3) sandstone; 4) other native stone; 5) pre-cast decorative stone; and 6) glass;
4. Permit Pre-cast Stone and Pre-cast Concrete as a permitted “high quality material” in the M-B District, except use on an elevation facing a Residential District requires Special Use Approval;
5. Review of requests for relief from the design requirements shall be processed as Special Use requests to appear before the Plan Commission;
6. Add definitions for Brick, Architectural Concrete Masonry Unit, Masonry, Natural Stone, Manufactured Stone, Pre-cast Stone, and Pre-cast Concrete; (as identified above); and
7. Add *Exterior Insulation Finishing Systems (“EIFS”)* and *metal and vinyl lap board siding* as specifically prohibited materials.

FINANCIAL IMPACT:

None

DOCUMENTS ATTACHED:

1. Plan Commission Minutes
 - a. April 23, 2014 Excerpt
 - b. April 2, 2014 Excerpt
 - c. February 5, 2014 Excerpt
 - d. November 6, 2013 Excerpt
 - e. September 11, 2013 Excerpt
2. Staff Report to Plan Commission
 - a. April 23, 2014 (Dated March 28, 2014)
 - b. February 5, 2014 (Dated January 31, 2014)
 - c. November 6, 2013 (Dated November 1, 2013)
 - d. September 11, 2013 (Dated September 9, 2013)

RECOMMENDED MOTION:

Move to concur with the recommendation of the Plan Commission concerning various Zoning Code text amendments modifying the Commercial, Institutional, and Civic Building design standards for non-residential buildings and to direct the Village Attorney to prepare the requisite Ordinance for approval.



**MEETING MINUTES OF THE
PLAN COMMISSION WORKSHOP
APRIL 23, 2014 – 7:00 P.M.**

**LINCOLNWOOD VILLAGE HALL
COUNCIL CHAMBERS
6900 NORTH LINCOLN AVENUE
LINCOLNWOOD, ILLINOIS 60712**

MEMBERS PRESENT:

Chairman Paul Eisterhold
Irving Fishman
Patricia Goldfein
Steven Jakubowski
Don Sampen

MEMBERS ABSENT:

Sue Auerbach
Mark Yohanna

STAFF PRESENT:

Aaron N. Cook, AICP, Community Development Manager

I. CALL TO ORDER

Chairman Eisterhold noted a quorum of five members and called the meeting to order at 7:05 p.m.

II. PLEDGE OF ALLEGIANCE

III. APPROVAL OF MINUTES

Motion to Approve the April 2, 2014 Meeting Minutes was made by Commissioner Fishman, and Seconded by Commissioner Goldfein.

Aye: Fishman, Goldfein, Sampen, and Eisterhold

Nay: None

Abstained: Jakubowski

Motion Approved: 4-0-1

IV. Public Hearing: Commercial Masonry Requirements – Zoning Code Text Amendment

(Continued from April 2, 2014, February 5, 2014, November 6, 2013, September 11, 2013, and Remanded by Village Board and Committee on Ordinances, Rules, and Buildings)

Staff presented the remaining items for consideration. The first outstanding item was whether the Plan Commission should be the recommending body and not the final authority. It was agreed that the Plan Commission should handle the review of requests for relief and not the Zoning Board of Appeals due to the hardship requirements. The Plan Commission will be the recommending body to the Village Board.

Chairman Eisterhold noted there were no objections.

The next outstanding item pertained to the Plan's Commission's preference to utilize the Public Hearing process versus Public Meetings. Staff presented the difference between the two. A Public Hearing requires full notification and a Public Meeting can be held at regularly scheduled meetings.

Chairman Eisterhold noted there were no objections.

The next outstanding item was to agree to implement with limited conditions. The Plan Commission had a lengthy discussion concerning when relief is requested, perhaps limited or no conditions should be placed on an applicant.

Chairman Eisterhold noted that there were no objections to the Plan Commission's approval to place limited conditions on applicants.

The two items open for discussion pertained to the Special Use process versus Variation as a mechanism to review alternative materials and if precast materials are permitted adjacent to residential properties.

Mr. Cook explained the difference between a Special Use and a Variation. The standards for a Special Use must show that the request will fit in with the surrounding area as a whole and will not present a detriment to the community. The standard for a Variation is a specific hardship.

In response to Commissioner Fishman's inquiry as to why the Plan Commission is reviewing building materials, Mr. Cook related that the Village Board remanded this item back to the Plan Commission for additional discussion on the definitions of building materials, to determine if precast stone is an acceptable materials, and whether an administrative process to approve materials not identified in the Zoning Code is warranted.

A straw poll was conducted as to the Plan Commission utilizing the Special Use process versus the Variation process with only Commissioner Sampen disagreeing.

The next discussion concerned whether precast concrete and precast stone are permitted adjacent to Residential Districts. The discussion pertained to whether the rear of a building needs to have the same design standards as the front elevation if the rear elevation is facing a Residential District as well.

Commissioner Fishman asked if these standards are too onerous and what are the requirements at the present time for the rear of a building.

Staff concurred that yes, they are onerous and the current standards are described only as being of a “high quality” material. Further, Staff stated that the goal of the Plan Commission is to identify higher design treatments for nonresidential buildings facing any residential areas. Chairman Eisterhold noted that the Plan Commission was unanimous in their support of applying a Special Use requirement for the use of precast materials.

Commissioner Goldfein suggested to Staff if the word aggregate could be included to the precast stone definition. Staff agreed that that will be done.

Motion to Approve Text Amendment relative to commercial design requirements as presented by Staff in the Staff Report dated April 23, 2014 plus the use of precast stone adjacent to residential areas shall be a Special Use and reconfirm previous recommendations from the March 6, 2013 meeting was made by Commissioner Fishman, and Seconded by Commissioner Goldfein.

Aye: Fishman, Goldfein, Jakubowski, Sampen, and Eisterhold

Nay: None

Motion Approved: 5-0

V. Public Hearing: Lincoln Avenue Plan – Amendment to Comprehensive Plan
*(Continued from April 2, 2014, February 26, 2014, January 22, 2014,
December 4, 2013, and October 23, 2013)*

The discussion encompassed whether there should be a moratorium on multi-family housing within the Lincoln Avenue District. Commissioner Fishman stated that he does not agree with a moratorium and that there are buildable sites along Lincoln Avenue that would be appropriate.

Commissioner Sampen agreed with Commissioner Fishman that there should be no moratorium on multi-family housing, and questioned whether or not multi-family house should require a Special Use instead.

Commissioner Jakubowski questioned if the Shoppes at Lincoln Pointe would have an impact on development of Lincoln Avenue. Commissioner Jakubowski also agreed that there should be no moratorium and concurred with the Special Use application.

Motion to Not Recommend the implementation of a moratorium relative to the Lincoln Avenue Corridor and multi-family housing made by Commissioner Fishman, and Seconded by Commissioner Jakubowski.

Aye: Fishman, Jakubowski, Goldfein, Sampen, and Eisterhold

Nay: None

Motion Approved: 5-0

Regarding the Amendment to the Comprehensive Plan, Commissioner Sampen asked Staff to provide an overview of the key items to be discussed.

service and full-service restaurants, the off-street parking requirement is 1 parking space for each 100-square feet of floor area.

Staff did not recommend any action in regards to banquet facilities.

Staff concurred with the Plan Commission's change to the fence definition.

There were some minor changes to the definition of façade. The proposed language change reads "the exterior wall of a building that is exposed to public view." The change to the elevation language now reads "the external face of a building or structure".

Chairman Eisterhold asked if anybody in the audience would like to address the Plan Commission in this matter. Let the record state that no one came forward.

Motion to Approve by Commissioner Goldfein, and Seconded by Commissioner Auerbach.

Aye: Goldfein, Auerbach, Fishman, and Eisterhold

Nay: None

Motion Approved: 4-0

VII. Public Hearing: Lincoln Avenue Plan – Amendment to Comprehensive Plan

(Continued from February 26, 2014, January 22, 2014, December 4, 2013 and October 23, 2013)

Motion to Continue Item #7, Public Hearing: Lincoln Avenue Plan – Amendment to Comprehensive Plan to April 23, 2014 by Commissioner Fishman, and Seconded by Commissioner Auerbach.

Aye: Fishman, Auerbach, Goldfein, and Eisterhold

Nay: None

Motion Approved: 4-0

VIII. Public Hearing: Commercial Masonry Requirements – Zoning Code Text Amendment

(Continued from February 5, 2014, November 6, 2013, September 11, 2013 and Remanded by Village Board and Committee on Ordinances, Rules, and Buildings)

Motion to Continue Item #8, Public Hearing: Commercial Masonry Requirements – Zoning Code Text Amendment to April 23, 2014 by Commissioner Fishman, and Seconded by Commissioner Auerbach.

Aye: Fishman, Auerbach, Goldfein, and Eisterhold

Nay: None

Motion Approved: 4-0

IX. Public Hearing: Medical Cannabis Dispensaries and Cultivation Centers – Zoning Code Text Amendment



**MEETING MINUTES OF THE
PLAN COMMISSION
FEBRUARY 5, 2014 – 7:00 P.M.**

**LINCOLNWOOD VILLAGE HALL
COUNCIL CHAMBERS
6900 NORTH LINCOLN AVENUE
LINCOLNWOOD, ILLINOIS 60712**

MEMBERS PRESENT:

Chairman Paul Eisterhold
Irving Fishman
Patricia Goldfein
Steve Jakubowski
Don Sampen

MEMBERS ABSENT:

Sue Auerbach
Mark Yohanna

STAFF PRESENT:

Aaron N. Cook, AICP, Community Development Manager

VILLAGE COUNSEL PRESENT:

Hart Passman

I. CALL TO ORDER

Chairman Eisterhold noted a quorum of five members and called the meeting to order at 7:11 p.m.

II. PLEDGE OF ALLEGIANCE

III. APPROVAL OF MINUTES

Motion to Approve the January 22, 2014 Plan Commission minutes was made by Commissioner Fishman, and Seconded by Commissioner Sampen.

Aye: Fishman, Sampen, Goldfein, Jakubowski, and Eisterhold

Nay: None

Motion Approved 5-0

IV. Public Hearing: Commercial Masonry Requirements - Zoning Code Text Amendment

(Continued from November 6, 2013, September 11, 2013 and Remanded by Village Board and Committee on Ordinances, Rules, and Buildings)

Aaron Cook presented the two main outstanding items from previous Plan Commission meetings. The first item was the use and definition of precast stone and whether its broader use is appropriate in the Industrial

District, specifically in regards to precast panels. The two different panel types include tilt-up concrete panels and textured finish precast stone.

The second item was the discussion of an administrative approval process. The Plan Commission directed Staff to prepare a process where alternative materials may be reviewed and approved. Aaron Cook presented the four specific items remanded back to the Plan Commission from the Village Board. They included: 1) review and enhance proposed definitions related to building materials; 2) review precast stone to determine if it is an acceptable material; 3) review and possibly develop an administrative process for approving other alternative "high quality materials" not identified in the Zoning Code; and 4) reconfirm the remaining elements of the Plan Commission's recommendation made at the March 6, 2013 Plan Commission meeting.

The consensus from the Plan Commission was that this matter should not be held as a variation process due to the standards associated with variations. The Plan Commission would rather utilize the Special Use process, or a similar process, which does not have the same strict standards as a variation.

Chairman Eisterhold reiterated his belief that the Plan Commission is a recommending body only, and the Village Board should make the final decision.

Commissioner Goldfein questioned the 25 percent requirement of decorative materials to be used on commercial buildings and asked if this would thus be a deviation from the adopted standards of the appropriate material type which has to be comprised with 75 percent of "high quality" materials.

Commissioners Fishman and Sampen agreed with Village Attorney Hart Passman that the Code is unclear and should be cleaned up. Both Commissioners also believed that this process should remain as a variation and be heard by the Zoning Board of Appeals.

Commissioner Jakubowski disagreed and believed that proving a hardship is too strict a standard. Since it is so rare an occasion, Commissioner Jakubowski believed they should be the recommending body to the Village Board.

A straw poll was conducted whether the Plan Commission should be a recommending body or the final authority. The consensus was that the Plan Commission should be the recommending body and not the final authority.

