



PUBLIC MEETING NOTICE AND AGENDA
COMMITTEE OF THE WHOLE MEETING

FEBRUARY 25, 2020
7:30 P.M.

AGENDA

1. Call to Order
2. Pledge of Allegiance
3. Audience Participation
The public is invited to make an issue-oriented comment on any matter of public concern not otherwise on the agenda. The public comment may be no longer than 3 minutes in duration.
4. Staff Presentations
 - A. Administration
 1. Ordinance Amending Chapter 33, Section 33.08B, Number of Licenses Issued, of the Municipal Code
 - B. Police Department
 1. Ordinance Amending Chapter 43, Adding Section 43.28, Drug Paraphernalia, of the Municipal Code
 - C. Public Works
 1. Contract for the Well 10 Generator Replacement Project
 2. Recommendation to Award the 2020 Parking Lot Replacements Project
 3. Ordinance Authorizing the Sale of Surplus Property
 - D. Community Services
 1. Vehicle Lease Agreement with NISRA
 2. Ordinance Granting Variations to Sections 16.4, Prohibited Signs, and 16.11, Sign Chart for 309 North Randall Road
5. Board of Trustees
 - A. Trustee Harlfinger
 - B. Trustee Huckins
 - C. Trustee Bogdanowski
 - D. Trustee Dustin
 1. Planning and Zoning Commission Liaison Report
 - E. Trustee Bojarski
 - F. Trustee Murphy
 1. Parks and Recreation Board Liaison Report
6. Village President

7. Audience Participation

8. Adjournment

MEETING LOCATION
Lake in the Hills Village Hall
600 Harvest Gate
Lake in the Hills, IL 60156

The Village of Lake in the Hills is subject to the requirements of the Americans with Disabilities Act of 1990. Individuals with disabilities who plan to attend this meeting and who require certain accommodations so that they can observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the Village's facilities, should contact the Village's ADA Coordinator at (847) 960-7410 [TDD (847) 658-4511] promptly to allow the Village to make reasonable accommodations for those persons.

Posted by: _____ Date: _____ Time: _____



REQUEST FOR BOARD ACTION

MEETING DATE: February 25, 2020

DEPARTMENT: Administration

SUBJECT: Ordinance Amending Chapter 33, Section 33.08B "Number of Licenses Issued" of the Municipal Code

EXECUTIVE SUMMARY

Currently Chapter 33, Section 33.08B "Number of Licenses Issued", specific to Class B and Class D Liquor Licenses allowed, does not coincide with the number of businesses that actually have these Class Liquor Licenses.

In 2018, Rock N Grill did not renew their Class D liquor license and in 2019, Cigarette Depot, who held a Class B Liquor License, changed owners. The new owner did not request the issuance of a liquor license. Chapter 33, Section 33.08B was not subsequently updated to reflect these changes.

The Attached ordinance reduces the Class B Liquor Licenses allowed by Village Code from eleven to ten and the Class D Liquor Licenses allowed by Village Code from four to three in order to ensure consistency in the liquor license application and approval processes.

FINANCIAL IMPACT

None

ATTACHMENTS

1. Proposed Ordinance

RECOMMENDED MOTION

Motion to approve an Ordinance amending Chapter 33, Liquor Control and Liquor Licensing, Section 33.08B "Number of Licenses Issued" of the Lake in the Hills Municipal Code to reduce the Class B Liquor Licenses allowed within the Village from eleven to ten and the Class D Liquor Licenses allowed with the Village from four to three.

VILLAGE OF LAKE IN THE HILLS

ORDINANCE NO. 2020 - _____

**An Ordinance Amending Chapter 33, Liquor Control and
Liquor Licensing, Section 33.08B "Number of Licenses Issued"
of the Lake in the Hills Municipal Code**

WHEREAS, the Village of Lake in the Hills, McHenry County, Illinois, is a home rule municipality as contemplated under Article VII, Section 6, of the Constitution of the State of Illinois, and the passage of this Ordinance constitutes an exercise of the Village's home rule powers and functions as granted in the Constitution of the State of Illinois.

WHEREAS, the Village of Lake in the Hills has reviewed and assessed the costs of administering video gaming licensing, police involvement in monitoring and responding to establishments related to video gaming, code enforcement inspections and other related costs specifically attributable to video gaming in adjusting the fee structure for video gaming licenses.

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Lake in the Hills, McHenry County, Illinois, as follows:

SECTION 1: That Section 33.08B "Number of Licenses issued" of the Lake in the Hills Municipal Code shall be amended to read as follows:

**33.08 CLASSIFICATIONS, FEES, AND DAILY AND EVENT PERMITS, AND
AUXILIARY LICENSES**

B. NUMBER OF LICENSES ISSUED: There shall be in the Village not more than:

Class A:	Nine Licenses
Class A-1:	One License
Class A-2:	Three licenses
Class A-3:	One License
Class B:	Ten <u>Eleven</u> Licenses
Class B-1:	Zero Licenses
Class C:	Two Licenses
Class D:	Three <u>Four</u> Licenses
Class E:	One License
Class E-1	One License
Class F:	One License
Class G:	Zero Licenses
Class H:	One License

Class BWT: Zero Licenses
Class BWT-1: Zero Licenses
Class MBP: Zero Licenses

SECTION 2: If any section, paragraph, subdivision, clause, sentence or provision of this Ordinance shall be adjudged by any Court of competent jurisdiction to be invalid, such judgment shall not affect, impair, invalidate or nullify the remainder thereof, which remainder shall remain and continue in full force and effect.

SECTION 3: All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

SECTION 4: This Ordinance shall be in full force and effect upon its passage, approval and publication in pamphlet form (which publication is hereby authorized) as provided by law.

Passed this 27 day of February 2020 by roll call vote as follows:

	Ayes	Nays	Absent	Abstain
Trustee Stephen Harlfinger	_____	_____	_____	_____
Trustee Ray Bogdanowski	_____	_____	_____	_____
Trustee Bob Huckins	_____	_____	_____	_____
Trustee Bill Dustin	_____	_____	_____	_____
Trustee Suzette Bojarski	_____	_____	_____	_____
Trustee Diane Murphy	_____	_____	_____	_____
President Russ Ruzanski	_____	_____	_____	_____

APPROVED THIS 25TH DAY OF FEBRUARY, 2020

Village President, Russ Ruzanski

(SEAL)

ATTEST: _____
Village Clerk, Cecilia Carman

Published: _____



REQUEST FOR BOARD ACTION

MEETING DATE: February 25, 2020

DEPARTMENT: Police

SUBJECT: Ordinance Amending Chapter 43, Adding Section 43.28, Drug Paraphernalia, of the Lake in the Hills Municipal Code

EXECUTIVE SUMMARY

A new section is proposed for Chapter 43 of the Municipal Code. Section 43.28, Drug Paraphernalia, will make it unlawful for any person under the age of 21 to knowingly possess any drug paraphernalia within the corporate limits of the Village. Section 43.28 mirrors the Illinois Compiled Statutes definition of drug paraphernalia. The ordinance change is intended to give officers a local charging mechanism when persons under the age of 21 unlawfully possess drug paraphernalia items.

FINANCIAL IMPACT

None.

ATTACHMENTS

Ordinance Amending Chapter 43, Adding Section 43.28, Drug Paraphernalia, of the Lake in the Hills Municipal Code

RECOMMENDED MOTION

Motion to approve the ordinance amending Chapter 43, adding Section 43.28, Drug Paraphernalia, of the Lake in the Hills Municipal Code.

VILLAGE OF LAKE IN THE HILLS

ORDINANCE NO. 2020 - _____

**An Ordinance Amending Chapter 43,
Adding Section 43.28, Drug Paraphernalia,
of the Lake in the Hills Municipal Code**

WHEREAS, the Village of Lake in the Hills, McHenry County, Illinois, is a home rule municipality as contemplated under Article VII, Section 6, of the Constitution of the State of Illinois, and the passage of this Ordinance constitutes an exercise of the Village's home rule powers and functions as granted in the Constitution of the State of Illinois; and

WHEREAS, the Village has the authority to adopt ordinances and to promulgate rules and regulations that pertain to its government and affairs that protect the health, safety and welfare of the citizens; and

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Lake in the Hills, McHenry County, Illinois, 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: A new section is hereby created to the Municipal Code, Chapter 43, Section 43.28 "Drug Paraphernalia", that will read as follows:

43.28 Drug Paraphernalia

A. Drug Paraphernalia

1. Definitions. For purposes of this Section, drug paraphernalia is defined as in 720 ILCS 600/2(d), as amended, and includes, but is not limited to:

- a. Kits used, intended for use or designed for use in planting, propagating, cultivating, growing or harvesting of any species of plant which is a controlled substance or cannabis or from which a controlled substance or cannabis can be derived;
- b. Kits used, intended for use or designed for use in manufacturing, compounding, converting, producing, processing or preparing controlled substance or cannabis;

- c. Isomerization devices used, intended for use or designed for use in increasing the potency of any species of plant which is a controlled substance or cannabis;
- d. Testing equipment used, intended for use or signed for use in identifying, or in analyzing the strength effectiveness or purity of controlled substances or cannabis;
- e. Scales and balances used, intended for use or designed for use in weighing or measuring controlled substances or cannabis;
- f. Diluents and adulterants, such as quinine hydrochloride, mannitol, mannite, dextrose and lactose, used, intended for use or designed for use in cutting controlled substances or cannabis;
- g. Separation gins and sifters used, intended for use or designed for use in removing twigs and seeds from, or in otherwise cleaning or refining marijuana;
- h. Blenders, bowls, containers, spoons and mixing devices used, intended for use or designed for use in compounding-controlled substances or cannabis;
- i. Capsules, balloons, envelopes and other containers used, intended for use or designed for use in packaging small quantities of controlled substances or cannabis;
- j. Containers and other objects used, intended for use or designed for use in storing or concealing controlled substances or cannabis;
- k. Hypodermic syringes, needles and other objects used, or intended for use, in parenterally injecting cannabis or controlled substances into the human body;
- l. Objects used, intended for use or designed for use in ingesting, inhaling or otherwise introducing marijuana, cocaine, hashish oil into the human body, such as:

- i. Metal, wooden, acrylic, glass, stone, plastic or ceramic pipes with or without screens, permanent screens, hashish heads or punctured metal bowls;
- ii. Water pipes;
- iii. Carburization tubes and devices;
- iv. Smoking and carburization masks;
- v. Roach clips, meaning objects used to hold burning material, such as a marijuana cigarette, that has become too small or too short to be held in the hand;
- vi. Chamber pipes;
- vii. Carburetor pipes;
- viii. Electric pipes;
- ix. Air-driven pipes;
- x. Chillums;
- xi. Bongs; and
- xii. Ice pipes or chillers.