The next item discussed was the difference between Public Hearings and Public Meetings. A Public Hearing consists of full notification which includes a published legal notice, posting of a public notice sign, and a mailing within 250 feet of the subject project. A Public Meeting would not have these notification requirements and only need an application that would be brought directly to the Plan Commission. The consensus agreed to the Public Hearing process versus Public Meetings.

Chairman Eisterhold requested that the Special Use standards be continued. In regards to applications for relief, Commissioner Eisterhold noted that there should be limited conditions imposed.

Commissioner Sampen believed that there should not be any preset limitations; conditions should be decided at the time of application.

Commissioner Fishman expressed that their decision should reflect what is in the best interest of businesses and the Village and not personal aesthetic preferences.

A discussion ensued regarding what conditions should or shouldn't be regulated when an application is being reviewed. It was also discussed whether or not there were any conditions that the Village would absolutely not entertain versus having some flexibility in regards to design standards. The consensus agreed to implement limited conditions.

Precast definitions were discussed next. Mr. Cook presented the differences between precast concrete which is cured in a controlled environment, transported to the construction site, and lifted into place. Precast stone is distinguished by using a fine aggregate in the mixture so the final product approaches the appearance of naturally occurring rock or stone.

Chairman Eisterhold recommended that a "brick form" designation be included in one of the definitions or added as a separate definition.

Commissioner Goldfein asked if precast concrete could be excluded from when homes are adjacent to the Manufacturing Districts. Currently, precast products are not allowed in any District. There was a discussion as to whether it can be used in the Manufacturing District, except for facades facing or adjacent to residential properties.

Chairman Eisterhold asked if there was a decision made concerning the use of smooth faced concrete block and whether it was not an acceptable high grade material. Mr. Cook agreed that it is not an acceptable material.

Motion to Continue to the April 2, 2014 Plan Commission Meeting by Commissioner Fishman, and Seconded by Commissioner Goldfein.

Aye: Fishman, Goldfein, Jakubowski, Sampen, and Eisterhold

Nay: None

Motion Approved 5-0

**V. Public Hearing: Health Club or Private Recreation and Firearms Shooting Ranges –
Zoning Code Text Amendment**

*(Continued from November 6, 2013, September, 11, 2013, July 10, 2013, May 1, 2013,
March 6, 2013 and February 6, 2013)*

Mr. Passman addressed the Plan Commission regarding the draft language and the changes in regards to Permitted Uses.

Staff presented maps showing where a shooting range could be located provided they are 250 feet and 500 feet from any Residential District or park. It is up to the Plan Commission whether or not to enact a distance requirement for firearms shooting ranges.

Mr. Cook presented the special use request for wireless communication facility at 3700 West Devon Avenue. Mr. Cook stated that the request by Verizon Wireless is to replace one antenna per array on an existing wireless site. Mr. Cook stated that the existing antenna and replacement antenna are located on an existing freestanding tower. Mr. Cook added that Verizon seeks to add equipment to the tower immediately below the existing array. Mr. Cook added that staff was unable to find any prior Special Use approval granted to Verizon for the existing array.

Mr. Bill Schrader, authorized agent for Verizon, testified that the new antennas would comply with the required maximum antenna height of six feet.

Commissioner Goldfein asked who the owner is. Mr. Cook stated that the tower is owned by Crown Castle.

Commissioner Auerbach asked when the tower was constructed. Mr. Cook explained that staff could not find any records on the construction of the tower. Mr. Schrader stated that he searched certain documents and recalls seeing that the tower was built approximately 30 years ago.

Commissioner Goldfein asked why the Village doesn't have records. Mr. Passman stated that 30 years ago municipalities often didn't have Special Use requirements for communication facilities. Mr. Passman recalled that there have been several cases recently where replacement antennas were proposed at sites that did not have Special Use approval. Mr. Passman stated that those sites are non-conforming.

Commissioner Goldfein asked for the percentage of power increase. Mr. Schrader stated that he's unsure but the addition equipment is low voltage. Commissioner Goldfein asked if the replacement and new equipment is needed to increase coverage. Mr. Schrader explained that the service would be improved within the existing coverage area.

Chairman Eisterhold asked if there was anyone in the audience who wanted to comment. There was none.

Motion to Approve the matter to the December 4, 2013 regularly scheduled meeting by Commissioner Fishman and Seconded by Commissioner Auerbach.

Aye: Fishman, Auerbach, Goldfein, Jakubowski, Sampen and Eisterhold

Nay: None

Motion Carried 6-0.

IV. Public Hearing: Commercial Masonry Requirements – Zoning Code Text Amendment

Chairman Eisterhold indicated that the matter had been continued most recently from the September 11, 2013 Plan Commission meeting. Chairman Eisterhold indicated that at the last meeting the Commission continued the discussion.

Mr. Cook indicated that the only new information are images presented by the Chairman as well as an image from an existing building in the community at 3924 Devon Avenue. Chairman Eisterhold indicated that the examples provided are structure panels with exterior finishes. Chairman Eisterhold indicated that they are commonly used in industrial construction. Chairman Eisterhold added that the pictures he provided are pre-cast panels that are being used to construct a Walgreens. The Chair indicated that the panels do not have exterior finishes to them.

The Commission discussed the pre-cast panels and the appropriateness in various types of construction. Mr. Cook stated that the matter under review is not a construction method but exterior finishes. Mr. Cook stated that the matter for discussion is whether or not pre-cast panels with a final exterior finish qualifies as a high quality material.

The Commission generally concluded that pre-cast panels may be appropriate in industrial areas but not in other non-residential areas. Commissioner Goldfein however stated that the pre-cast panels are a divergence in appearance from brick construction.

Commissioner Auerbach indicated that she may be open to most materials as long as the Plan Commission can review. Mr. Cook indicated that one of the remanded items for the Plan Commission consideration is determining if there is an administrative approval process.

Trustee Patel stated that CORB remanded to the Commission consideration of determining criteria to authorize alternative products. Mr. Cook explained that the matter has been previously discussed by the Commission. Mr. Cook stated that most communities handle a review of alternative materials by either Design Review Boards or as variations. The Commission discussed possible options for administrative review without establishing a Design Review Board.

The Plan Commission discussed modifying the approval process for alternative materials. Rather than requiring a variation which would be reviewed by the Zoning Board of Appeals alternative materials could be brought to the Plan Commission as a Special Use or an alternative process.

Commissioner Fishman expressed concern with the Village getting involved in determining high quality materials. Commissioner Fishman indicated that the discussion involves individual preferences and tastes. Commissioner Fishman stated that he wants the Village to have the attitude to welcome developers and to not establish barriers including material requirements. Commissioner Fishman stated that the standards should not prevent development and elimination of vacancies. Commissioner Fishman does not want the community to regulate appearance.

Chairman Eisterhold stated that staff does not want to be the authority to approve alternative materials. Chairman Eisterhold indicated that the review may not need to be a Special Use but something similar that would be reviewed by the Plan Commission.

The Commission discussed that the Village may desire to allow a wider range of permitted materials in the industrial districts. Commissioner Auerbach asked staff what the most common materials requested by developers that are not included on the list of high quality materials. Mr. Cook indicated that cementitious fiber board is becoming more popular.

The Commission continued to deliberate appropriate material types and concluded that it may be appropriate to permit a wider range of materials within the industrial districts. Mr. Cook indicated that the two industrial districts do have properties which front onto major streets. Mr. Cook stated that the wider use of materials may not be appropriate even in an industrial district if that property fronts on a major street. The Commission generally agreed that additional materials may be appropriate in industrial areas but not in retail areas.

Commission Goldfein asked if additional standards should be placed on the acceptable materials beyond what has been established. Mr. Cook stated that he does not believe additional standards are needed.

Commissioner Sampen recommended that the Commission discuss in a separate session what materials are appropriate in industrial districts.

Mr. Passman summarized the consensus of the Plan Commission discussion: 1) List of materials is acceptable, 2) Review alternative materials as a special use, 3) Hold the matter to review additional materials within industrial zone only.

Commissioner Auerbach stated that there may be a concern that requesting a Special Use may open a developer to additional requirements such as more landscaping. Mr. Passman indicated that the Village can tie their own hands if desired.

The Commission directed staff to prepare a process for limited review of alternative materials by the Plan Commission similar to a Special Use but not subject to the range of conditions. The Plan Commission also indicated a desire to ask the Village Board to direct the Plan Commission at a later date to review alternative materials for industrial districts.

Chairman Eisterhold asked if there was anyone in the audience who wanted to comment. There was none.

Motion to Continue the matter to the February 5, 2013 regularly scheduled meeting by Commissioner Fishman and Seconded by Commissioner Sampen.

Aye: Fishman, Sampen, Jakubowski, Goldfein, Auerbach, and Eisterhold

Nay: None

Motion Carried 6-0.

Commissioner Yohanna expressed his support of the project. The Commission reviewed the requested Variations and Special Use.

Chairman Eisterhold identified that the applicant has submitted the standards for Variation and Special Use and the commission is in receipt.

Chairman Eisterhold asked if there was anyone in the audience who wanted to comment. There was none.

The Commission discussed the request for Special Use.

Special Use for Drive-Through

Motion to Approve by Commissioner Fishman and Seconded by Commissioner Yohanna subject to:

- Rooftop equipment shall be installed with screening from all sides with sound attenuating measures, in order to minimize visual and sound impact.
- A Site Management Agreement between the owner and Village shall be required in a form approved by the Village Attorney.
- The materials used on the south and west elevations shall prevent the escape/spillage of light onto adjoining properties.

Aye: Fishman, Yohanna, Sampen, Goldfein, and Eisterhold

Nay: None

Motion Carried 5-0.

Variations for Parking in Front and Corner Side Yard, Perimeter Landscape, Interior Landscape, Drive-Through Stacking

Motion to Approve by Commissioner Yohanna and Seconded by Commissioner Fishman subject to revoking Ordinance No. 2013-3048 which previously granted variations for the renovation of the existing building.

Aye: Yohanna, Fishman, Sampen, Goldfein, and Eisterhold

Nay: None

Motion Carried 5-0.

Chairman Eisterhold expressed his pleasure with the proposal as the site has been challenging. Chairman Eisterhold complimented the site design including the parking up to the building rather than out toward the street.

The Plan Commission recessed for five minutes.

Commissioner Yohanna left the meeting.

Chairman Eisterhold called the meeting back to order.

V. PUBLIC HEARING: Commercial Masonry Requirements – Zoning Code Text Amendment (Remanded by Village board and Committee on Ordinances, Rules, and Buildings)

Chairman Eisterhold commented on the Village action relative to this matter since the Plan Commission last considered the Text Amendment.

Ms. Shannon Armstrong, Brick Industry Association, stated that she is available to assist with the discussion and to answer questions.

Mr. Cook stated that both the Committee on Ordinances, Rules, and Buildings and Committee of the Whole are supportive of the bulk of the recommendation that the Plan Commission forwarded. Mr. Cook stated that there is a narrowed list of items that these bodies have sent back to the Plan Commission for review. Mr. Cook presented the four items for discussion: 1) review and enhance proposed definitions related to building materials, 2) review pre-cast stone to determine if it is an acceptable material, 3) review and possibly develop administrative process for approving other alternative "high quality materials" not identified in the Zoning Code, and 4) reconfirm the remaining elements of the Plan Commission's recommendation made at the March 6, 2013 meeting.

Mr. Cook stated that the revised definitions have been presented to CORB and COTW and neither body had comments or objections. Mr. Cook noted that the revised definitions were the result of hard work by Ms. Armstrong. Mr. Cook explained that since the revised definitions differ from those previously recommended, it is best for the Plan Commission to receive the revised definitions and move to approve. Chairman Eisterhold expressed his support of the revised definitions. Chairman Eisterhold asked if it would be beneficial to require a water repellent application for manufactured stone. Ms. Armstrong stated that manufactured stone is a barrier system and requiring an application would benefit the longevity of the product. Commissioner Goldfein indicated that the moisture may be trapped behind the product.

Chairman Eisterhold stated that in his reading of the materials distributed by staff there are several deteriorating factors. Ms. Armstrong noted that in addition to weathering factors specifically de-icing salt has been discovered to eat away at the product. Ms. Armstrong explained that the color of the product is added and fading can occur.