2. In determining whether an object is drug paraphernalia, a court or other authority should consider, in addition to all other logically relevant factors, the following:

- a. Statements by an owner or by anyone in control of the object concerning its use;
- b. Prior convictions, if any, of an owner, or of anyone in control of the object, under any state or federal law relating to any controlled substances;
- c. The proximity of the object, in time and space, to a direct violation of this Section;
- d. The proximity of the object to controlled substances;

- e. The existence of any residue of controlled substances on the object;
 - f. Direct or circumstantial evidence of the intent of an owner, or of anyone in control of the object, to deliver it to persons whom he knows, or should reasonably know, intend to use the object to facilitate a violation of this Section; the innocence of an owner, or of anyone in control of the object, as to a direct violation of this Section, shall not prevent a finding that the object is intended for use, or designed for use as drug paraphernalia;
 - g. Instructions, oral or written, provided with the object concerning its use;
 - h. Descriptive materials accompanying the object which explain or depict its use;
 - i. National and local advertising concerning its use;
 - j. The manner in which the object is displayed for sale;
 - k. Whether the owner, or anyone in control of the object, is a legitimate supplier of like or related items to the community, such as a licensed distributor or dealer of tobacco products;
 - l. Direct or circumstantial evidence of the ratio of sales of the object(s) to the total sales of the business enterprise;
 - m. The existence and scope of legitimate uses for the object in the community; and
 - n. Expert testimony concerning its "use."
3. Possession of Drug Paraphernalia Prohibited Under Age 21: It shall be unlawful for any person under the age of 21 to knowingly possess any drug paraphernalia within the corporate limits of the Village except that any person 18 years of age or older may possess up to 20 hypodermic syringes or needles pursuant to the Hypodermic Syringes and Needles Act (720 ILCS 635/1 et seq.), as may be amended, the terms of which are incorporated herein.

4. Possession of Paraphernalia Prohibited Age 21 or Older:
 It shall be unlawful for any person 21 years of age or older to knowingly possess any drug paraphernalia except as permitted under the Compassionate Use of Medical Cannabis Pilot Program Act (410 ILCS 130/1 et seq.), as may be amended, the Cannabis Regulation and Tax Act (410 ILCS 705/1-1 et seq.), as may be amended, and the Hypodermic Syringes and Needles Act (720 ILCS 635/1 et seq.), as may be amended, the terms of which are incorporated herein.

SECTION 3: If any provision of this Ordinance, or the application of any provision of this Ordinance, is held unconstitutional or otherwise invalid, such occurrence shall not affect other provisions of this Ordinance, or their application, that can be given effect without the unconstitutional or invalid provision or its application. Each unconstitutional or invalid provision, or application of such provision, is severable, unless otherwise provided by this Ordinance.

SECTION 4: This Ordinance shall be in full force and effect upon its passage, approval and publication in pamphlet form (which publication is hereby authorized) as provided by law.

Passed this 27th day of February 2020 by roll call vote as follows:

	Ayes	Nays	Absent	Abstain
Trustee Stephen Harlfinger	_____	_____	_____	_____
Trustee Ray Bogdanowski	_____	_____	_____	_____
Trustee Bob Huckins	_____	_____	_____	_____
Trustee Bill Dustin	_____	_____	_____	_____
Trustee Suzette Bojarski	_____	_____	_____	_____
Trustee Diane Murphy	_____	_____	_____	_____
President Russ Ruzanski	_____	_____	_____	_____

APPROVED THIS 27TH DAY OF FEBRUARY, 2020

 Village President, Russ Ruzanski

(SEAL)

ATTEST: _____
 Village Clerk, Cecilia Carman

Published: _____



REQUEST FOR BOARD ACTION

MEETING DATE: February 25, 2020

DEPARTMENT: Public Works

SUBJECT: Award a Contract for the Well 10 Generator Replacement Project

EXECUTIVE SUMMARY

As part of the Village's generator replacement schedule, the generator at Well 10 was approved in the 2020 budget for replacement. Village staff authored a Request For Proposal (RFP) and in January, the RFP invitation was sent to 16 generator companies, posted on the Village's website, and published in the Northwest Herald. On February 7, 2020, four RFP submittals were received and pricing ranged from a low price of \$47,043.00 from Midwest Power Industry Inc. ("Midwest") of Ringwood, IL, to a high price of \$60,000.00.

The Village has not worked with Midwest before; however, Midwest provided positive references for similar projects and staff is confident they are qualified to perform this work. The capital asset form, RFP results, a recommendation letter, and a bid certification form are attached for your review.

Village staff recommends that the Village Board approve and award the Well 10 Generator Replacement Project to Midwest Power Industry Inc. in the amount of \$47,043.00.

FINANTIAL IMPACT

The Village's 2020 budget includes \$75,000.00 in the Water Fund for this project. The contract award amount of \$47,043.00 is under budget by \$27,957.00.

ATTACHMENTS

1. Capital Asset Form
2. RFP Results
3. Recommendation Memo
4. Bid Certification Form

RECOMMENDED MOTION

Motion to award a contract to Midwest Power Industry Inc. of Ringwood IL, for the Well 10 Generator Replacement Project in the amount of \$47,043.00.

CAPITAL ASSET REQUEST FORM

FUND:	Water O&M
DEPARTMENT:	Public Works
DIVISION:	Water

NAME OF ASSET OR PROJECT TITLE:

Well 10 Generator Replacement

TOTAL EXPECTED COST:

\$75,000

DESCRIPTION:

Well 10 Generator Replacement

CATEGORY:

- Mandate
- Rehabilitation or Asset Management
- Operational Improvement
- New Initiative

CRITERIA:

- 1: The Well 10 generator is original to the building and has provided the facility and Village water system many years of dependable back-up power during outages. Due to its age, parts for this generator are no longer available. It is no longer a reliable piece of equipment and it must be replaced.
- 2: The Well 10 generator has reached the end of its usable life and must be replaced in order to provide back-up power to this water producing facility and will do so for the next 25 years.
- 3: The Village has six production facilities within the high pressure zone of the water system, one of which is Well 10. This facility is one of 5 facilities in the zone with a backup generator. Not replacing this equipment will increase the likelihood that the Village will not be able to produce enough water to keep up with demand during power outages.



Lake in the Hills Public Works Department

MEMORANDUM

To: Dan Kaup, Public Works Director
From: Scott Parchutz, Public Properties Superintendent
Date: February 7th, 2020
Subject: RFP Results – Well 10 Generator Replacement Project

The RFP opening for the Well 10 Generator Replacement Project was held at the Public Works Facility on February 7th, 2020 at 10:00 a.m. Scott Parchutz, Tyler Eckman, Stephanie Raupp, and Peter D’Agostino from the Village of Lake in the Hills were present at the RFP opening. Also present were Gizena Sullivan with Mag Construction, Theresa Maloney with Newcastle Electric, Coty Kruckenberg with Associated Electrical, and Tom Fischbach with Midwest Power Industry. The Village received RFP submittals from the following companies:

Company	Addendum #1	Bid Amount
Associated Electrical Contractors, Inc. – Woodstock, IL.	-	\$59,000.00
Mag Construction Co – Highland Park, IL.	Yes	\$60,000.00
Newcastle Electric Inc. – Itasca, IL.	Yes	\$56,600.00
Midwest Power Industry Inc. – Ringwood, IL.	Yes	\$47,043.00

The RFP opening concluded at 10:05 a.m. The RFP submittals will be reviewed and Village staff plan to make a recommendation to the Village Board at the February 25th, 2020 Committee of the Whole Meeting.

LAKE IN THE HILLS PUBLIC WORKS DEPARTMENT

MEMORANDUM

To: Dan Kaup, Public Works Director
From: Scott Parchutz, Public Properties Superintendent
Date: February 14, 2020
Subject: Recommendation to Accept Bid from Midwest Power Industry Inc. for the Well 10 Generator Replacement Project

I recommend that we accept the proposal and award a purchase order to Midwest Power Industry Inc. in the amount of \$47,043.00. The Well 10 Generator Replacement Project Request for Proposal (RFP) opportunity was published in the Northwest Herald. The RFP was also posted to the Village website, and email notifications of this RFP opportunity were sent to 16 companies. At the February 7, 2020 RFP opening, four submissions were received:

- Midwest Power Industry Inc. \$47,043.00
- Newcastle Electric Inc. \$56,600.00
- Mag Construction \$60,000.00
- Associated Electric Contractors \$59,000.00

Midwest Power Industry Inc. provided the lowest responsible bid in the amount of \$47,043.00. Midwest Power Industry Inc. provided positive references for similar projects and staff is confident they are qualified to perform this work.

I recommend that we accept the proposal and award a purchase order to Midwest Power Industry Inc. in the amount of \$47,043.00. The Village's FY 2020 Budget under the Water Fund includes \$75,000.00 for the Well 10 generator replacement project. The total expense for the project is \$47,043.00, which is \$27,957.00 under budget.

APPENDIX 4

VILLAGE OF LAKE IN THE HILLS
BID CERTIFICATION FORM

Well 10 Generator Replacement Project

Contractor's Name: MIDWEST POWER INDUSTRY INC
Address: PO BOX 106
RINGWOOD IL 60072
Contact Person and Phone # BILL TRUC 815-790-0974

1. COST OF WORK:

The undersigned, having familiarized [himself/herself] with conditions affecting the cost of the work and its performance and having carefully examined and fully understood the INSTRUCTION TO BIDDERS, hereby affirms and agrees to enter into a contract with the Village of Lake In The Hills, Illinois;

The undersigned hereby also certifies that in accordance with 710 ILCS 7/33E-11 that the Bidder is not barred from submitting a bid for this contract as a result of a violation of either Section 33E-3 or Section 33E-4 concerning bid rigging, bid rotating, kickbacks, bribery and other interference with public contracts;

To PROVIDE all supervision, labor, material, equipment, and all other expense items to perform completely the entire work covered by all specifications for the entire work;

For the lump sum of Forty Seven Thousand Four Hundred Dollars (\$ 47,043.00)

Proposed Manufacturer/Model of Generator Cummins Model C100D6C

Proposed Manufacturer/Model of ATS ASCO 300 Series 480/277V 3PH 200 Amps

Proposed Manufacturer/Model of Annunciator Cummins

Copy of Manufacturer's Warranty(s) attached: Yes No

Optional bid item

Please provide a not-to-exceed price to extend the equipment manufacturer's warranty period from twenty-four months to sixty

Months \$ 703.00

2. COSTS:

The undersigned hereby affirms and states that the prices quoted herein constitute the total cost to the Village for all work involved in the respective items and that this cost also includes all insurance, royalties, transportation charges, use of all tools and equipment, superintendence, overhead expense, all profits, and all other work, services, and conditions necessarily involved in the work to be done and materials to be furnished in accordance with the requirements of the contract documents considered severally and collectively. All bids shall be held valid for a period of 60 days after the bid due date.

The undersigned hereby also certifies that this bid is genuine and not collusive or sham; that said Bidder has not colluded, conspired, connived or agreed, directly or indirectly, with any other Bidder or person, to put in a sham bid or to refrain from submitting a bid; and has not in any manner, directly or indirectly, sought by agreement or collusion, or communication or conference with any person, to fix the proposed price elements of said bid, or that of any other Bidder, or to secure any advantage against any other Bidder or any person interested in the proposed contract.

The undersigned hereby also certifies in accordance with 65 ILCS 5/11-42.1-1 that the Bidder is not delinquent in the payment of any tax administered by the Illinois Department of Revenue, unless the amount and/or liability is being properly contested in

accordance with the procedures established by the appropriate revenue act

The undersigned hereby also certifies in accordance with 720 ILCS 5/33 E that the Bidder will not participate in bid rigging and/or rotating, kickbacks, bribery, and other related interference with public contracts. The statute requires that a certification by submitted by a bidder specifically attesting to the provisions of 5/33E-3 and 5/33E-4. The undersigned hereby also certifies in accordance with 775 ILCS 5/2-105 that the Bidder must furnish evidence of adoption of a written policy on sexual harassment pursuant to the statute. The Village's interpretation of this statute is that such a policy does not have to be submitted with the bid, but the Bidder must have one in order to receive a contract.