Chairman Eisterhold noted several buildings in the community with manufactured stone. The Chair noted the locations: Whistlers, kollolel next to Dairy Star, MB Bank may have panels of manufactured stone, in the back of the building at the corner of Proesel and Devon Avenues, and the condominium buildings on Devon Avenue. Chairman Eisterhold explained the building at Proesel and Devon Avenues is constructed with tilt-up pre-cast panels.

Commissioner Goldfein wondered if the definitions have been enhanced well enough. Mr. Cook stated that he believes the definitions are sufficient but rather the discussion of manufactured stone is one of whether that material should be permitted as a high quality material.

Chairman Eisterhold asked if manufactured items are substandard. Ms. Armstrong stated that the cast stone/manufactured materials are not used structurally but rather as accents. Ms. Armstrong stated that many of the materials are glued on to a building. Commissioner Fishman asked if the material would be a safety issue if it could pop off of a building.

Commissioner Goldfein commented that the pre-cast stone/manufactured stone probably is not appropriate as a high quality material.

Commissioner Fishman asked if there have been issues in administering the design requirements that caused this review. Mr. Cook explained that the Text Amendment has its origins in the Village's consideration of Meatheads. Mr. Cook noted that the Village was highly supportive of the Meatheads design however; the materials used did not comply with the high quality material as found in the Zoning Code. Mr. Cook added that the section could be strengthened and that the review is appropriate. Mr. Cook noted that there are no known issues with the use of pre-cast stone in Lincolnwood.

The Commission discussed several scenarios in which simulated limestone and manufactured stone may be used.

Ms. Armstrong complimented the Village ordinance relative to design materials and indicated that she does not believe there will be many implementation issues. Ms. Armstrong clarified that pre-cast/manufactured/simulated stone are the same.

Mr. Cook reviewed the consensus from the discussion to remove pre-cast from the list of high quality materials and to allow it as a minor accent. Chairman Eisterhold referenced the material used in a structural manner and is decorative at Devon and Proesel Avenues. Mr. Cook stated that if that material is desired then the Plan Commission should identify what is unique about that product that sets it apart from pre-cast stone materials. Chairman Eisterhold indicated that the panels are commonly used for industrial and recreational buildings.

Mr. Cook reviewed the third remanded item. Mr. Cook indicated that staff along with the assistance of Ms. Armstrong could not find any staff level administrative approval process. Mr. Cook stated that typically, communities authorize alternative materials by way of Design Review Boards. Mr. Cook concluded by stating that he would not be comfortable with a staff only administrative review process.

Chairman Eisterhold asked if Ms. Armstrong has observed other communities struggling with how to regulate certain materials. Ms. Armstrong stated that simulated stone is a common discussion in the area. Ms. Armstrong explained that the Brick Industry Association would likely categorize cementitious fiber board as a higher quality material. Ms. Armstrong stated that many communities have similar discussion with similar struggles. Ms. Armstrong complimented the Village for being proactive with the material discussion rather than reacting to a situation.

Chairman Eisterhold thanked Ms. Armstrong for her assistance and for attending the meeting to discuss.

Motion to Continue the matter to the November 6, 2013 regularly scheduled meeting by Commissioner Goldfein and Seconded by Commissioner Sampen.

Aye: Goldfein, Sampen, Fishman, and Eisterhold

Nay: None

Motion Carried 4-0.

VI. PUBLIC HEARING: Health Club or Private Recreation and Firearms Shooting Ranges – Zoning Code Text Amendment (Continued from July 10, 2013, May 1, 2013, March 6, 2013 and February 6, 2013)

Motion to Continue the matter to the November 6, 2013 regularly scheduled meeting by Commissioner Sampen and Seconded by Commissioner Goldfein.

Aye: Sampen, Goldfein, Fishman, and Eisterhold

Nay: None

Motion Carried 4-0.

VII. PUBLIC HEARING: Accessory Structures – Zoning Code Text Amendment (Continued from July 10, 2013, June, 5, 2013, May 1, 2013, March 6, 2013 & February 6, 2013)

Motion to Continue the matter to the December 4, 2013 regularly scheduled meeting by Commissioner Sampen and Seconded by Commissioner Fishman.

Aye: Sampen, Fishman, Goldfein, and Eisterhold

Nay: None

Motion Carried 4-0.

Commissioner Sampen left the Plan Commission Meeting.

VIII. PUBLIC HEARING: Lincoln Avenue Plan – Amendment to Comprehensive Plan

Chairman Eisterhold stated that the Plan Commission should invite the members of the Lincoln Avenue Task Force who made recommendations in the adopted plan to attend a Plan Commission meeting. Commissioner Goldfein suggested the matter be continued to the October workshop date.

Mr. Cook clarified the staff report relative to the open item of adopting a moratorium on residential development along Lincoln Avenue. Chairman Eisterhold asked if there were any pending residential applications for residential on Lincoln Avenue. Mr. Cook stated that there are no applications in to the Village. Mr. Cook added that moratoriums should not be in place for long periods of time. Commissioner Fishman indicated that he is not in favor of imposing a moratorium. Commissioner Fishman stated a review of the various sites along Lincoln Avenue is appropriate rather than universally prohibiting residential along Lincoln Avenue.



MEMORANDUM

TO: Chairman Eisterhold
Members of the Plan Commission

FROM: Aaron N. Cook, AICP
Development Manager

DATE: March 28, 2014

SUBJECT: Remanded Zoning Code Text Amendment: Commercial, Institutional and Civic Building Design Standards and the Lincoln Overly District

At the February 5th meeting the Plan Commission provided direction of several open items:

- PC should be recommending body, not final authority,
- Public Hearing process preferred over Public Meeting,
- Agreed to implement w/ limited conditions.

However the items below remain open for discussion:

- Special Use process vs. Variation as mechanism to review alternative materials,
- Is precast permitted adjacent to residential properties?

The summary below was provided for the February 5th meeting.

At the November 6, 2013 meeting, the Plan Commission reviewed the remanded zoning code text amendment relative to commercial, institutional and civic building design standards. More specifically, at the Plan Commission considered:

1. Review and enhance proposed definitions related to building materials,
2. Review pre-cast stone to determine if it is an acceptable material,
3. Review and possibly develop administrative process for approving other alternative “high quality materials” not identified in the Zoning Code, and
4. Reconfirm the remaining elements of the Plan Commission’s recommendation made at the March 6, 2013 PC Meeting.

Summary of November 6, 2013 Plan Commission Discussion

1. Proposed Definitions

The Commission was generally supportive of the definitions presented. The Plan Commission continued the review of the definitions subject to more specific discussion relative to “high quality materials”. Attached are these proposed definitions.

2. Pre-Cast Stone

The Commission previously agreed that pre-cast stone is not appropriate for inclusion as a “high quality material”. Such material however is appropriate as a minor accent. That previous discussion led the Plan Commission to review and consider panel construction. To assist with this discussion, the Plan Commission reviewed photographs of this material/construction type. The Plan Commission considered permitting pre-cast panel materials in industrial areas. The discussion identified differences in character of properties and construction between industrial and commercial districts. Accordingly, the Commission discussed expanding the list of permitted materials in industrial districts to include pre-cast concrete and stone panels. The Commission was unable to reach a consensus on this matter. As a result, this remains an open item for discussion. To assist this discussion below are definitions/descriptions of precast concrete and precast stone:

Precast concrete is a construction product produced by casting concrete in a reusable mold or "form" which is then cured in a controlled environment, transported to the construction site and lifted into place. In contrast, standard concrete is poured into site-specific forms and cured on site.

Precast stone is distinguished from precast concrete by using a fine aggregate in the mixture, so the final product approaches the appearance of naturally occurring rock or stone.

3. Administrative Approval Process

At the September 11, 2013 Plan Commission meeting staff presented research of other communities in the region and nationally regarding administrative review of materials. The Plan Commission generally agreed that the intent of an administrative review may be positive; creating and implementing such a process would be difficult.

At the November 6th meeting, the Plan Commission expanded the discussion to a review of possible modifications to the review process of alternative materials. The Plan Commission discussed consideration of such alternative materials as a Special Use rather than a Variation. Several members expressed concern with the Special Use review as this process may lead to additional conditions placed on an applicant that may not be imposed as part of a Variation process. The Plan Commission gave staff and the Village Attorney direction to consider an alternative process and present the information at the February 5, 2014 meeting.

At the February 5th meeting, staff and the Village Attorney will be present to discuss in more detail the desired review process and possible restrictions/limits of such a review. Staff offers as a possible review process an “Alternative Design Review” that is limited to consideration of alternative materials only. To assist staff and the Village Attorney in crafting the desired process the Plan Commission shall consider the following:

- Does the Plan Commission have final authority or is the Plan Commission a recommending body?
- Is the review by the Plan Commission at a Public Meeting or a Public Hearing (fully noticed)?
- What standards should the Plan Commission review an application for relief from the design requirements?

- What limits should be placed on the review of an application for relief (i.e. no conditions, limited conditions, etc.)?

4. Reconfirm Other Recommendations

The Plan Commission did not discuss any other items of the prior recommendation. Below is a summary of the prior recommendation.

1. Eliminating “Masonry Only” requirement from the Lincoln Avenue Overlay District;
2. Establish that the exterior walls of non-residential buildings be constructed with a minimum of 75% “high quality materials”. This includes a requirement that from the ground level to the top of the first floor windows must be constructed entirely of “high quality materials”;
3. Establish a list of permitted “high quality materials” which includes: 1) brick with a minimum thickness of 2.25 inches, 2) natural stone, 3) sandstone, 4) other native stone, and 5) glass;
4. Add definitions for Brick, Decorative Concrete Block, Masonry, and Stone; and
5. Add *Exterior Insulation Finishing Systems (“EIFS”)* and *metal and vinyl lap board siding* as specifically prohibited materials.

As a reminder, except for refinements to the definitions and its recommendation to remand back for consideration whether pre cast stone is an acceptable high quality material and consideration of an administrative approval process for alternative high quality material, CORB and COTW was supportive of the remainder of the Plan Commission recommendation and recommends that it be approved by the Village Board. As part of any motion the Plan Commission should include affirmation of the previous recommendation made on March 6, 2013.

Attachments

1. Excerpt of November 6, 2013 Plan Commission Minutes
2. Proposed Definitions

Mr. Cook presented the special use request for wireless communication facility at 3700 West Devon Avenue. Mr. Cook stated that the request by Verizon Wireless is to replace one antenna per array on an existing wireless site. Mr. Cook stated that the existing antenna and replacement antenna are located on an existing freestanding tower. Mr. Cook added that Verizon seeks to add equipment to the tower immediately below the existing array. Mr. Cook added that staff was unable to find any prior Special Use approval granted to Verizon for the existing array.

Mr. Bill Schrader, authorized agent for Verizon, testified that the new antennas would comply with the required maximum antenna height of six feet.

Commissioner Goldfein asked who the owner is. Mr. Cook stated that the tower is owned by Crown Castle.

Commissioner Auerbach asked when the tower was constructed. Mr. Cook explained that staff could not find any records on the construction of the tower. Mr. Schrader stated that he searched certain documents and recalls seeing that the tower was built approximately 30 years ago.

Commissioner Goldfein asked why the Village doesn't have records. Mr. Passman stated that 30 years ago municipalities often didn't have Special Use requirements for communication facilities. Mr. Passman recalled that there have been several cases recently where replacement antennas were proposed at sites that did not have Special Use approval. Mr. Passman stated that those sites are non-conforming.

Commissioner Goldfein asked for the percentage of power increase. Mr. Schrader stated that he's unsure but the addition equipment is low voltage. Commissioner Goldfein asked if the replacement and new equipment is needed to increase coverage. Mr. Schrader explained that the service would be improved within the existing coverage area.

Chairman Eisterhold asked if there was anyone in the audience who wanted to comment. There was none.

Motion to Approve the matter to the December 4, 2013 regularly scheduled meeting by Commissioner Fishman and Seconded by Commissioner Auerbach.

Aye: Fishman, Auerbach, Goldfein, Jakubowski, Sampen and Eisterhold

Nay: None

Motion Carried 6-0.

IV. Public Hearing: Commercial Masonry Requirements – Zoning Code Text Amendment

Chairman Eisterhold indicated that the matter had been continued most recently from the September 11, 2013 Plan Commission meeting. Chairman Eisterhold indicated that at the last meeting the Commission continued the discussion.