The undersigned hereby also certifies that the bid is in compliance with all other applicable federal, state, and local laws.

3. DELIVERY REQUIREMENTS:

The undersigned hereby affirms and states that the prices listed as Delivered and Installed are the unit and total costs for the delivery of item(s) to their designated locations ready for use.

4. TIME OF COMPLETION:

The undersigned affirms and declares that if awarded the contract for Well 10 Generator Replacement Project, they will completely perform the contract in strict accordance with its terms and conditions by August 31, 2020.

5. SPECIFICATIONS:

The undersigned will furnish all labor, material, equipment, and services necessary for said Well 10 Generator Replacement Project, in accordance with the following specifications as described on the specifications page.

6. CONDITIONS:

- A. The Village is exempt from federal excise tax and the Illinois Retailers' Occupation Tax. The undersigned hereby certifies that this proposal does not include any amounts of money for these taxes.
- B. To be valid, bids shall be itemized so that selection for purchase may be made, there being included in the price of each item the cost of delivery, insurance, bonds, overhead, and profit.
- C. The Village shall reserve the right to add to or deduct from the base bid and/or alternate bid any item at the prices indicated in the itemization of bid.

Dated at Heartland Bank Trust this 6th day of February, 2020.

By: [Signature]
(Signature)

Its: President
Title

William R. Love, being duly sworn, deposes and states that he/she is the President of Midwest Power Industries Inc and that the statement above is

true and correct. Subscribed and sworn before me this 6th day of February, 2020

(NOTARY STAMP) Damaris Keep
Notary Public

VILLAGE OF LAKE IN THE HILLS

Accepted this _____ day of _____, 2020

By: _____
Russ Ruzanski, Village President





REQUEST FOR BOARD ACTION

MEETING DATE: February 25, 2020

DEPARTMENT: Public Works

SUBJECT: Recommendation to Award the 2020 Parking Lot Replacements Project

EXECUTIVE SUMMARY

As part of the Village's parking lot replacement schedule, an existing section of airport pavement and the existing parking lots at Ken Carpenter Park, Richard Taylor Park and LaBuy Park were approved in the 2020 budget for replacement. Last month Village staff authored a Request For Proposal (RFP) for the replacement of these four locations and included one additional section of airport pavement ("Location Five") in case the Village received favorable pricing for the Airport portion of this project. On January 22, 2020, an RFP invitation was sent to 57 resurfacing companies, posted on the Village's website, and published in the Northwest Herald. On February 10, 2020, ten RFP submittals were received and pricing ranged from a low of \$124,000.00 from Champion Paving Corporation ("Champion") of Hampshire, IL, to a high of \$221,350.00. Champion's price of \$124,000.00 is under budget for each of the first four locations but is not favorable enough for the airport to hire Champion to perform Location Five. As such, Village staff recommend awarding to Champion for the first four locations in the amount of \$115,800.00. It should be noted that after removing Location Five, Champion still submitted the lowest pricing for the first four locations at \$115,800.00.

Champion has worked on similar projects for the Village in the past and staff have been pleased with their performance. Therefore, Village staff recommend awarding this project to Champion Paving Corporation of Hampshire, IL

FINANCIAL IMPACT

The Village's 2020 budget includes \$114,470.00 in the Capital Fund and \$32,150.00 in the Airport Fund for this project. The total expense for this project is \$115,800.00, which is \$27,470.00 under budget in the Capital Fund and \$3,350.00 under budget in the Airport Fund.

ATTACHMENTS

1. Recommendation to Award Memo
2. Bid Results
3. Bid Certification Form
4. Capital Asset Request Forms

RECOMMENDED MOTION

Motion to award a contract to Champion Paving Corporation (“Champion”) of Hampshire, IL, for the 2020 Parking Lot Replacements contract in the amount of \$115,800.00.

Lake in the Hills Public Works Department

MEMORANDUM

To: Dan Kaup, Public Works Director
From: Guy Fehrman, Superintendent of Streets
Date: February 14, 2020
Subject: Recommendation for the 2020 Parking Lot Replacements Project

On February 10, 2020, Public Works received ten sealed bids for the 2020 parking lot replacements project. Champion Paving Corp submitted the lowest bid of the ten. Champion Paving has provided services for the village in the past with excellent service and reliability. Staff recommends awarding the parking lot replacements contract to Champion Paving as the lowest responsible bidder that meets the specifications of the RFP for the first four locations in the RFP.

The Village's 2020 budget includes \$114,470.00 in the Capital Fund and \$32,150.00 in the Airport Fund for this project. The total expense for this project is \$115,800.00, which is \$27,470.00 under budget in the Capital Fund and \$3,350.00 under budget in the Airport Fund.

LAKE IN THE HILLS PUBLIC WORKS DEPARTMENT

MEMORANDUM

To: Dan Kaup, Public Works Director
From: Guy Fehrman, Streets Superintendent
Date: February 10, 2020
Subject: 2020 Parking Lot Replacements Bid Results

The Public Works Department received and opened 10 Request For Proposal (RFP) submittals at 10:00 a.m. on Monday, February 10, 2020 for the 2020 Parking Lot Replacements Project. Vendors in attendance were Christine Swanson – Fowler Enterprises, Brian Niminski – Patriot Maintenance, Chris Panza- Schroeder Asphalt, Brad Mantro- Maneval Construction, Peter Stramaglia – TAT Enterprises, Dexter Torres – Evans & Sons Blacktop, Lori Geske – Geske & Sons, Inc,. Those present from the Village of Lake in the Hills were Dan Kaup – Public Works Director, Guy Fehrman – Streets Superintendent, Peter D’Agostino – Administrative Services Manager and Sunni Butler – Administrative Specialist I, acting as recorder. Peter D’Agostino read the RFP bid amounts:

COMPANY	BID	
Champion Paving Corp P.O. Box 610 Hampshire, IL 60140	Location #1	\$ 54,600.00
	Location #2	\$ 11,000.00
	Location #3	\$ 21,400.00
	Location #4	\$ 28,800.00
	Location #5	\$ 8,200.00
	TOTAL	\$ 124,000.00
Chadwick Contracting Company 12 Prosper Ct. Lake in the Hills, 60156	Location #1	\$ 56,739.00
	Location #2	\$ 10,914.00
	Location #3	\$ 19,425.00
	Location #4	\$ 29,519.00
	Location #5	\$ 7,641.00
	TOTAL	\$ 124,238.00
Patriot Maintenance Inc. 405 Washington Blvd. Mundelein, IL 60060	Location #1	\$ 63,662.00
	Location #2	\$ 11,770.00
	Location #3	\$ 18,430.00
	Location #4	\$ 28,000.00
	Location #5	\$ 11,000.00
	TOTAL	\$ 132,862.00
TAT Enterprises Inc 6546 Cherry Valley Rd. Kingston, IL 60145	Location #1	\$ 63,294.57
	Location #2	\$ 10,664.10
	Location #3	\$ 23,921.04
	Location #4	\$ 32,180.49

	Location #5	\$ 12,500.00
	TOTAL	\$ 142,560.20
Fowler Enterprises LLC 41W691 Russell Rd Elgin, IL 60124	Location #1	\$ 66,750.00
	Location #2	\$ 15,287.00
	Location #3	\$ 28,050.00
	Location #4	\$ 40,775.00
	Location #5	\$ 11,000.00
	TOTAL	\$ 161,862.00
Geske & Sons, Inc Asphalt Paving 400 E Terra Cotta Ave Crystal Lake, IL 60014-3611	Location #1	\$ 60,900.00
	Location #2	\$ 14,950.00
	Location #3	\$ 32,582.00
	Location #4	\$ 41,756.00
	Location #5	\$ 12,595.00
	TOTAL	\$ 162,783.00
Schroeder Asphalt Services, Inc. P.O. Box 831 Huntley, IL 60142	Location #1	\$ 62,400.00
	Location #2	\$ 21,060.00
	Location #3	\$ 33,732.50
	Location #4	\$ 34,487.50
	Location #5	\$ 12,692.50
	TOTAL	\$ 164,372.50
Evans & Sons Blacktop Inc. 3N775 Powis Rd West Chicago, IL 60185	Location #1	\$ 78,000.00
	Location #2	\$ 19,000.00
	Location #3	\$ 32,000.00
	Location #4	\$ 36,000.00
	Location #5	\$ 11,000.00
	TOTAL	\$ 176,000.00
Troch McNeil Paving Company 2425 Pan Am Blvd. Elk Grove Village, IL 60007	Location #1	\$ 67,797.00
	Location #2	\$ 16,135.00
	Location #3	\$ 33,433.00
	Location #4	\$ 45,653.00
	Location #5	\$ 15,882.00
	TOTAL	\$ 178,900.00
Maneval Construction Co. Inc 28090 West Concrete Dr. Ingleside, IL 60041	Location #1	\$ 82,350.00
	Location #2	\$ 25,000.00
	Location #3	\$ 41,000.00
	Location #4	\$ 47,000.00
	Location #5	\$ 26,000.00
	TOTAL	\$ 221,350.00

The RFP opening concluded at 10:15 a.m. Village staff will review all RFP submittals and plan to make a recommendation to the Village Board of Trustees at the February 25, 2020 Committee of the Whole Meeting.

APPENDIX 4
VILLAGE OF LAKE IN THE HILLS
BID CERTIFICATION FORM
2020 Parking Lot Replacements

CONTRACTOR'S NAME: Champion Paving Corp.
ADDRESS: PO Box 610, Hampshire, IL 60140

1. COST OF WORK:

The undersigned, having familiarized [himself/herself] with conditions affecting the cost of the work and its performance and having carefully examined and fully understood the INSTRUCTION TO BIDDERS, hereby affirms and agrees to enter into a contract with the Village of Lake In The Hills, Illinois;

The undersigned hereby also certifies that in accordance with 710 ILCS 7/33E-11 that the Bidder is not barred from submitting a bid for this contract as a result of a violation of either Section 33E-3 or Section 33E-4 concerning bid rigging, bid rotating, kickbacks, bribery and other interference with public contracts;

To PROVIDE all supervision, labor, material, equipment, and all other expense items to perform completely the entire work covered by all specifications for the entire work;

Location	Price (Not-to-exceed)
Location One - 1200 Heartland Gate	\$ 54,600.00
Location Two - 35 Hilltop Drive	\$ 11,000.00
Location Three - 1108 Patton Avenue	\$ 21,400.00
Location Four - 8397 Pyott Road	\$ 28,800.00
Location Five - 8397 Pyott Road	\$ 8,200.00

TOTAL (locations 1, 2, 3, 4 & 5) \$ 124,000.00

2. COSTS:

The undersigned hereby affirms and states that the prices quoted herein constitute the total cost to the Village for all work involved in the respective items and that this cost also includes all insurance, royalties, transportation charges, use of all tools and equipment, superintendence, overhead expense, all profits, and all other work, services, and conditions necessarily involved in the work to be done and materials to be furnished in accordance with the requirements of the contract documents considered severally and collectively. All bids shall be held valid for a period of 60 days after the bid due date.

The undersigned hereby also certifies that this bid is genuine and not collusive or sham; that said Bidder has not colluded, conspired, connived or agreed, directly or indirectly, with any other Bidder or person, to put in a sham bid or to refrain from submitting a bid; and has not in any manner, directly or indirectly, sought by agreement or collusion, or communication or conference with any person, to fix the proposed price elements of said bid, or that of any other Bidder, or to secure any advantage against any other Bidder or any person interested in the proposed contract.

The undersigned hereby also certifies in accordance with 65 ILCS 5/11-42.1-1 that the Bidder is not delinquent in the payment of any tax administered by the Illinois Department of Revenue, unless the amount and/or liability is being properly contested in accordance with the procedures established by the appropriate revenue act

The undersigned hereby also certifies in accordance with 720 ILCS 5/33 E that the Bidder will not participate in bid

rigging and/or rotating, kickbacks, bribery, and other related interference with public contracts. The statute requires that a certification be submitted by a bidder specifically attesting to the provisions of 5/33E-3 and 5/33E-4.

The undersigned hereby also certifies in accordance with 775 ILCS 5/2-105 that the Bidder must furnish evidence of adoption of a written policy on sexual harassment pursuant to the statute. The Village's interpretation of this statute is that such a policy does not have to be submitted with the bid, but the Bidder must have one in order to receive a contract.

The undersigned hereby also certifies that the bid is in compliance with all other applicable federal, state, and local laws.

3. DELIVERY REQUIREMENTS:

The undersigned hereby affirms and states that the prices listed as "Delivered and Installed" are the unit and total costs for the delivery of item(s) to their designated locations ready for use.

4. TIME OF COMPLETION:

The undersigned affirms and declares that if awarded the contract for said 2020 Parking Lot Replacements, [he/she] will completely perform the contract in strict accordance with its terms and conditions by May 31, 2020.

5. SPECIFICATIONS:

The undersigned will furnish all labor, material, equipment, and services necessary for said 2020 Parking Lot Replacements, in accordance with the following specifications and drawings (if required) as attached.

6. CONDITIONS:

- A. The Village is exempt from federal excise tax and the Illinois Retailers' Occupation Tax. The undersigned hereby certifies that this proposal does not include any amounts of money for these taxes.
- B. The Village shall reserve the right to add to or deduct from the base bid and/or alternate bid any item at the prices indicated in the itemization of bid.
- C. In the event of a delay to the 2020 Parking Lot Replacements Completion Date as per the Contract Schedule for which Contractor is solely responsible, Contractor shall pay Liquidated Damages to Village of Lake in the Hills at a rate of \$200 per day of delay.

Dated at 10:00 AM this 7th day of February, 2020

By: Jeanmarie Sullivan
(signature)

Its: Vice President
Title

Jeanmarie Sullivan, being duly sworn, deposes and states that he/she is the Vice President of Champion Paving Corp and that the statement above is

true and correct. Subscribed and sworn before me this 7th day of February, 2020

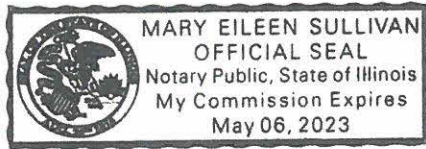
(NOTARY STAMP) Mary Eileen Sullivan
Notary Public

VILLAGE OF LAKE IN THE HILLS

Accepted this _____ day of _____, 2020

By: _____
(signature)

Title: _____



CAPITAL ASSET REQUEST FORM

FUND:	Airport O&M
DEPARTMENT:	Public Works
DIVISION:	Airport

NAME OF ASSET OR PROJECT TITLE:

Rehabilitate Transient Ramp #1

TOTAL EXPECTED COST:

\$32,150.00

DESCRIPTION:

Remove and replace asphalt on Transient ramp #1.

CATEGORY:

- Mandate
- Rehabilitation or Asset Management
- Operational Improvement
- New Initiative

CRITERIA:

- 1: Transient ramp #1 is primarily a day-time only parking ramp for aircraft due to its size.
- 2: The ramp is beyond its useful life. It was originally part of the airport parking lot, however, after a capital improvement project in 2016, it was converted to aircraft parking. The rest of the airport parking lot was repaved in 2019. The asphalt on the ramp has numerous spalling cracks and on a regular basis staff are retrieving large rocks. These rocks are a hazard to spinning propellers on aircraft.
- 3: A quote was solicited to replace the ramp. \$32,150 was the number provided by a reliable vendor the Village has worked with in the past. This project would not be eligible for federal grant reimbursement at this time.



CAPITAL ASSET REQUEST FORM

FUND:	General
DEPARTMENT:	Community Services
DIVISION:	Parks and Recreation

NAME OF ASSET OR PROJECT TITLE:

Carpenter Parking Lot Resurfacing

TOTAL EXPECTED COST:

\$71,300

DESCRIPTION:

Ken Carpenter Park parking lot replacement.

CATEGORY:

- Mandate
- Rehabilitation or Asset Management
- Operational Improvement
- New Initiative

CRITERIA:

- 1: Ken Carpenter Parking Lot has reached the end of its usable life at 24 years.
- 2: Each year, staff evaluates the condition of the parking lots in the Village. Based on this assessment, each parking lot is given a condition rating. The parking lots with the lowest rating are prioritized in the replacement schedule. Delaying the replacement of deteriorated parking could lead to higher future replacement costs.
- 3: Delaying the replacement of deteriorated parking lots could lead to higher future replacement costs.



CAPITAL ASSET REQUEST FORM

FUND:	General
DEPARTMENT:	Community Services
DIVISION:	Parks and Recreation

NAME OF ASSET OR PROJECT TITLE:

Taylor Parking Lot Resurfacing

TOTAL EXPECTED COST:

\$28,000

DESCRIPTION:

Richard Taylor Parking Lot Replacement

CATEGORY:

- Mandate
- Rehabilitation or Asset Management
- Operational Improvement
- New Initiative

CRITERIA:

- 1: Richard Taylor Parking Lot has reached the end of its usable life at 26 years.
- 2: Each year, staff evaluates the condition of the parking lots in the Village. Based on this assessment, each parking lot is given a condition rating. The parking lots with the lowest rating are prioritized in the replacement schedule. Delaying the replacement of deteriorated parking could lead to higher future replacement costs.
- 3: Delaying the replacement of deteriorated parking lots could lead to higher future replacement costs.



CAPITAL ASSET REQUEST FORM

FUND:	General
DEPARTMENT:	Community Services
DIVISION:	Parks and Recreation

NAME OF ASSET OR PROJECT TITLE:

LaBuy Parking Lot Resurfacing

TOTAL EXPECTED COST:

\$15,170

DESCRIPTION:

LaBuy Parking Lot Replacement

CATEGORY:

- Mandate
- Rehabilitation or Asset Management
- Operational Improvement
- New Initiative

CRITERIA:

- 1: LaBuy Parking Lot has reached the end of its usable life at 27 years.
- 2: Each year, staff evaluates the condition of the parking lots in the Village. Based on this assessment, each parking lot is given a condition rating. The parking lots with the lowest rating are prioritized in the replacement schedule. Delaying the replacement of deteriorated parking could lead to higher future replacement costs.
- 3: Delaying the replacement of deteriorated parking lots could lead to higher future replacement costs.





REQUEST FOR BOARD ACTION

MEETING DATE: February 25, 2020
DEPARTMENT: Public Works
SUBJECT: Ordinance Authorizing the Sale of Surplus Property

EXECUTIVE SUMMARY

The Illinois Municipal Code requires adoption of an Ordinance to sell surplus property. The Village property listed in Exhibit A is no longer useful to the Village and in order to allow for its sale, the attached Ordinance declares the property as surplus. The Ordinance gives the Village Administrator the authority to determine the appropriate means of sale.

FINANCIAL IMPACT

Any money received from the sale of these items will be returned to the appropriate fund.

ATTACHMENTS

1. Proposed Ordinance
2. Exhibit A

RECOMMENDED MOTION

Motion to adopt the ordinance declaring Village property as surplus.

VILLAGE OF LAKE IN THE HILLS

ORDINANCE NO. 2020-_____

**An Ordinance Authorizing the Sale of Surplus Property
Owned by the Village of Lake in the Hills**

WHEREAS, the Village of Lake in the Hills, McHenry County, Illinois, is a home rule municipality as contemplated under Article VII, Section 6, of the Constitution of the State of Illinois, and the passage of this Ordinance constitutes an exercise of the Village's home rule powers and functions as granted in the Constitution of the State of Illinois.

WHEREAS, the Village of Lake in the Hills is authorized to sell personal property pursuant to Section 11-76-4 of the Illinois Municipal Code, 65 ILCS 5/11-76-4; and

WHEREAS, in the opinion of the President and Board of Trustees, it is no longer necessary, useful, or for the best interests of the Village to retain the property now owned by it and described in Exhibit A, attached hereto and by this reference incorporated herein and made a part hereof (the "Surplus Property");

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Lake in the Hills, McHenry County, Illinois, as follows:

SECTION 1: Recitals. The foregoing recitals are hereby incorporated into this ordinance as finding of the President and Board of Trustees.

SECTION 2: Declaration of Surplus Property. The President and Board of Trustees hereby find and determine that the surplus property is no longer necessary or useful to the Village and the best interests of the Village will be served by its sale.

SECTION 3: Authorization to sell surplus property. The Village Administrator is hereby authorized to sell the surplus property in such a manner as the Village Administrator shall determine is in the best interest of the Village.

SECTION 4: Effective Date. This ordinance shall be in full force and effect from and after its passage, approval, and publication in pamphlet for in the manner provided by law.

Passed this 27th day of February, 2020 by roll call vote as follows:

	Ayes	Nays	Absent	Abstain
Trustee Stephen Harlfinger	_____	_____	_____	_____
Trustee Ray Bogdanowski	_____	_____	_____	_____
Trustee Bob Huckins	_____	_____	_____	_____
Trustee Bill Dustin	_____	_____	_____	_____
Trustee Suzette Bojarski	_____	_____	_____	_____
Trustee Diane Murphy	_____	_____	_____	_____
President Russ Ruzanski	_____	_____	_____	_____

APPROVED THIS 27th DAY OF FEBRUARY, 2020

Village President, Russ Ruzanski

(SEAL)




ATTEST: _____
Village Clerk, Cecilia Carman




Published: _____






Village of Lake in the Hills Surplus List
Exhibit A




February 27, 2020

	Quantity	Item Description	Identification Number
1.	1	2002 Chevy 3500 - #17 	VIN#: 1GBJK34U32E122567
2.	1	2002 International 4900 - #26 	VIN#: 1HTSDAAN52H524605
3.	1	2006 Ford F-350 - #80 	VIN#: 1FTWF31P26EA14807

4.	1	<p data-bbox="548 323 841 357">2006 Ford F-350 - #82</p> 	VIN#: 1FTWX31P46EA14806
5.	1	<p data-bbox="505 835 885 869">2006 international 7400 - #83</p> 	VIN#: 1HTWDAZR26J209400
6.	1	<p data-bbox="386 1329 1003 1398">2008 Ford F550 Dump truck with snowplow, salt spreader and spinner - #96</p> 	VIN#: 1FDAF57R88ED54959