Mr. Cook indicated that the only new information are images presented by the Chairman as well as an image from an existing building in the community at 3924 Devon Avenue. Chairman Eisterhold indicated that the examples provided are structure panels with exterior finishes. Chairman Eisterhold indicated that they are commonly used in industrial construction. Chairman Eisterhold added that the pictures he provided are pre-cast panels that are being used to construct a Walgreens. The Chair indicated that the panels do not have exterior finishes to them.

The Commission discussed the pre-cast panels and the appropriateness in various types of construction. Mr. Cook stated that the matter under review is not a construction method but exterior finishes. Mr. Cook stated that the matter for discussion is whether or not pre-cast panels with a final exterior finish qualifies as a high quality material.

The Commission generally concluded that pre-cast panels may be appropriate in industrial areas but not in other non-residential areas. Commissioner Goldfein however stated that the pre-cast panels are a divergence in appearance from brick construction.

Commissioner Auerbach indicated that she may be open to most materials as long as the Plan Commission can review. Mr. Cook indicated that one of the remanded items for the Plan Commission consideration is determining if there is an administrative approval process.

Trustee Patel stated that CORB remanded to the Commission consideration of determining criteria to authorize alternative products. Mr. Cook explained that the matter has been previously discussed by the Commission. Mr. Cook stated that most communities handle a review of alternative materials by either Design Review Boards or as variations. The Commission discussed possible options for administrative review without establishing a Design Review Board.

The Plan Commission discussed modifying the approval process for alternative materials. Rather than requiring a variation which would be reviewed by the Zoning Board of Appeals alternative materials could be brought to the Plan Commission as a Special Use or an alternative process.

Commissioner Fishman expressed concern with the Village getting involved in determining high quality materials. Commissioner Fishman indicated that the discussion involves individual preferences and tastes. Commissioner Fishman stated that he wants the Village to have the attitude to welcome developers and to not establish barriers including material requirements. Commissioner Fishman stated that the standards should not prevent development and elimination of vacancies. Commissioner Fishman does not want the community to regulate appearance.

Chairman Eisterhold stated that staff does not want to be the authority to approve alternative materials. Chairman Eisterhold indicated that the review may not need to be a Special Use but something similar that would be reviewed by the Plan Commission.

The Commission discussed that the Village may desire to allow a wider range of permitted materials in the industrial districts. Commissioner Auerbach asked staff what the most common materials requested by developers that are not included on the list of high quality materials. Mr. Cook indicated that cementitious fiber board is becoming more popular.

The Commission continued to deliberate appropriate material types and concluded that it may be appropriate to permit a wider range of materials within the industrial districts. Mr. Cook indicated that the two industrial districts do have properties which front onto major streets. Mr. Cook stated that the wider use of materials may not be appropriate even in an industrial district if that property fronts on a major street. The Commission generally agreed that additional materials may be appropriate in industrial areas but not in retail areas.

Commission Goldfein asked if additional standards should be placed on the acceptable materials beyond what has been established. Mr. Cook stated that he does not believe additional standards are needed.

Commissioner Sampen recommended that the Commission discuss in a separate session what materials are appropriate in industrial districts.

Mr. Passman summarized the consensus of the Plan Commission discussion: 1) List of materials is acceptable, 2) Review alternative materials as a special use, 3) Hold the matter to review additional materials within industrial zone only.

Commissioner Auerbach stated that there may be a concern that requesting a Special Use may open a developer to additional requirements such as more landscaping. Mr. Passman indicated that the Village can tie their own hands if desired.

The Commission directed staff to prepare a process for limited review of alternative materials by the Plan Commission similar to a Special Use but not subject to the range of conditions. The Plan Commission also indicated a desire to ask the Village Board to direct the Plan Commission at a later date to review alternative materials for industrial districts.

Chairman Eisterhold asked if there was anyone in the audience who wanted to comment. There was none.

Motion to Continue the matter to the February 5, 2013 regularly scheduled meeting by Commissioner Fishman and Seconded by Commissioner Sampen.

Aye: Fishman, Sampen, Jakubowski, Goldfein, Auerbach, and Eisterhold

Nay: None

Motion Carried 6-0.

Proposed Definitions

BRICK: A molded rectangular block primarily comprised of clay and/or shale, fired with natural gas or coal at approximately 2000 degrees to fuse the shale or clay into a durable building unit that is laid contiguously with joints between the units filled with mortar and ~~Either: (i) kiln-fired clay or shale brick that is not underfired and is manufactured to ASTM C216 or C652, Grade SW; or (ii) concrete brick with integral coloration, manufactured to ASTM C1634.~~ Brick shall not be painted, and shall have a minimum thickness of two and one quarter inches when applied as a veneer.

~~DECORATIVE~~ **ARCHITECTURAL CONCRETE MASONRY UNIT BLOCK:** Either architectural concrete block or brick. Architectural concrete block and concrete brick have highly-textured finishes, in a variety of styles such as indented, split, hammered, fluted, or ribbed or similar architectural finish. Natural or synthetic pigmentation is added during the manufacturing process to produce color variations.

MASONRY: Clay brick, stone, rock, or other substantially similar materials, laid contiguously with joints between ~~installed up~~ units ~~by unit set in~~ filled with mortar.

NATURAL STONE: Naturally-occurring granite, marble, limestone, slate, river rock, sandstone, other native stone and other similar hard and durable all weather stone that is customarily used in exterior building construction.

MANUFACTURED STONE may ~~also~~ include cast, pre-cast decorative or ~~manufactured simulated~~ stone product, provided that such product is not painted, yields a highly textured stone-like appearance, with coloration that is added during the manufacturing process to produce color variations ~~integral to the masonry material~~, and is highly durable and ~~maintenance free~~. ~~Manufactured~~ ~~Natural or man-made~~ stone shall have a minimum thickness of two and five eighths inches when applied as a veneer.

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Red Text: Added Language



MEMORANDUM

TO: Chairman Eisterhold
Members of the Plan Commission

FROM: Aaron N. Cook, AICP
Development Manager

DATE: January 31, 2014

SUBJECT: Remanded Zoning Code Text Amendment: Commercial, Institutional and Civic Building Design Standards and the Lincoln Overly District

At the November 6, 2013 meeting, the Plan Commission reviewed the remanded zoning code text amendment relative to commercial, institutional and civic building design standards. More specifically, at the Plan Commission considered:

1. Review and enhance proposed definitions related to building materials,
2. Review pre-cast stone to determine if it is an acceptable material,
3. Review and possibly develop administrative process for approving other alternative “high quality materials” not identified in the Zoning Code, and
4. Reconfirm the remaining elements of the Plan Commission’s recommendation made at the March 6, 2013 PC Meeting.

Summary of November 6, 2013 Plan Commission Discussion

1. Proposed Definitions

The Commission was generally supportive of the definitions presented. The Plan Commission continued the review of the definitions subject to more specific discussion relative to “high quality materials”. Attached are these proposed definitions.

2. Pre-Cast Stone

The Commission previously agreed that pre-cast stone is not appropriate for inclusion as a “high quality material”. Such material however is appropriate as a minor accent. That previous discussion led the Plan Commission to review and consider panel construction. To assist with this discussion, the Plan Commission reviewed photographs of this material/construction type. The Plan Commission considered permitting pre-cast panel materials in industrial areas. The discussion identified differences in character of properties and construction between industrial and commercial districts. Accordingly, the Commission discussed expanding the list of permitted materials in industrial districts to include pre-cast concrete and stone panels. The Commission was unable to reach a consensus on this matter. As a result, this remains an open

item for discussion. To assist this discussion below are definitions/descriptions of precast concrete and precast stone:

Precast concrete is a construction product produced by casting concrete in a reusable mold or "form" which is then cured in a controlled environment, transported to the construction site and lifted into place. In contrast, standard concrete is poured into site-specific forms and cured on site.

Precast stone is distinguished from precast concrete by using a fine aggregate in the mixture, so the final product approaches the appearance of naturally occurring rock or stone.

3. Administrative Approval Process

At the September 11, 2013 Plan Commission meeting staff presented research of other communities in the region and nationally regarding administrative review of materials. The Plan Commission generally agreed that the intent of an administrative review may be positive; creating and implementing such a process would be difficult.

At the November 6th meeting, the Plan Commission expanded the discussion to a review of possible modifications to the review process of alternative materials. The Plan Commission discussed consideration of such alternative materials as a Special Use rather than a Variation. Several members expressed concern with the Special Use review as this process may lead to additional conditions placed on an applicant that may not be imposed as part of a Variation process. The Plan Commission gave staff and the Village Attorney direction to consider an alternative process and present the information at the February 5, 2014 meeting.

At the February 5th meeting, staff and the Village Attorney will be present to discuss in more detail the desired review process and possible restrictions/limits of such a review. Staff offers as a possible review process an "Alternative Design Review" that is limited to consideration of alternative materials only. To assist staff and the Village Attorney in crafting the desired process the Plan Commission shall consider the following:

- Does the Plan Commission have final authority or is the Plan Commission a recommending body?
- Is the review by the Plan Commission at a Public Meeting or a Public Hearing (fully noticed)?
- What standards should the Plan Commission review an application for relief from the design requirements?
- What limits should be placed on the review of an application for relief (i.e. no conditions, limited conditions, etc.)?

4. Reconfirm Other Recommendations

The Plan Commission did not discuss any other items of the prior recommendation. Below is a summary of the prior recommendation.

1. Eliminating "Masonry Only" requirement from the Lincoln Avenue Overlay District;
2. Establish that the exterior walls of non-residential buildings be constructed with a minimum of 75% "high quality materials". This includes a requirement that from the

ground level to the top of the first floor windows must be constructed entirely of “high quality materials”;

3. Establish a list of permitted “high quality materials” which includes: 1) brick with a minimum thickness of 2.25 inches, 2) natural stone, 3) sandstone, 4) other native stone, and 5) glass;
4. Add definitions for Brick, Decorative Concrete Block, Masonry, and Stone; and
5. Add *Exterior Insulation Finishing Systems (“EIFS”)* and *metal and vinyl lap board siding* as specifically prohibited materials.

As a reminder, except for refinements to the definitions and its recommendation to remand back for consideration whether pre cast stone is an acceptable high quality material and consideration of an administrative approval process for alternative high quality material, CORB and COTW was supportive of the remainder of the Plan Commission recommendation and recommends that it be approved by the Village Board. As part of any motion the Plan Commission should include affirmation of the previous recommendation made on March 6, 2013.

Attachments

1. Excerpt of November 6, 2013 Plan Commission Minutes
2. Proposed Definitions

Mr. Cook presented the special use request for wireless communication facility at 3700 West Devon Avenue. Mr. Cook stated that the request by Verizon Wireless is to replace one antenna per array on an existing wireless site. Mr. Cook stated that the existing antenna and replacement antenna are located on an existing freestanding tower. Mr. Cook added that Verizon seeks to add equipment to the tower immediately below the existing array. Mr. Cook added that staff was unable to find any prior Special Use approval granted to Verizon for the existing array.

Mr. Bill Schrader, authorized agent for Verizon, testified that the new antennas would comply with the required maximum antenna height of six feet.

Commissioner Goldfein asked who the owner is. Mr. Cook stated that the tower is owned by Crown Castle.

Commissioner Auerbach asked when the tower was constructed. Mr. Cook explained that staff could not find any records on the construction of the tower. Mr. Schrader stated that he searched certain documents and recalls seeing that the tower was built approximately 30 years ago.

Commissioner Goldfein asked why the Village doesn't have records. Mr. Passman stated that 30 years ago municipalities often didn't have Special Use requirements for communication facilities. Mr. Passman recalled that there have been several cases recently where replacement antennas were proposed at sites that did not have Special Use approval. Mr. Passman stated that those sites are non-conforming.

Commissioner Goldfein asked for the percentage of power increase. Mr. Schrader stated that he's unsure but the addition equipment is low voltage. Commissioner Goldfein asked if the replacement and new equipment is needed to increase coverage. Mr. Schrader explained that the service would be improved within the existing coverage area.

Chairman Eisterhold asked if there was anyone in the audience who wanted to comment. There was none.

Motion to Approve the matter to the December 4, 2013 regularly scheduled meeting by Commissioner Fishman and Seconded by Commissioner Auerbach.

Aye: Fishman, Auerbach, Goldfein, Jakubowski, Sampen and Eisterhold

Nay: None

Motion Carried 6-0.