7.	1	<p data-bbox="548 323 841 357">2008 Ford F-550 - #97</p> 	VIN#: 1FDAF57R68ED54958
8.	1	<p data-bbox="532 846 857 879">2012 Chevy Tahoe - #167</p> 	VIN#: 1GNLC2E09CR292215
9.	1	<p data-bbox="451 1310 938 1344">2007 Ford Ranger pick-up truck - #208</p> 	VIN#: 1FTYR14U27PA80169

10.	1	2006 Ford F250 Pickup with bed cap - #211 	VIN#: 1FTSX215X6EA68960
11.	1	2007 Club Car Carryall battery powered - #311 	SERIAL#: QB0709-733379
12.	1	2002 Komatsu RedMax backpack blower 	SERIAL#: EB7001RH 1 NO 210865

13.	1	<p>2006 Zanetis 24" asphalt cold planer. Skid-Steer mount high flow 5 line with tilt/slide and drum adjustment. Carbide tooth</p> 	<p>VIN#: 060301cp24 Model#: cp24eazpa</p>
14.	1	<p>2004 Stepp Manufacturing 2 ton Hot asphalt patcher Diesel fired. Tool holder, twin access door, NO DUMP LED arrow board</p> 	<p>VIN#: SPH2061 Model#: SPH 2.0</p>
15.	1	<p>2010 DRS Fermont Generator and a half ton Schutt Industries trailer</p> 	<p>Generator SERIAL#: FZ63719 Trailer VIN#: 033120102039 Model#: MEP-804B (on two) 120/208V 3Phase 240/416V 3Phase</p>

16.	1	<p data-bbox="526 323 867 357">Generac 4000XL Generator</p> 	<p data-bbox="1089 323 1544 464">SERIAL#: 1405044 Model#: 09777-0 GN220 7.8 HP motor Volts:120/240 Amps:33.3/16.7 Watts:4000</p>
17.	1	<p data-bbox="448 787 943 821">Richo Aficio 240w large format scanner</p> 	<p data-bbox="1162 787 1471 821">SERIAL#: L3270400061</p>



REQUEST FOR BOARD ACTION

MEETING DATE: February 25, 2020
DEPARTMENT: Community Services
SUBJECT: Vehicle Lease Agreement with NISRA

EXECUTIVE SUMMARY

Community Services would like to enter into an agreement with the Northern Illinois Special Recreation Association (NISRA) to enable the Village to lease busses from them on an as-needed basis during calendar year 2020. The agreement requires Village Board approval to indemnify NISRA while we are operating their buses.

When the Village bus is required but not available or additional buses are required, the Village is able to lease an available bus from NISRA due to our participation in the association. We normally only use them about six times a year. We typically pay only for the fuel used. Attached is a copy of the lease agreement for your consideration.

FINANCIAL IMPACT

None

ATTACHMENTS

1. Vehicle Lease Agreement

RECOMMENDED MOTION

Motion to authorize entering into a vehicle lease agreement with the Northern Illinois Special Recreation Association.

VEHICLE LEASE AGREEMENT

Lessee: Village of Lake in the Hills
Vehicle(s) requested: Any NISRA Vehicle
Date(s) requested: January 1, 2020 to December 31, 2020
Driver (s): _____

TERMS & CONDITIONS

Vehicle Driver Qualifications

No person shall be eligible to nor shall drive any NISRA vehicle unless the individual has successfully completed an orientation program as presented by NISRA. It is the responsibility of the lessee to schedule such training at least 14 days prior to the use.

All drivers shall possess at least the following minimum requirements: twenty-one (21) years of age; good health; and a current drivers license (with appropriate classifications) with a drivers abstract reflecting no more than one moving violation (conviction) within the past 12 months and no more than two moving violations (convictions) within the past 24 months. In addition, drivers will follow all DOT regulations and provide documentation when needed.

Insurance for non-PDRMA Agencies

Lessee shall provide to NISRA prior to the time of delivery of the vehicle, written proof of the following insurance or coverage with limits no less than:

- 1. Commercial General Liability: \$1,000,000**
Combined single limit per occurrence for bodily injury, personal injury, and property damage;
- 2. Automobile Liability for Non-Owned & Hired Vehicles: \$3,000,000**
Combined single limit per accident for bodily injury and property damage;
- 3. Automobile Physical Damage: \$100,000 with NISRA being named as loss payee.**

NISRA shall be named as an additional insured as respect to the General & Auto Liability coverage through execution of the appropriate additional insurance endorsement. Lessee's coverage shall be primary insurance/coverage as respects to NISRA. Any insurance or self-insurance maintained by NISRA shall be excess of the Lessee's insurance/coverage and shall not contribute with it.

Indemnification

Lessee agrees to protect, indemnify, save, defend, and hold harmless NISRA, and its officers, officials, volunteers, employees, and agents, from and against any and all liabilities, claims, damages, causes of action, costs and expenses, including reasonable attorney's fees, arising directly or indirectly in connection with or under, or as result of this agreement.

Signature of authorized representative of Lessee:

Date: _____





REQUEST FOR BOARD ACTION

MEETING DATE: February 25, 2020

DEPARTMENT: Community Services

SUBJECT: Variations to Sections 16.4, Prohibited Signs, and 16.11, Sign Chart, for 309 North Randall Road

EXECUTIVE SUMMARY

The property owners of 309 North Randall Road request variations to the Zoning Ordinance to allow two signs on the front elevation of the building, one internally illuminated sign, with the company name & logo, and one "halo" sign, in the silhouette of a dog and ball.

The variation to Section 16.4 is required simply because the design is a "halo" sign where the sign has lights between opaque facing and an opaque background. This may potentially change with the revisions to the sign portion of the ordinance, but is currently a prohibited sign.

The variations to Section 16.11 are required because the Zoning Ordinance only permits one sign with a maximum area of 100 square feet. The first sign is an internally illuminated sign of approximately 57 square feet. The second sign is a "halo" sign of approximately 203 square feet. The graphic silhouette of the dog and a ball are designed to draw attention to the business and therefore constitute a sign.

The Planning and Zoning Commission conducted a public hearing on February 17, 2020 for the petitioner's request. There were no public comments and Commissioners voted 4-0 to recommend approval of all variations as requested.

FINANCIAL IMPACT

None

ATTACHMENTS

1. Staff Report
2. Ordinance

RECOMMENDED MOTION

Motion to approve an ordinance for variations to Sections 16.4 and 16.11 of the Zoning Ordinance at 309 N Randall Road on Parcel 19-29-151-027 allowing an increase of the allowable sign space to 260 square feet for installation of a "halo" silhouette as a second permitted sign.

REQUEST FOR PUBLIC HEARING AND COMMISION ACTION



PLANNING AND ZONING COMMISION

MEETING DATE: February 17, 2020

DEPARTMENT: Community Services

SUBJECT: Variation to 16.11, Sign Chart, & Section 16.4, Prohibited Signs

EXECUTIVE SUMMARY

General Information

- Requested Action:* Three variations to Section 16 of the Zoning Ordinance
- Section 16.4 to allow a sign with lights between opaque letters and an opaque background. The Zoning Ordinance identifies this type of sign is a prohibited sign.
 - Section 16.11 to exceed the maximum allowable wall sign size in a B-3 district. The combination of all wall signs on the 81 linear foot frontage of this building is proposed to be 260 square feet. The Zoning Ordinance allows up to 2 square feet per linear foot of building frontage with a maximum of 100 square feet.
 - Section 16.11 to allow two signs on the front elevation of this building. The Zoning Ordinance only allows one per elevation.
- Owner:* TMC Lake in the Hills, LLC
- Applicants:* Rob Whitehead Sr. and Matt Pyter
- Purpose:* Allow two signs on the front elevation of the building, one internally illuminated sign with the company name and logo and one "halo" sign in the silhouette of a dog and ball.
- Location and Size:* 309 N. Randall Road / 1.8 acres
- Zoning and Land Use:*
- | | |
|--------|-------------------------------|
| Site: | B-3 General Business District |
| North: | B-3 General Business District |
| East: | B-3 General Business District |
| South: | B-3 General Business District |
| West: | B-3 General Business District |

Background

The applicants request variations to the Zoning Ordinance to allow construction of two signs on the front elevation of the building. The first is an internally illuminated sign with the company name and logo of approximately 57 square feet. By itself, this sign does not require a variation.

The second is a “halo” sign in the silhouette of a dog and ball of approximately 203 square feet. This measurement uses a box on the perimeter of the sign and does not give any credit for the vacant space inside the silhouette. The three requested variations apply primarily to this sign. The silhouette is considered a sign by the definition found in Section 3 of the Zoning Ordinance:

Sign: Any object, device, surface, display, structure, fabric or painting used for identification, description, illustration, announcement, declaration or display either illuminated or non-illuminated located inside or outside an establishment used to advertise, identify, direct or attract attention to an object, person, institution, organization, business, product, service, event or location by way means including words, letters, characters, colors, designs, illumination, images or symbols which are construction of permeant, temporary, solid, flexible or living materials.

The variation to Section 16.4 is required simply because the design is a “halo” sign where sign has lights between opaque facing and an opaque background. This may potentially change with the revisions to the sign portion of the ordinance.

The variations to Section 16.11 are required because the graphic silhouette of the dog and a ball are designed to draw attention to the business and therefore constitute a sign. It can be considered that since the silhouette contains no text or trademarks, it is appropriate to make an exception.

Standards and Findings of Fact for a Variation

The Planning and Zoning Commission may recommend and the Board of Trustees shall permit a variation of the provisions of this Zoning Code, as authorized in this Section, only if the evidence, in the judgement of the Village sustains each of the following three conditions:

- A. The property in question cannot yield a reasonable return if permitted to be used only under the conditions allowed by the regulations governing the district in which it is located;**

The applicant indicates the silhouette more of an architectural element than a sign since it has not text.

- B. The plight of the owner is due to unique circumstances; and**

The applicant indicates that other municipalities would not consider the silhouette as a sign.

- C. The variation, if granted, will not alter the essential character of the locality.**

The applicant indicates this will not alter the essential character of the locality.

For the purpose of supplementing the above standards, the Village, in making this determination whenever there are practical difficulties or particular hardship, also shall take into consideration the extent to which the following facts, favorable to the applicant, have been established by the evidence:

- D. That the particular physical surroundings, shape or topographical conditions of the specific property involved would bring a particular hardship upon the owner as distinguished from a mere inconvenience if the strict letter of the regulation were to be carried out;

The applicant indicates the hardship created is the consideration of the silhouette as a sign.

- E. That the conditions upon which the petition for variation is based would not be applicable generally to other property within the same zoning classification;

The applicant indicates the silhouette is particular to their specific business.

- F. That the purpose of the variation is not based exclusively upon a desire to make more money out of the property;

The applicant indicates the silhouette helps people identify the service provided.

- G. That the alleged difficulty or hardship has not been created by any person presently having interest in the property;

The applicant indicates the hardship created is the consideration of the silhouette as a sign.

- H. That the granting of the variation will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located; or

The applicant indicates it will not be detrimental to the public welfare or injurious to other property or improvements in the neighborhood in which the property is located.

- I. That the proposed variation will not impair an adequate supply of light and air to adjacent property, or substantially increase the danger of fire, or otherwise endanger the public safety, or substantially diminish or impair property values within the neighborhood.

The applicant indicates this condition will be met.

ATTACHMENTS

1. Application
2. Signage Plan

RECOMMENDED ACTION

Commission recommend approval to the Village Board for variations to Section 16.4 and 16.11 of the Zoning Ordinance at 309 North Randall Road on Parcel 19-29-151-027 allowing increase of the allowable sign space to 260 square feet for installation of a "halo" silhouette as a second permitted sign.



Petsuites

Lake in the Hills , IL
Sign Package

12-12-19



INTEGRATED SIGN & GRAPHIC, INC.
 5801 Kingpost Court
 Lexington, KY 40509
 Toll Free 800.755.7956
 Office 859.263.2800
 Online integratedsign.com

DESIGN INTENT DOCUMENT

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Property Owner
Petsuites

Name of Project
PETSUITES LAKE IN THE HILLS

Project Address
RANDALL ROAD LAKE IN THE HILLS, ILLINOIS

ISG Project Number
019176

Drawn By
J. Wheelchel Approved By

Original Drawing Date
10.17.19

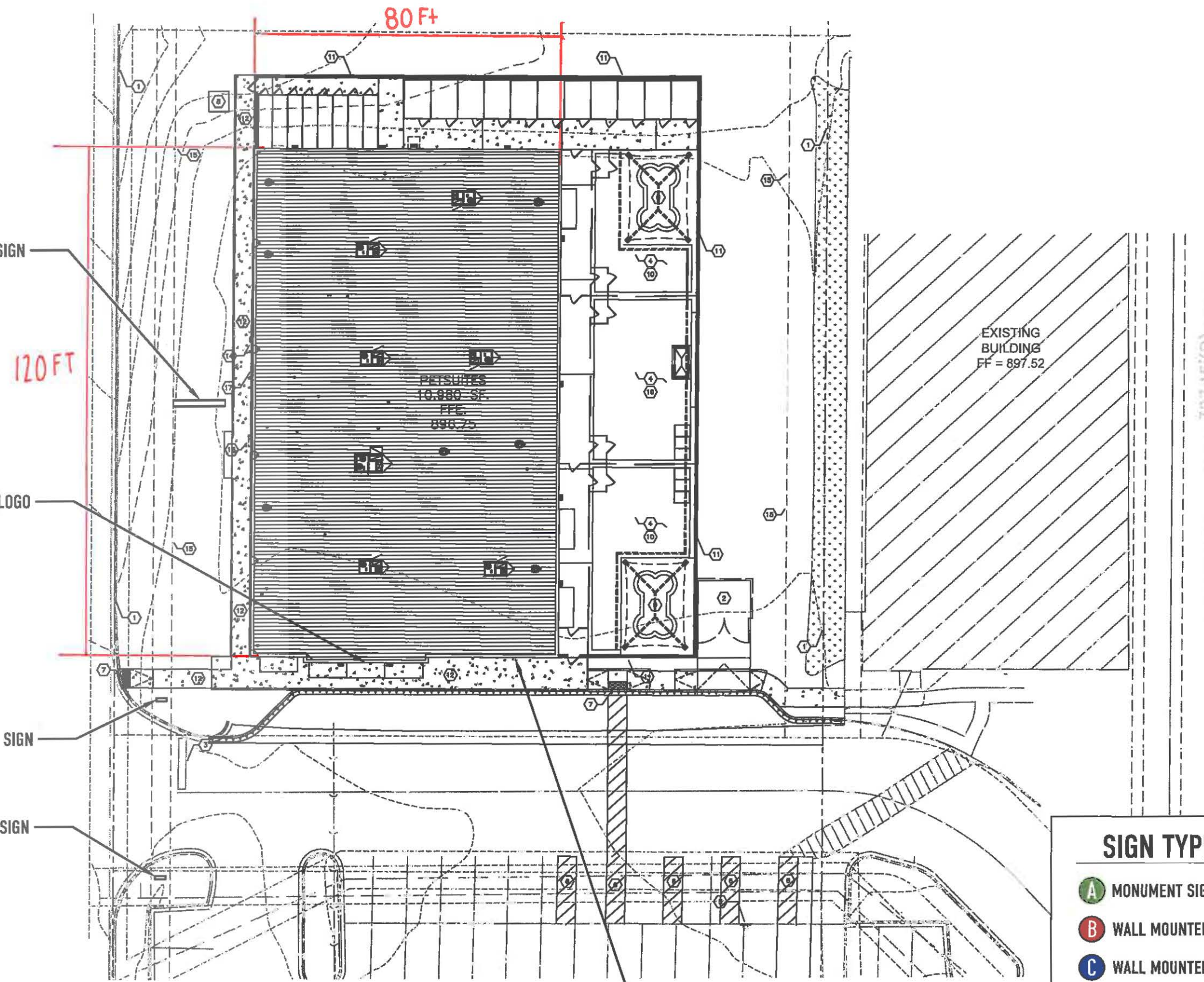
Issued Revisions
 ▲ 12-12-2019

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- ▲

Drawing Title

SITE PLAN

Page 01



SIGN TYPES

- A** MONUMENT SIGN
- B** WALL MOUNTED LOGO
- C** WALL MOUNTED DOG SILHOUETTE
- D** ENTRANCE SIGN
- E** EXIT SIGN

A MONUMENT SIGN

B WALL MOUNTED LOGO

E EXIT SIGN

D ENTER SIGN

1 SITE PLAN

WALL MOUNTED DOG SILHOUETTE **C**

M:\Drawing Library\Pet Suites 019116\02 Development\LAKE IN THE HILLS-019176\CAD\Lake in The Hills.dwg

Scale: 1/2" = 1' - 0"

80 Ft

TOP OF ARCADE
123'-0"

TOP OF PARAPET
120'-0"

B/O OF EAVE
114'-0"

TOP OF SLAB
100'-0"

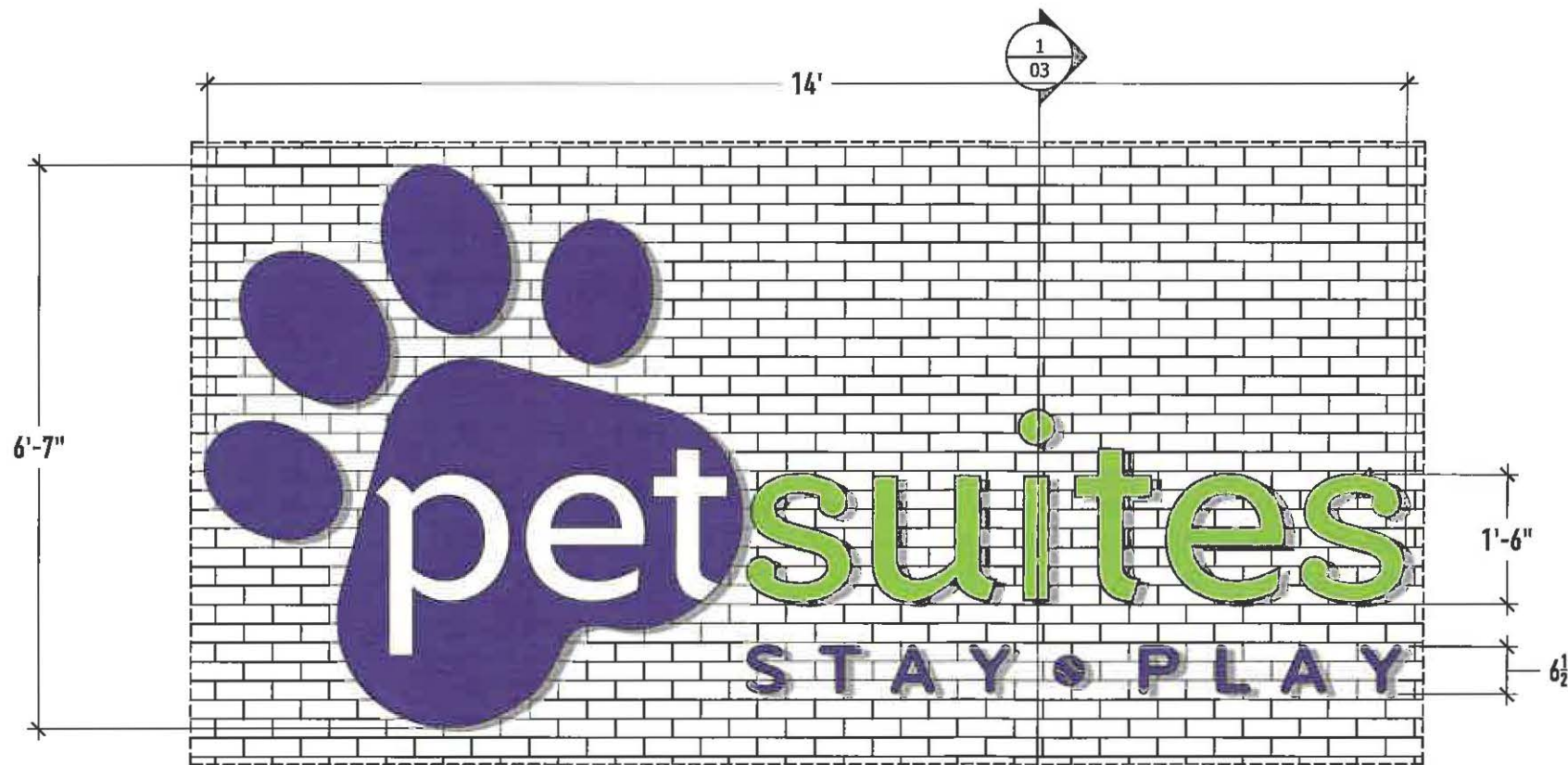


1 FRONT ELEVATION

Scale: 1/8" = 1' - 0"

B

C



B

2

WALL MOUNTED LOGO

Scale: 1/8" = 1' - 0"

Total Sign Weight = 98 lbs

4" DEEP FACE LIT CHANEL LETTERS
MOUNTED TO WALL WITH 1/2" STANDOFFS



INTEGRATED SIGN & GRAPHIC, INC.
5801 Kingpost Court
Lexington, KY 40509
Toll Free 800.755.7956
Office 859.263.2800
Online integratedsign.com

DESIGN INTENT DOCUMENT

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Property Owner

Petsuites

Name of Project

PETSUITES
LAKE IN THE HILLS

Project Address

RANDALL ROAD
LAKE IN THE HILLS, ILLINOIS

ISG Project Number

019176

Drawn By

J. Wheelchel

Approved By

Original Drawing Date

10.17.19

Issued Revisions

△ 12-12-2019

△

△

△

△

△

△

Drawing Title

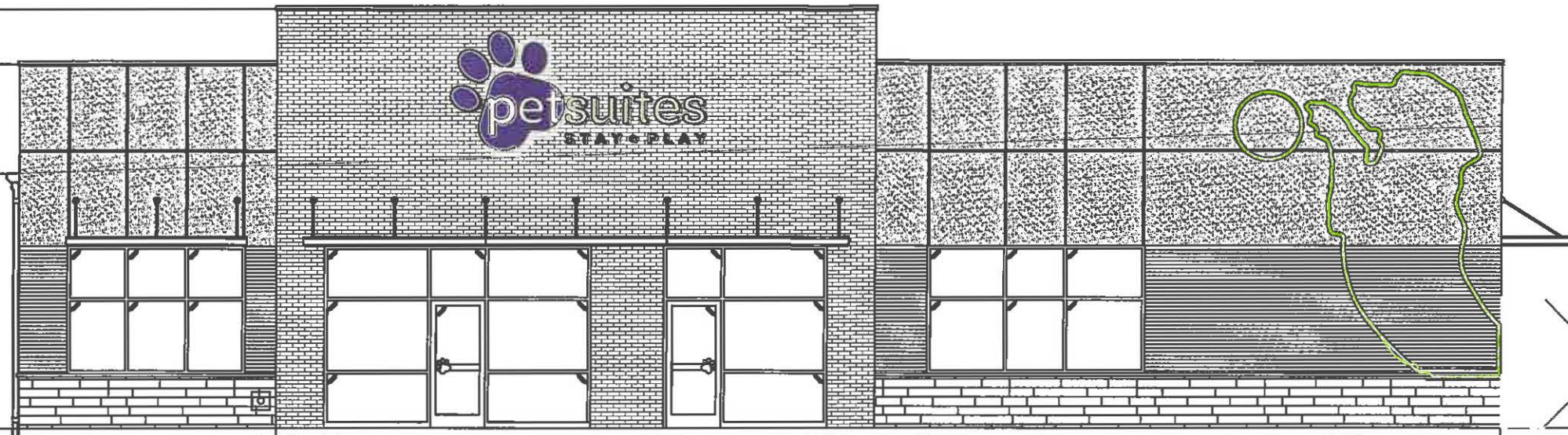
Wall Mounted
Logo

TOP OF ARCADE
123'-0"