IV. Public Hearing: Commercial Masonry Requirements – Zoning Code Text Amendment

Chairman Eisterhold indicated that the matter had been continued most recently from the September 11, 2013 Plan Commission meeting. Chairman Eisterhold indicated that at the last meeting the Commission continued the discussion.

Mr. Cook indicated that the only new information are images presented by the Chairman as well as an image from an existing building in the community at 3924 Devon Avenue. Chairman Eisterhold indicated that the examples provided are structure panels with exterior finishes. Chairman Eisterhold indicated that they are commonly used in industrial construction. Chairman Eisterhold added that the pictures he provided are pre-cast panels that are being used to construct a Walgreens. The Chair indicated that the panels do not have exterior finishes to them.

The Commission discussed the pre-cast panels and the appropriateness in various types of construction. Mr. Cook stated that the matter under review is not a construction method but exterior finishes. Mr. Cook stated that the matter for discussion is whether or not pre-cast panels with a final exterior finish qualifies as a high quality material.

The Commission generally concluded that pre-cast panels may be appropriate in industrial areas but not in other non-residential areas. Commissioner Goldfein however stated that the pre-cast panels are a divergence in appearance from brick construction.

Commissioner Auerbach indicated that she may be open to most materials as long as the Plan Commission can review. Mr. Cook indicated that one of the remanded items for the Plan Commission consideration is determining if there is an administrative approval process.

Trustee Patel stated that CORB remanded to the Commission consideration of determining criteria to authorize alternative products. Mr. Cook explained that the matter has been previously discussed by the Commission. Mr. Cook stated that most communities handle a review of alternative materials by either Design Review Boards or as variations. The Commission discussed possible options for administrative review without establishing a Design Review Board.

The Plan Commission discussed modifying the approval process for alternative materials. Rather than requiring a variation which would be reviewed by the Zoning Board of Appeals alternative materials could be brought to the Plan Commission as a Special Use or an alternative process.

Commissioner Fishman expressed concern with the Village getting involved in determining high quality materials. Commissioner Fishman indicated that the discussion involves individual preferences and tastes. Commissioner Fishman stated that he wants the Village to have the attitude to welcome developers and to not establish barriers including material requirements. Commissioner Fishman stated that the standards should not prevent development and elimination of vacancies. Commissioner Fishman does not want the community to regulate appearance.

Chairman Eisterhold stated that staff does not want to be the authority to approve alternative materials. Chairman Eisterhold indicated that the review may not need to be a Special Use but something similar that would be reviewed by the Plan Commission.

The Commission discussed that the Village may desire to allow a wider range of permitted materials in the industrial districts. Commissioner Auerbach asked staff what the most common materials requested by developers that are not included on the list of high quality materials. Mr. Cook indicated that cementitious fiber board is becoming more popular.

The Commission continued to deliberate appropriate material types and concluded that it may be appropriate to permit a wider range of materials within the industrial districts. Mr. Cook indicated that the two industrial districts do have properties which front onto major streets. Mr. Cook stated that the wider use of materials may not be appropriate even in an industrial district if that property fronts on a major street. The Commission generally agreed that additional materials may be appropriate in industrial areas but not in retail areas.

Commission Goldfein asked if additional standards should be placed on the acceptable materials beyond what has been established. Mr. Cook stated that he does not believe additional standards are needed.

Commissioner Sampen recommended that the Commission discuss in a separate session what materials are appropriate in industrial districts.

Mr. Passman summarized the consensus of the Plan Commission discussion: 1) List of materials is acceptable, 2) Review alternative materials as a special use, 3) Hold the matter to review additional materials within industrial zone only.

Commissioner Auerbach stated that there may be a concern that requesting a Special Use may open a developer to additional requirements such as more landscaping. Mr. Passman indicated that the Village can tie their own hands if desired.

The Commission directed staff to prepare a process for limited review of alternative materials by the Plan Commission similar to a Special Use but not subject to the range of conditions. The Plan Commission also indicated a desire to ask the Village Board to direct the Plan Commission at a later date to review alternative materials for industrial districts.

Chairman Eisterhold asked if there was anyone in the audience who wanted to comment. There was none.

Motion to Continue the matter to the February 5, 2013 regularly scheduled meeting by Commissioner Fishman and Seconded by Commissioner Sampen.

Aye: Fishman, Sampen, Jakubowski, Goldfein, Auerbach, and Eisterhold

Nay: None

Motion Carried 6-0.

Proposed Definitions

BRICK: ~~A molded rectangular block primarily comprised of clay and/or shale, fired with natural gas or coal at approximately 2000 degrees to fuse the shale or clay into a durable building unit that is laid contiguously with joints between the units filled with mortar and~~ **Either:** (i) ~~kiln-fired clay or shale brick that is not underfired~~ and is manufactured to ASTM C216 or C652, Grade SW; ~~or (ii) concrete brick with integral coloration, manufactured to ASTM C1634.~~ Brick shall not be painted, and shall have a minimum thickness of two and one quarter inches when applied as a veneer.

~~DECORATIVE~~ **ARCHITECTURAL CONCRETE MASONRY UNIT BLOCK:** **Either architectural concrete block or brick. Architectural concrete block and concrete brick have** highly-textured finishes, in a variety of styles such as indented, split, hammered, fluted, or ribbed or similar architectural finish. **Natural or synthetic pigmentation is added during the manufacturing process to produce color variations.**

MASONRY: Clay brick, stone, rock, or other substantially similar materials, ~~laid contiguously with joints between~~ **installed up** ~~units by unit set in~~ filled with mortar.

NATURAL STONE: Naturally-occurring granite, marble, limestone, slate, river rock, sandstone, other native stone and other similar hard and durable all weather stone that is customarily used in exterior building construction.

MANUFACTURED STONE may ~~also~~ include cast, pre-cast decorative or ~~manufactured simulated~~ stone product, provided that such product is not painted, yields a highly textured stone-like appearance, with coloration that is **added during the manufacturing process to produce color variations** ~~integral to the masonry material~~, and is highly durable and ~~maintenance free.~~ **Manufactured** ~~Natural or man-made~~ stone shall have a minimum thickness of two and five eighths inches when applied as a veneer.

~~Strikethrough:~~ Deleted Language

Red Text: Added Language



MEMORANDUM

TO: Chairman Eisterhold
Members of the Plan Commission

FROM: Aaron N. Cook, AICP
Development Manager

DATE: November 1, 2013

SUBJECT: Remanded Zoning Code Text Amendment: Commercial, Institutional and Civic Building Design Standards and the Lincoln Overly District

At the September 11, 2013 meeting, the Plan Commission reviewed the remanded zoning code text amendment relative to commercial, institutional and civic building design standards. More specifically, at the Plan Commission considered:

1. Review and enhance proposed definitions related to building materials,
2. Review pre-cast stone to determine if it is an acceptable material,
3. Review and possibly develop administrative process for approving other alternative “high quality materials” not identified in the Zoning Code, and
4. Reconfirm the remaining elements of the Plan Commission’s recommendation made at the March 6, 2013 PC Meeting.

Summary of September 11, 2013 Plan Commission Discussion

1. Proposed Definitions

The Commission was generally supportive of the definitions presented. The Plan Commission continued the review of the definitions subject to more specific discussion relative to “high quality materials”. Attached are these proposed definitions.

2. Pre-Cast Stone

The Commission agreed that pre-cast stone is not appropriate for inclusion as a “high quality material”. Such material however is appropriate as a minor accent. This discussion led the Plan Commission to review and consider panel construction. To assist with this discussion, the Plan Commission Chair has provided photographs of this material/construction type. Staff also took a photograph of a building in Lincolnwood that was identified by the Chair. This building is located at 3924 Devon Avenue.

3. Administrative Approval Process

Staff researched other communities in the region and nationally and was unable to find any approval process that occurred on a staff level. If an alternative material were proposed communities handled these requests by either Text Amendment to include the new material or by an established Design Review Committee. The Commission generally agreed that the intent of an administrative review may be positive, creating and implementing such a process would be difficult.

4. Reconfirm Other Recommendations

The Plan Commission did not discuss any other items of the prior recommendation. Below is a summary of the prior recommendation.

1. Eliminating “Masonry Only” requirement from the Lincoln Avenue Overlay District;
2. Establish that the exterior walls of non-residential buildings be constructed with a minimum of 75% “high quality materials”. This includes a requirement that from the ground level to the top of the first floor windows must be constructed entirely of “high quality materials”;
3. Establish a list of permitted “high quality materials” which includes: 1) brick with a minimum thickness of 2.25 inches, 2) natural stone, 3) sandstone, 4) other native stone, and 5) glass;
4. Add definitions for Brick, Decorative Concrete Block, Masonry, and Stone; and
5. Add *Exterior Insulation Finishing Systems (“EIFS”)* and *metal and vinyl lap board siding* as specifically prohibited materials.

As a reminder, except for refinements to the definitions and its recommendation to remand back for consideration whether pre cast stone is an acceptable high quality material and consideration of an administrative approval process for alternative high quality material, CORB and COTW was supportive of the remainder of the Plan Commission recommendation and recommends that it be approved by the Village Board. As part of any motion the Plan Commission should include affirmation of the previous recommendation made on March 6, 2013.

Attachments

1. Excerpt of September 11, 2013 Plan Commission Minutes
2. Proposed Definitions
3. Photographs
 - a. 3924 Devon Avenue
 - b. Chair Submitted – Zoo Under Construction
 - c. Chair Submitted – Walgreens Under Construction

Commissioner Yohanna expressed his support of the project. The Commission reviewed the requested Variations and Special Use.

Chairman Eisterhold identified that the applicant has submitted the standards for Variation and Special Use and the commission is in receipt.

Chairman Eisterhold asked if there was anyone in the audience who wanted to comment. There was none.

The Commission discussed the request for Special Use.

Special Use for Drive-Through

Motion to Approve by Commissioner Fishman and Seconded by Commissioner Yohanna subject to:

- Rooftop equipment shall be installed with screening from all sides with sound attenuating measures, in order to minimize visual and sound impact.
- A Site Management Agreement between the owner and Village shall be required in a form approved by the Village Attorney.
- The materials used on the south and west elevations shall prevent the escape/spillage of light onto adjoining properties.

Aye: Fishman, Yohanna, Sampen, Goldfein, and Eisterhold

Nay: None

Motion Carried 5-0.

Variations for Parking in Front and Corner Side Yard, Perimeter Landscape, Interior Landscape, Drive-Through Stacking

Motion to Approve by Commissioner Yohanna and Seconded by Commissioner Fishman subject to revoking Ordinance No. 2013-3048 which previously granted variations for the renovation of the existing building.

Aye: Yohanna, Fishman, Sampen, Goldfein, and Eisterhold

Nay: None

Motion Carried 5-0.

Chairman Eisterhold expressed his pleasure with the proposal as the site has been challenging. Chairman Eisterhold complimented the site design including the parking up to the building rather than out toward the street.

The Plan Commission recessed for five minutes.

Commissioner Yohanna left the meeting.

Chairman Eisterhold called the meeting back to order.

V. PUBLIC HEARING: Commercial Masonry Requirements – Zoning Code Text Amendment (Remanded by Village board and Committee on Ordinances, Rules, and Buildings)

Chairman Eisterhold commented on the Village action relative to this matter since the Plan Commission last considered the Text Amendment.

Ms. Shannon Armstrong, Brick Industry Association, stated that she is available to assist with the discussion and to answer questions.

Mr. Cook stated that both the Committee on Ordinances, Rules, and Buildings and Committee of the Whole are supportive of the bulk of the recommendation that the Plan Commission forwarded. Mr. Cook stated that there is a narrowed list of items that these bodies have sent back to the Plan Commission for review. Mr. Cook presented the four items for discussion: 1) review and enhance proposed definitions related to building materials, 2) review pre-cast stone to determine if it is an acceptable material, 3) review and possibly develop administrative process for approving other alternative "high quality materials" not identified in the Zoning Code, and 4) reconfirm the remaining elements of the Plan Commission's recommendation made at the March 6, 2013 meeting.

Mr. Cook stated that the revised definitions have been presented to CORB and COTW and neither body had comments or objections. Mr. Cook noted that the revised definitions were the result of hard work by Ms. Armstrong. Mr. Cook explained that since the revised definitions differ from those previously recommended, it is best for the Plan Commission to receive the revised definitions and move to approve. Chairman Eisterhold expressed his support of the revised definitions. Chairman Eisterhold asked if it would be beneficial to require a water repellent application for manufactured stone. Ms. Armstrong stated that manufactured stone is a barrier system and requiring an application would benefit the longevity of the product. Commissioner Goldfein indicated that the moisture may be trapped behind the product.

Chairman Eisterhold stated that in his reading of the materials distributed by staff there are several deteriorating factors. Ms. Armstrong noted that in addition to weathering factors specifically de-icing salt has been discovered to eat away at the product. Ms. Armstrong explained that the color of the product is added and fading can occur.

Chairman Eisterhold noted several buildings in the community with manufactured stone. The Chair noted the locations: Whistlers, kolloel next to Dairy Star, MB Bank may have panels of manufactured stone, in the back of the building at the corner of Proesel and Devon Avenues, and the condominium buildings on Devon Avenue. Chairman Eisterhold explained the building at Proesel and Devon Avenues is constructed with tilt-up pre-cast panels.

Commissioner Goldfein wondered if the definitions have been enhanced well enough. Mr. Cook stated that he believes the definitions are sufficient but rather the discussion of manufactured stone is one of whether that material should be permitted as a high quality material.

Chairman Eisterhold asked if manufactured items are substandard. Ms. Armstrong stated that the cast stone/manufactured materials are not used structurally but rather as accents. Ms. Armstrong stated that many of the materials are glued on to a building. Commissioner Fishman asked if the material would be a safety issue if it could pop off of a building.

Commissioner Goldfein commented that the pre-cast stone/manufactured stone probably is not appropriate as a high quality material.

Commissioner Fishman asked if there have been issues in administering the design requirements that caused this review. Mr. Cook explained that the Text Amendment has its origins in the Village's consideration of Meatheads. Mr. Cook noted that the Village was highly supportive of the Meatheads design however; the materials used did not comply with the high quality material as found in the Zoning Code. Mr. Cook added that the section could be strengthened and that the review is appropriate. Mr. Cook noted that there are no known issues with the use of pre-cast stone in Lincolnwood.

The Commission discussed several scenarios in which simulated limestone and manufactured stone may be used.

Ms. Armstrong complimented the Village ordinance relative to design materials and indicated that she does not believe there will be many implementation issues. Ms. Armstrong clarified that pre-cast/manufactured/simulated stone are the same.

Mr. Cook reviewed the consensus from the discussion to remove pre-cast from the list of high quality materials and to allow it as a minor accent. Chairman Eisterhold referenced the material used in a structural manner and is decorative at Devon and Proesel Avenues. Mr. Cook stated that if that material is desired then the Plan Commission should identify what is unique about that product that sets it apart from pre-cast stone materials. Chairman Eisterhold indicated that the panels are commonly used for industrial and recreational buildings.

Mr. Cook reviewed the third remanded item. Mr. Cook indicated that staff along with the assistance of Ms. Armstrong could not find any staff level administrative approval process. Mr. Cook stated that typically, communities authorize alternative materials by way of Design Review Boards. Mr. Cook concluded by stating that he would not be comfortable with a staff only administrative review process.

Chairman Eisterhold asked if Ms. Armstrong has observed other communities struggling with how to regulate certain materials. Ms. Armstrong stated that simulated stone is a common discussion in the area. Ms. Armstrong explained that the Brick Industry Association would likely categorize cementitious fiber board as a higher quality material. Ms. Armstrong stated that many communities have similar discussion with similar struggles. Ms. Armstrong complimented the Village for being proactive with the material discussion rather than reacting to a situation.

Chairman Eisterhold thanked Ms. Armstrong for her assistance and for attending the meeting to discuss.

Motion to Continue the matter to the November 6, 2013 regularly scheduled meeting by Commissioner Goldfein and Seconded by Commissioner Sampen.

Aye: Goldfein, Sampen, Fishman, and Eisterhold

Nay: None

Motion Carried 4-0.

VI. PUBLIC HEARING: Health Club or Private Recreation and Firearms Shooting Ranges – Zoning Code Text Amendment (Continued from July 10, 2013, May 1, 2013, March 6, 2013 and February 6, 2013)

Motion to Continue the matter to the November 6, 2013 regularly scheduled meeting by Commissioner Sampen and Seconded by Commissioner Goldfein.

Aye: Sampen, Goldfein, Fishman, and Eisterhold

Nay: None

Motion Carried 4-0.

VII. PUBLIC HEARING: Accessory Structures – Zoning Code Text Amendment (Continued from July 10, 2013, June, 5, 2013, May 1, 2013, March 6, 2013 & February 6, 2013)

Motion to Continue the matter to the December 4, 2013 regularly scheduled meeting by Commissioner Sampen and Seconded by Commissioner Fishman.

Aye: Sampen, Fishman, Goldfein, and Eisterhold

Nay: None

Motion Carried 4-0.

Commissioner Sampen left the Plan Commission Meeting.

VIII. PUBLIC HEARING: Lincoln Avenue Plan – Amendment to Comprehensive Plan

Chairman Eisterhold stated that the Plan Commission should invite the members of the Lincoln Avenue Task Force who made recommendations in the adopted plan to attend a Plan Commission meeting. Commissioner Goldfein suggested the matter be continued to the October workshop date.

Mr. Cook clarified the staff report relative to the open item of adopting a moratorium on residential development along Lincoln Avenue. Chairman Eisterhold asked if there were any pending residential applications for residential on Lincoln Avenue. Mr. Cook stated that there are no applications in to the Village. Mr. Cook added that moratoriums should not be in place for long periods of time. Commissioner Fishman indicated that he is not in favor of imposing a moratorium. Commissioner Fishman stated a review of the various sites along Lincoln Avenue is appropriate rather than universally prohibiting residential along Lincoln Avenue.

Proposed Definitions

BRICK: ~~A molded rectangular block primarily comprised of clay and/or shale, fired with natural gas or coal at approximately 2000 degrees to fuse the shale or clay into a durable building unit that is laid contiguously with joints between the units filled with mortar and~~ **Either:** (i) ~~kiln-fired clay or shale brick that is not underfired~~ and is manufactured to ASTM C216 or C652, Grade SW; ~~or (ii) concrete brick with integral coloration, manufactured to ASTM C1634.~~ Brick shall not be painted, and shall have a minimum thickness of two and one quarter inches when applied as a veneer.

~~DECORATIVE~~ **ARCHITECTURAL CONCRETE MASONRY UNIT BLOCK:** ~~Either architectural concrete block or brick. Architectural concrete block and concrete brick have highly-textured finishes, in a variety of styles such as indented, split, hammered, fluted, or ribbed or similar architectural finish. Natural or synthetic pigmentation is added during the manufacturing process to produce color variations.~~

MASONRY: Clay brick, stone, rock, or other substantially similar materials, ~~laid contiguously with joints between~~ ~~installed up~~ ~~units~~ ~~by unit set in~~ filled with mortar.

NATURAL STONE: Naturally-occurring granite, marble, limestone, slate, river rock, sandstone, other native stone and other similar hard and durable all weather stone that is customarily used in exterior building construction.

MANUFACTURED STONE may ~~also~~ include cast, pre-cast decorative or ~~manufactured simulated~~ stone product, provided that such product is not painted, yields a highly textured stone-like appearance, with coloration that is **added during the manufacturing process to produce color variations** ~~integral to the masonry material~~, and is highly durable and ~~maintenance free.~~ **Manufactured** ~~Natural or man-made~~ stone shall have a minimum thickness of two and five eighths inches when applied as a veneer.

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Red Text: Added Language





















MEMORANDUM

TO: Chairman Eisterhold
Members of the Plan Commission

FROM: Aaron N. Cook, AICP
Development Manager

DATE: September 9, 2013

SUBJECT: Remanded Zoning Code Text Amendment: Commercial, Institutional and Civic Building Design Standards and the Lincoln Overlay District

On April 16, 2013, the Village Board considered a recommendation by the Plan Commission concerning proposed changes to the Village's design standards for non-residential buildings. These design standards are commonly referred to as the Village's masonry requirements. In considering this matter at the April 16, 2013 meeting, the Village Board referred this item to the Committee on Ordinances, Rules & Buildings (CORB) for further deliberation. The Plan Commission recommendation on this matter included the following:

1. Eliminating "Masonry Only" requirement from the Lincoln Avenue Overlay District;
2. Establish that the exterior walls of non-residential buildings be constructed with a minimum of 75% "high quality materials". This includes a requirement that from the ground level to the top of the first floor windows must be constructed entirely of "high quality materials";
3. Establish a list of permitted "high quality materials" which includes: 1) brick with a minimum thickness of 2.25 inches, 2) natural stone, 3) sandstone, 4) other native stone, 5) pre-cast decorative stone, and 6) glass;
4. Add definitions for Brick, Decorative Concrete Block, Masonry, and Stone; and
5. Add *Exterior Insulation Finishing Systems ("EIFS")* and *metal and vinyl lap board siding* as specifically prohibited materials.

CORB considered this matter at its June 11, 2013 meeting and directed the COTW to consider its recommendations on this matter. At its July 16, 2013 meeting, COTW in its review of the Plan Commission recommendation concurred with much of the Plan Commission and CORB recommendations. Both CORB and COTW have requested the Plan Commission to review this matter again with a narrowed focus. More specifically, at the Plan Commission meeting on September 11th, COTW has remanded this matter to the Plan Commission to consider:

1. Review and enhance proposed definitions related to building materials,

2. Review pre-cast stone to determine if it is an acceptable material,
3. Review and possibly develop administrative process for approving other alternative “high quality materials” not identified in the Zoning Code, and
4. Reconfirm the remaining elements of the Plan Commission’s recommendation made at the March 6, 2013 PC Meeting.

1. Proposed Definitions

In discussing building product and building material terminology, it was determined by CORB and COTW that refinements to some of the proposed definitions were in order and requested staff, in concert with a representative of the Brick Industry (who was present at the CORB meeting), to review and propose language refinements to the definitions as warranted, and to present these proposed definitions to CORB for consideration. Attached are these proposed definitions.

2. Pre-Cast Stone

CORB and COTW also expressed concerns regarding the durability of pre-cast stone and questioned whether it was an acceptable product to be considered as a “high quality material” and allowed to be used on at least 75% of exterior walls. On this matter, CORB and COTW recommends that the acceptability of pre-cast stone material, as a high quality material, be reconsidered by the Plan Commission and recommends that this matter be remanded back to the Plan Commission for further consideration.

Staff conducted research on the topic of pre-cast stone as a desirable or undesirable material. This research included the State of Illinois and Federal requirements for standards on building materials (specifically pre-cast stone), as well as industry interest groups and consumer groups for further information. Staff found many widely reported issues with pre-cast stone as a building material. The Federal General Services Administration lists the following as recognized problems with the use of pre-cast stone as a building material, and warns home-builders to be aware of the potential for these to occur:

Natural or Inherent Problems

- Facing Delamination: Common with dry-tamp cast stone; can result from flaws in manufacturing, or from differences in water absorption ratios combined with freeze/thaw cycles.
- Carbonation: Loss of alkalinity.
- Aggregate/Alkali Reaction.
- Freeze/Thaw: May result in surface scaling.
- Erosion: Visible as weathering of the aggregate and cement binder; surfaces look sandy, rough, with exposed aggregate and pockmarks; horizontal surfaces are especially vulnerable.
- Some types of cast stone (those containing calcareous sediments such as limestone) are sensitive to acidic environments.
- Cracking and Spalling: Typically caused by corrosion of metal reinforcement materials; visible as rust stains.

Human-Induced Problems

- **Crazing:** Hairline cracks common especially with dry-tamp cast stone; a problem often caused by volume differences between the facing and backup material, or improper proportioning of the facing mix; visible by fine hairline cracks.
- When aggregates of uniform size are used, the cast stone tends to be more porous and less durable.

It appears that most of the issues that arise with pre-cast stone are aesthetic in nature, with many of these resulting from improper construction and installation. Serious structural problems may also arise, however, if pre-cast stone is not properly fabricated or installed. For example, corrosion of embedded reinforcing steel can lead to cracking at the surface of the cast stone. This type of cracking also accelerates the process of delamination, leading to further instability of the cast stone and to an unsightly appearance.