TOP OF PARAPET
120'-0"

B/O OF EAVE
114'-0"

TOP OF SLAB
100'-0"



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Property Owner
Petsuites

Name of Project
PETSUITES LAKE IN THE HILLS

Project Address
RANDALL ROAD LAKE IN THE HILLS, ILLINOIS

ISG Project Number
019176

Drawn By **J. Whetzel** | Approved By

Original Drawing Date
12.12.19

Issued Revisions

▲	12-12-2019
▲	
▲	
▲	
▲	
▲	
▲	

Drawing Title

Dog Silhouette

1 FRONT ELEVATION
Scale: 1/8" = 1' - 0"

LED POWER SUPPLIES ARE LOCATED BEHIND WALL HERE

1
05

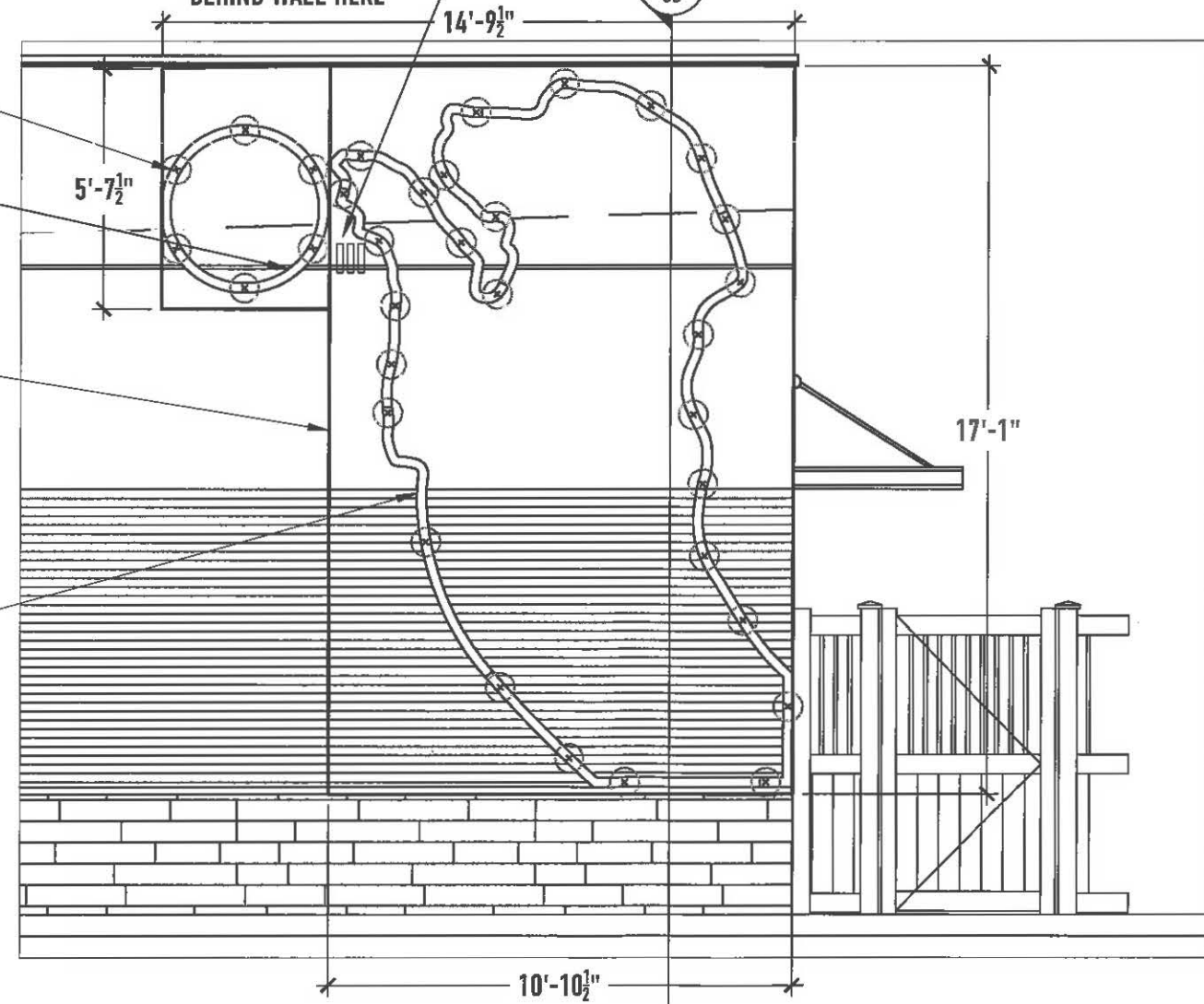
C

MOUNTING HARDWARE LOCATIONS

THERE ARE 2 ELECTRICAL PENETRATIONS IN THIS AREA

PAPER PATTERN SUPPLIED BY ISG THAT LOCATES ALL MOUNTING AND ELECTRICAL PENETRATIONS

HALLO LIT ALUMINUM CHANNEL



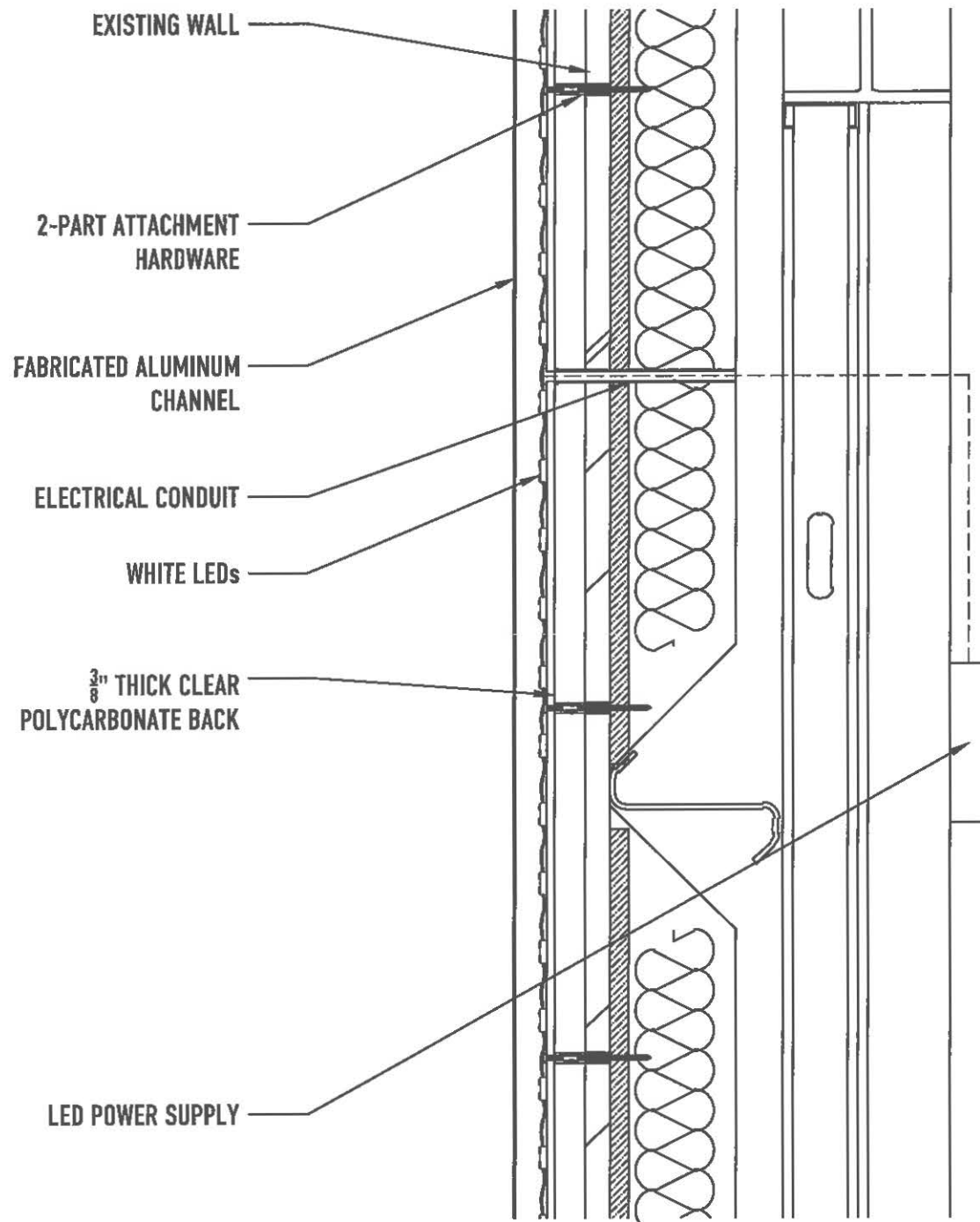
NOTE: BLOCKING WILL BE REQUIRED BEHIND AREA THAT SILHOUETTE IS INSTALLED

C

2 DOG SILHOUETTE
Scale: 1/8" = 1' - 0"

M:\Drawing Library\Pet Suites 019118\02 Development\LAKE IN THE HILLS-019176\CAD\Lake in The Hills REV.dwg

M:\Drawing Library\Pet Suites 019118\02 Development\LAKE IN THE HILLS-019176\CAD\Lake in The Hills.dwg