In spite of the potential hazards, pre-cast stone is generally accepted as an appropriate building material by public and private institutions. IDOT is one example, although it also provides a comprehensive guideline with strict quality standards for the use of pre-cast concrete and stone.

Selected Comparative Communities' Standards

Kenilworth

The Community Development Director of Kenilworth informed staff that the Village considers pre-cast stone as one of the three acceptable building materials on exterior walls of buildings in the Business District.

Glenview

The Village of Glenview allows for pre-cast stone as one of many building materials allowed in its business district, but encourages accent colors to appropriately match any awnings or umbrellas.

3. Administrative Approval Process

CORB and COTW also were desirous for the Village to be responsive to new or emerging building material products that conceivably would be viewed as high quality materials. CORB and COTW were hopeful an administrative process could be created that would authorize staff to approve alternative products not specifically listed or identified as high quality materials within the Ordinance. CORB and COTW recommend that this matter concerning a possible administrative review and approval process for alternative material be discussed by the Plan Commission.

Staff researched other communities in the region and nationally and was unable to find any approval process that occurred on a staff level. If an alternative material were proposed communities handled these requests by either Text Amendment to include the new material or by an established Design Review Committee.

4. Reconfirm Other Recommendations

Except for refinements to the definitions and its recommendation to remand back for consideration whether pre cast stone is an acceptable high quality material and consideration of an administrative approval process for alternative high quality material, CORB and COTW was supportive of the remainder of the Plan Commission recommendation and recommends that it be approved by the Village Board. As part of any motion the Plan Commission should include affirmation of the previous recommendation made on March 6, 2013.

Attachments

1. Proposed Definitions
2. What is Cast Stone? Concrete Repair Bulletin, July/August 2009

Proposed Definitions

BRICK: ~~A molded rectangular block primarily comprised of clay and/or shale, fired with natural gas or coal at approximately 2000 degrees to fuse the shale or clay into a durable building unit that is laid contiguously with joints between the units filled with mortar and~~ **Either:** (i) ~~kiln-fired clay or shale brick that is not underfired~~ and is manufactured to ASTM C216 or C652, Grade SW; ~~or (ii) concrete brick with integral coloration, manufactured to ASTM C1634.~~ Brick shall not be painted, and shall have a minimum thickness of two and one quarter inches when applied as a veneer.

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Red Text: Added Language

What is Cast Stone?

By Matthew C. Farmer

Cast stone masonry is a form of precast concrete that attempts to replicate the texture, appearance, and workability of natural dimension stone. Cast stone has a rich and successful history of use in construction. It also possesses many unique features inherent with its fabrication and raw material selection that can greatly enhance the beauty of a project in a cost-effective manner.

As with other man-made construction materials, careful attention must be paid during the fabrication and installation processes to avoid defects and deficiencies in the finished product. Through an understanding of the standards governing the industry, careful control of raw materials, and stringent quality control testing, cast stone can be an attractive and durable alternative to natural stone. Too often, however, inferior cast stone is produced and delivered to a project site, detracting from the appearance of the structure and increasing maintenance requirements to the building owner.

What is Cast Stone?

Cast stone is defined by the Cast Stone Institute (CSI)* as, "...a highly refined architectural precast building stone manufactured to simulate natural cut stone." Properly manufactured cast stone is dense and well consolidated. CSI recommends a compressive strength in excess of 6500 psi (45 MPa) (ASTM C1194)² and maximum absorption rates of 6 and 10% for cold water and boiling methods, respectively (ASTM C1195)³. The combination of low absorption and high-compressive strength makes the material generally durable and resistant to freezing-and-thawing distress. The compressive strength of cast stone is usually far greater than is necessary for the application; however, it can serve as an indicator of good quality control and future durability. Cast stone with inferior physical properties, though perhaps adequate for the particular application, may not possess the same service life of a higher quality material whose physical properties are consistent with cast stone industry recommendations.

*The Cast Stone Institute is an organization composed primarily of cast stone fabricators and other construction professionals involved in the specification, manufacture, and use of cast stone. According to the Cast Stone Institute's *Technical Manual with Case Histories*,¹ fourth edition, "The purpose of the Cast Stone Institute is to improve the quality of cast stone and to disseminate information regarding its use."

As a material, cast stone is really a variation of precast concrete. Besides sharing common constituents, cast stone is typically mixed, formed, cured, and stored in a plant environment like precast concrete, which enables rapid, consistent, and controlled fabrication. As with other concrete products, cast stone can be reinforced to increase its ability to withstand flexural and tensile loads. Despite its many similarities, cast stone does differ from precast concrete in a few ways: the mixtures integrate finer aggregates to more closely simulate the appearance of natural stone, the method of fabrication can involve very little water, and the product is virtually always used in nonstructural applications.

Cast stone can also be subject to similar quality control concerns as precast concrete. These can include a lack of consistency in mixture design causing variations in appearance, premature cracking as a result of inadequate curing or insufficient strength gain prior to form stripping, damage as a result of impact during storage, transport or erection, and contaminants or reactive aggregates in the raw materials that can cause internal distress.

When properly fabricated, cast stone can be a durable and cost-effective substitute for natural stone, but it may not always look like natural stone. Over time, cast stone can develop characteristics such as cracks, crazing, and discoloration that make it appear less like natural stone as it ages. If quality control is poor, these defects can be more apparent and appear earlier in the service life of the material. Manufacturers should be candid with architects and owners about the potential risks associated with cast stone. In essence, it is a good substitute for natural stone, but not an equal.

History

Cast stone was developed for use in wall construction as a cost-effective alternative to natural stone, primarily as trim, ornamentation, or ornate building façade elements (refer to Fig. 1). It has also been widely used as wall cladding panels. Its cost advantage is primarily due to reduced cost of the raw materials, the ability to mass produce pieces quickly, and the ability to create complex detailing with formwork and casting as opposed to labor-intensive carving or shaping. An extensive range of colors and textures of cast stone are available through the use of varied aggregates, coloring agents, and modifications to

the formwork used for casting. Many designers favor cast stone not only because of the wide range of aesthetic qualities but also because of the uniformity of appearance that can be achieved with a controlled plant fabrication process.

Cast stone was first used in the year 1138, and used extensively in England and France during the 19th century. Several proprietary systems were developed during this period that used unique combinations of natural cements, hydraulic lime, and other binders. These systems were first used in the U.S. during the middle of the 19th century; many have since been abandoned in favor of the components we commonly see today: a combination of portland cement and carefully selected aggregate.

Fabrication

Two processes are typically used to produce cast stone: the vibratory dry tamping (VDT) method and wet casting. Both have potential advantages and disadvantages.

The VDT method is unique to cast stone fabrication. To achieve the appearance of natural stone, very dry mixtures of fine aggregates, cement, and water are pounded or compressed into a form on the side that will become exposed in the finished structure. This material is referred to as the face mixture. Depending on the depth of the face mixture required and the complexity or relief of the form, the face mixture is placed in layers called lifts to ensure full compaction of the material into the form. A backup mixture, consisting of coarser aggregate, cement, and water is then poured or rammed into place over the face mixture to fill the remaining portion of the form. The material is allowed to harden and cure, and then the form is stripped and the material stored until it is needed on the project site.

Cast stone produced using the VDT method can replicate stone quite accurately and is less susceptible to surface disruption as a result of free water against the form. Quality control, however, is critical to maintain consistency of both the face and backup mixtures. Changes in thickness of the face mixture can result in variations in density and appearance of the face mixture, as well as cracks due to differential shrinkage between the drier face mixture and the wetter backup mixture. Backup mixtures are usually highly variable in content because they are not visible when the finished product is used.

Wet casting of cast stone is virtually identical to the process used for precast concrete: a form is constructed and then filled with a mixture of aggregates, cement, some additives, and water. Some wet-cast methods can involve multiple lifts of material, or variations between the face mixture and backup mixture. It is allowed to harden and cure for a period of time, and then the form is



Fig. 1: An example of cast stone used as ornament at quoins, belt course, and window surrounds on this circa 1920s building

removed. The formed product is then stored until it is transported to the building site where it will be used. Its principle advantages include greater consistency in physical properties through the material's thickness and better quality control of the material. Its principle disadvantages include lower production rates due to the longer curing time required before stripping, susceptibility to plastic drying shrinkage if not properly cured, and disruption of the finished faces as a result of trapped water at the form/mixture interface.

Curing methods for either technique are also highly variable depending on the cast stone manufacturer. Some cure their product using water misting, steam, curing compounds, or damp curing. The amount of curing also varies, depending on the fabrication process and storage practices, as well as the demand for the product on the job site. If the cast stone is insufficiently cured, then it can experience excessive shrinkage, causing cracking of the surface and increased water absorption.

Common Problems

There are a number of common problems that can occur with cast stone. Whereas some of these occur in cast stone produced using both wet casting and the VDT method, the majority of problems observed in modern construction are associated with the VDT method of manufacture. Unless specifically stated otherwise, these discussions will focus on cast stone created using the VDT method.

These problems range in importance from those that may simply affect appearance or accelerate the need for routine maintenance to those that impact the structural integrity of the material and put the public at risk. Several of the more commonly observed deficiencies found with cast stone are discussed in the following.

Excessive Soiling

Excessive soiling of cast stone surfaces can result from exposure to pollution, soot, and airborne dust. It can also be a result of these materials washing down from other adjacent building surfaces onto the cast stone (refer to Fig. 2). Because cast stone is absorptive as well as somewhat rough in texture, particulates can settle into the cast stone surface, or be deposited there by water. Cast stone with higher absorption and lower surface densities can become soiled more quickly since the surface structure is more open.

Crazing

Crazing, or craze cracking, is a network of interconnected hairline cracks (refer to Fig. 3). These cracks usually extend only a few millimeters into the cast stone; however, severe crazing can merge

together to form deeper cracks that can allow moisture to reach the interior and, in extreme cases, cause loss of strength or instability. At the very least, these cracks take in moisture and dirt, causing them to discolor. Despite the objectionable appearance and potential for more severe damage, crazing is considered a nonstructural concern and not cause for rejection of cast stone by CSI.[†]

Crazing is thought to be generally caused by shrinkage occurring at the outermost surface prior to the interior portions of the piece. It can be attributed to curing practices, variable cement content at the surface, excessive wetting and drying, or inadequate ventilation behind the cast stone. The process of tamping also contributes to crazing by creating centers of high compaction (where the tamper impacted the material) surrounded by rings of lower compaction. Crazing appears to be more concentrated in the areas of lower compaction or density. The amount of crazing is also more prevalent at locations where the face mixture is thin. The variations in thickness lead to differential drying shrinkage in the face mixture, as well as variations in density that leads to the formation of craze cracking at the surface.

Racking is probably the most common problem associated with cast stone. CSI recommends that pieces containing cracks in excess of 0.005 in. (0.127 mm) not be accepted in a quality cast stone installation.[‡] Cracking can develop as a result of many different conditions and range in impact from cosmetic to a loss of structural capacity. Several of these are described in the following.

Restraint of Volume Change

Often cast stone is rigidly attached to the backup structure for support, with no allowance for volume change of the material. Although VDT-cast stone is manufactured with a low water content and experiences less shrinkage than wet-cast products, shrinkage does occur and continues for several years after fabrication. The cast stone is also subject to volume changes due to thermal cycling and will typically experience a greater temperature swing than the unexposed backup structure whose temperature range in service is often moderated by the thermally controlled building interior. If the ends of the cast stone are restrained, the differential volume change between the cast stone and the backup structure results in cracks forming across the face of the cast stone (refer to Fig. 4).

Some manufacturers will attempt to control cracking resulting from volume changes by introducing reinforcing steel in both directions across the face of the cast stone piece. Unfortunately, this is often ineffective because of the difficulty in



Fig. 2: Heavily soiled cast stone at a water table due to water run-off

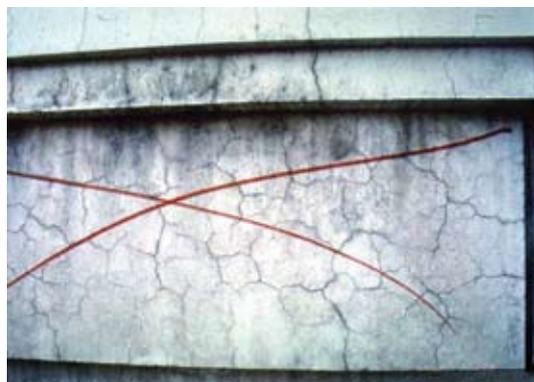


Fig. 3: Heavy crazing in a cast stone façade panel

[†] CSI Technical Bulletin #32, "Crazing."

[‡] CSI Bulletin #36, "Inspection and Acceptance."



Fig. 4: Crack resulting from restraint from shrinkage

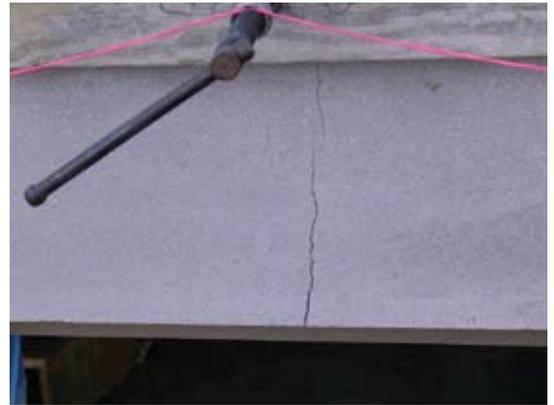


Fig. 6: This crack was formed as a result of excessive loading in flexure



Fig. 5: Cracking that resulted from corrosion of reinforcing steel



Fig. 7: Poor storage and handling cast stone on site can result in improper loading and damage

achieving adequate consolidation of the material around the reinforcing steel to control and distribute the cracking. Poor consolidation around reinforcing steel in the transverse direction (perpendicular to its span) can actually form weak planes through the thickness where cracks are more likely to form.

Corrosion

Corrosion of embedded reinforcing steel can lead to cracking at the surface of the cast stone. This type of cracking is often accompanied by delamination of the material at the depth of the reinforcement, leading to further instability of the cast stone in the form of spalls (refer to Fig. 5).

Insufficient Strength

Although cast stone is typically not heavily loaded in most building applications, pieces can develop relatively high flexural stresses if they are spanning across openings, not fully bedded along their length, or in any other orientation with just two points of support. The flexural stresses are exacerbated if the piece is long and slender. Flexural cracking will

typically form in the middle third of the span and run from the top to bottom edge of a horizontally oriented piece (refer to Fig. 6) or across a piece that is oriented vertically, such as a window jamb.

Handling

Cracks can also develop as a result of mishandling or unintended loading during transportation or erection. Cast stone is usually stripped shortly after forming, moved to a curing facility, moved for cleaning, and moved again to yard storage. It will often be transported to the project site prior to gaining full strength, making it more susceptible to damage while being loaded and unloaded. Cracks can develop if a piece is picked up or stored in a manner not intended (refer to Fig. 7); many cast stone fabricators will furnish lifting hardware cast in larger pieces to avoid damage during lifting operations.

Patching Failures

Patching is the process of repairing a spall or chip in cast stone by placing into the defect a fresh,

formable cementitious material mixed to match the damaged cast stone as closely as possible. Patching is usually performed by the manufacturer of the cast stone, after the piece is installed.

Despite duplicating the cast stone components and their proportions, patches rarely match in all environmental conditions because the density and absorption of the original material cannot be replicated when the patch is installed. Because it is so difficult to obtain a good match between the patching material and the cast stone, only damage



Fig. 8: A patch relying solely on cementitious bond in an overhead condition. Note the failure of the feathered edge at left



Fig. 9: Patches that have failed and have become unstable should be removed

truly noticeable should be repaired (refer to Fig. 8). Pieces with spalls or chips greater than 8 in. (203 mm) square should be replaced. No matter the size, an acceptable patch must not be visible from more than 20 ft (6 m) away.[§]

Patches fail by shrinking excessively or debonding from the substrate. Water can work between the patch and the cast stone substrate through separations at the bondline resulting from shrinkage; water can further degrade the patching material, become trapped and freeze, promote efflorescence, or simply make the patch more visible and detract from the overall appearance of the cast stone. Unstable patches that are debonded from the substrate or severely cracked should be removed to prevent them from falling out on their own, particularly where pedestrians or traffic could be impacted (refer to Fig. 9).

Corrosion of Reinforcing Steel

Whereas most cast stone is not used in load-bearing applications and does not require reinforcement, reinforcing steel or reinforcing bar can be used to increase its strength in flexure or enhance its ability to be handled or transported without damage. Placement of reinforcing steel is of particular concern in VDT-cast stone panels and should be avoided. Usually the face mixture is placed first, then the steel is set, and the backup mixture poured around it. Therefore, this process does not allow for the reinforcing steel to engage the face mixture. If the backup mixture is dry-tamped as well, it is nearly impossible to achieve adequate consolidation around the reinforcing steel that is sufficient to develop its strength.

If it must be used, wet-cast methods of fabrication are preferable so that the reinforcement can be fully encapsulated in cementitious material. It is also important to provide adequate cover over the steel to increase the time it takes for carbonation to reach the depth of the steel. Reinforcement that is less susceptible to corrosion, such as galvanized or epoxy-coated bars, also help to reduce the risk of corrosion-induced distress.

Spalling

Spalling and incipient spalling can occur for a multitude of reasons. Spalls can develop at anchor points where stresses are high and the cast stone is cut to receive the anchors. It can also occur as a result of setting procedures—pry bars are often used to position the stone, and the weaker edges and corners can break due to the applied pressure.

Delamination/Separation of Lifts

Cast stone manufactured using the VDT method is compacted into forms as layers called lifts. These lifts are intended to bond to each other, with the

[§] CSI Technical Bulletin #38, "Patching."

tamper forcing the layers into intimate contact. When the material is spread in the forms, however, the material being the most highly compacted is that closest to the tamper and furthest away from the layer below. This creates zones of lower compaction at the lift lines that can be more absorptive and break down more quickly if exposed to the environment; exposed lift lines can take in a substantial amount of water and erode, leaving fissures on the surface that are visually unappealing and increase the amount of water able to reach the interior of the cast stone.

Often bond at the interface between lifts is lacking. Bond can also be reduced over time if the lift interface is exposed to the environment. Without adequate bond or mechanical engagement, the outer lift (often the face mixture) can separate from the back-up mixture and become unstable (refer to Fig. 10). This condition, in combination with the presence of cracks in the face mixture, can allow portions of the face mixture to fragment and spall.

Solutions

Over the years, many creative approaches have been developed to restore, repair, and maintain cast



Fig. 10: Delamination of the face mixture from a large spandrel panel. Round patches are patches from prior core sampling

stone. The cast stone industry and professionals engaged to correct deficiencies in building materials have developed repair materials and methods to address many of the problems previously mentioned. Some of the more common repair/maintenance approaches are discussed in the following.

Cleaning

Most soiling can be treated successfully with conventional water rinses, detergents, or chemical

cleaners. The use of more aggressive cleaners, such as those containing acids, should be avoided or used judiciously since they can dissolve the cementitious binders in the material and lead to erosion and roughness. Cleaning with high-pressure water (greater than 300 psi [2 MPa]) should also be avoided as it can remove the paste surrounding the aggregate, roughening the surface. If the surface of the cast stone is rough or cracks are present, more debris is retained, making the material “dirtier” in appearance. Cracks are more difficult to clean because the soiling material is drawn more deeply into the crack where conventional surface cleaning may not reach.

Water Repellent Application

The application of penetrating water repellents such as silane and siloxane blends to cast stone can reduce its absorption and improve its resistance to soiling by making the surface hydrophobic and less able to absorb contaminants deposited by water. Low water absorption is critical to maintain durability, reduce the appearance of crazing, and reduce soiling overall.

If cast stone is exhibiting visible crazing, water repellents can be applied after cleaning to help prevent the crazing from becoming more pronounced. It prevents contaminants from being redeposited in the cracks and also prevents water from wicking into the body of the cast stone.

Re-etching

When originally fabricated, a cleaning solution most often containing muriatic acid is used to remove the excess paste at the surface and to expose the brighter stone aggregate. Occasionally, if soiling is severe, or if crazing is visible and darkened by contaminants filling the surface of the fine cracks, a similar acid-based wash can be used to improve the appearance. The stronger cleaning solution aggressively attacks the material in the cracks and surface irregularities. The author’s experience suggests that the appearance of shallow crazing can be improved with this method and is worth attempting; however, older crazing that penetrates more deeply into the surface is not typically improved by the application.

One must also consider, however, that it is far more difficult to apply an acid wash to cast stone once it is in place, particularly if it is oriented in a vertical position. Adjacent surfaces often must be protected from damage by the caustic cleaners, and run-off must be collected and neutralized or otherwise controlled.

Architectural Coating

When the cast stone is severely crazed, soiled, discolored, or contains a number of poorly matched patches, an architectural coating or pigmented sealer can be an attractive option. Although the original

appearance simulating natural stone is lost, coating and pigmented sealers offer a consistent, fresh appearance (refer to Fig. 11). Coatings will bridge small cracks and surface irregularities, and provide a water-resistant finish for the cast stone, reducing future concerns about absorption.

Coatings can range in formulation from acrylic elastomeric to potassium silicate-based materials. The most critical characteristic is breathability, or its ability to allow water vapor to pass from the cast stone to the exterior. Coatings that are not sufficiently breathable will trap moisture, peel, blister, and encourage freezing-and-thawing deterioration within the cast stone. Coatings and sealers do require reapplication; our experience suggests recoating should be anticipated every 5 to 10 years, depending on the product and its environmental exposure. Most coatings can be easily cleaned with mild detergents.

Crack Treatments

Cracks that are nonstructural but can allow excessive water penetration to reach the interior of the cast stone should be sealed. Cast stone producers will often rub a cementitious slurry or grout into the crack, filling up the surface; however, the crack quickly reforms through the thin brittle application. To more successfully seal cracks, the surface of the crack should be widened and deepened to accept an appropriate amount of material. Elastomeric sealant, cementitious grout, and structural adhesives have all been used with mixed results. The more rigid materials have a more pleasing appearance but can fail even if the crack is considered stable. Sealants are more forgiving to movement but can be more visible due to the textural differences between them and the surrounding cast stone.

Patching

As mentioned previously, patching of cast stone is inevitable. Often, the first priority for the manufacturer is to install a patch that minimizes the impact to the cast stone and matches well. Unfortunately, these patches often fail due to poor surface preparation and reliance on bond strength of the patch material to hold it in place. Because the patch will shrink after its placement in the cast stone, the bond can be broken as a result of the volume change. The manufacturer will also typically taper the patching material out to the edge of the chip or spall, producing a thin, fragile edge. These feathered edges do not have the integrity to stay bonded and break off, leaving the rest of the patch vulnerable to increased water penetration.

Proper patch installation must make compromises in the appearance. A spall must sometimes be broadened and deepened so that the patch material will be firmly engaged into the surface. The edges



Fig. 11: Example of architectural coating applied over supplemental anchors



Fig. 12: Preparation for patch repairs. Note the saw cut edges and supplemental anchors to engage the new patch material

must be cut to eliminate feather edging, and mechanical anchoring is necessary to ensure that if the patch does lose bond, it will stay engaged in the substrate (refer to Fig. 12). These practices will produce a patch that is more noticeable, but one that will be far more durable.

Industry Quality Control

The document most referenced by architectural specifications today with respect to the design, use, and manufacture of cast stone is the CSI *Technical Manual*; it has become the most widely accepted standard for the industry. Most specifications will defer to the requirements for cast stone expressed in its standard specifications. This document in turn references ASTM C1364, "Standard Specification for Architectural Cast Stone,"⁴ which is maintained by ASTM Committee C-27, Precast Concrete Products, and the direct responsibility of Subcommittee C27.20, Architectural and Structural Products. The language between these two documents is quite similar, with the CSI specification inclusive of the ASTM requirements.

Although many improvements have been made recently regarding the quality of cast stone as a result of more stringent requirements for quality control in the industry, there are still some areas where the standard specification and industry requirements could be improved to better ensure a quality product will be delivered and the material's end user will be satisfied.

Cast stone is a unique material that offers modern designers the appearance of natural stone, but with all the advantages of a manufactured product. Conversely, proper manufacturing processes and quality control are critical to

providing a good cast stone product. A better understanding of the material's advantages and limitations are essential to make certain that all parties involved in the cast stone application are pleased with the final installation.

References

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