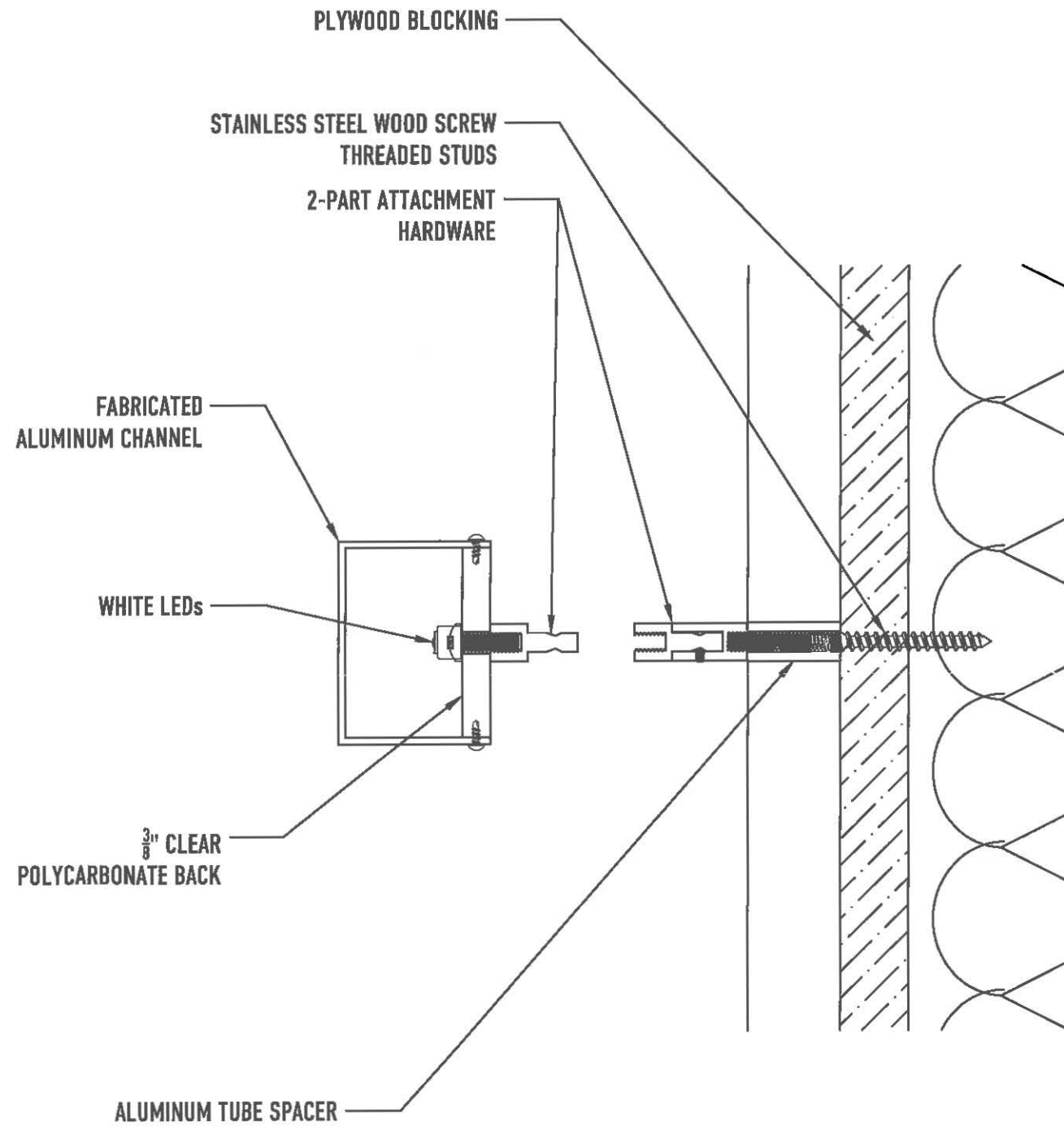


C

1

Section View

Scale: 1/2" = 1' - 0"



2

Mounting Hardware Detail

Scale: 2" = 1' - 0"

Total Silhouette Weight = 112 lbs



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Property Owner

Petsuites

Name of Project

**PETSUITES
LAKE IN THE HILLS**

Project Address

**RANDALL ROAD
LAKE IN THE HILLS, ILLINOIS**

ISG Project Number

019176

Drawn By

J. Whelchel

Approved By

Original Drawing Date

10.17.19

Issued Revisions

△ 12-12-2019

△

△

△

△

△

△

Drawing Title

Dog Silhouette

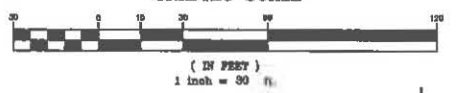
ALTA/NSPS LAND TITLE AND TOPOGRAPHIC SURVEY

LEGAL DESCRIPTIONS

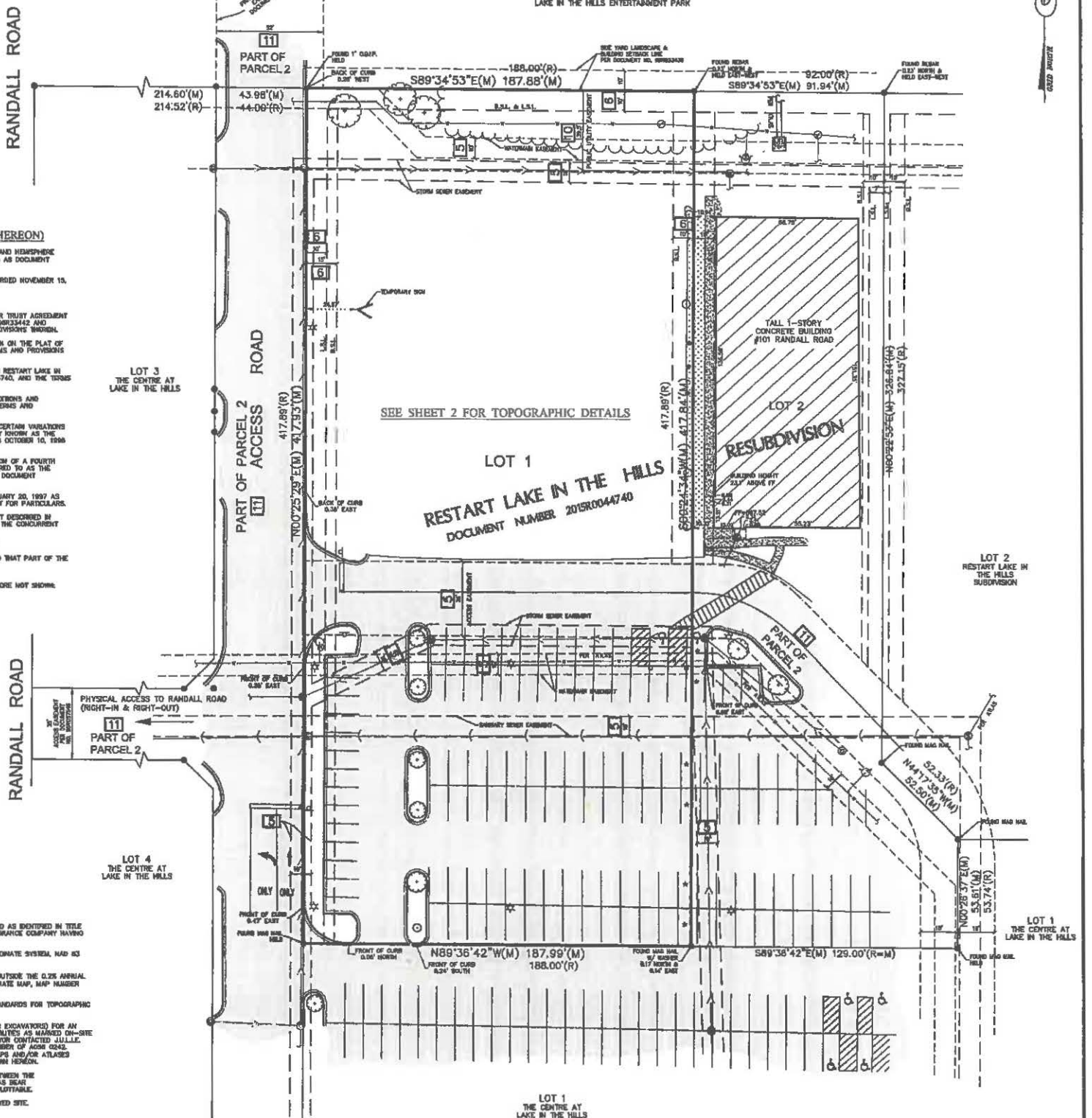
PARCEL 1
 LOT 1 IN FINAL PLAT OF LOT 1 IN RESTYAT LAKE IN THE HILLS RESUBDIVISION BEING A RESUBDIVISION OF LOT 1 RESTYAT LAKE IN THE HILLS SUBDIVISION, BEING A SUBDIVISION OF PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 25, TOWNSHIP 43 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED DOCUMENT NUMBER 2015R0044740, IN THE VILLAGE OF LAKE IN THE HILLS, ALDONOUGH TOWNSHIP, MONROE COUNTY, ILLINOIS.

PARCEL 2
 EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR ROADS AND EGRESS AS CREATED BY CONVEYANCE AGREEMENT RECORDED NOVEMBER 25, 1977 AS DOCUMENT #9783448 OVER AND UPON ENTERTAINMENT PARK EASEMENT PARCEL AS DEFINED ON THE PLAT OF THE SUBDIVISION OF LAKE IN THE HILLS ENTERTAINMENT PARK RECORDED JUNE 28, 1988 AS DOCUMENT #8933448 AND OVER AND UPON THE CENTRE EASEMENT PARCELS AS DEFINED ON THE PLAT OF THE SUBDIVISION OF THE CENTRE AT LAKE IN THE HILLS RECORDED NOVEMBER 8, 1988 AS DOCUMENT #9075448.

GRAPHIC SCALE



VICINITY MAP
NO SCALE



SCHEDULE B EXCEPTIONS (SHOWN OR NOTED HEREON)

- DEVELOPMENT AGREEMENT BY AND BETWEEN THE VILLAGE OF LAKE IN THE HILLS AND HEMISPHERE 2898 SCHOOL D/B/A NEAR PADOLE 2898 SCHOOL, RECORDED DECEMBER 16, 2015 AS DOCUMENT #2015R0044740, AND THE TERMS AND PROVISIONS THEREIN.
- PERMANENT EASEMENT IN FAVOR OF LAKE IN THE HILLS SANITARY DISTRICT, RECORDED NOVEMBER 15, 1997 AS DOCUMENT #9783448, AND THE TERMS AND PROVISIONS THEREIN.
- DECLARATION OF EXCLUSIVE USE MADE BY HOME STATE BANK, AS TRUSTEE UNDER TRUST AGREEMENT #301 AND REPROCESSED TRUSTEE, INC., RECORDED JUNE 28, 1988 AS DOCUMENT #8933442 AND RE-RECORDED JULY 28, 1988 AS DOCUMENT #9033443, AND THE TERMS AND PROVISIONS THEREIN.
- EASEMENTS FOR ACCESS, STORM SEWER, WATER MAIN, SANITARY SEWER AS SHOWN ON THE PLAT OF SUBDIVISION RECORDED AUGUST 11, 1977 AS DOCUMENT #9783448, AND THE TERMS AND PROVISIONS THEREIN. SEE PLAT FOR PARTICULARS.
- BUILDING AND LANDSCAPE SETBACKS AS SHOWN ON THE FINAL PLAT OF LOT 1 IN RESTYAT LAKE IN THE HILLS RESUBDIVISION RECORDED DECEMBER 1, 2012 AS DOCUMENT #2012R0044740, AND THE TERMS AND PROVISIONS THEREIN. SEE PLAT FOR PARTICULARS.
- AMENDED AND RESTATED MASTER DECLARATION OF EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED AUGUST 11, 1977 AS DOCUMENT #9783448, AND THE TERMS AND PROVISIONS THEREIN. SEE PLAT FOR PARTICULARS.
- ORDINANCE NO. 1988-07-17 ENTITLED "AN ORDINANCE REPEALING AND ORIGINATING CERTAIN ORDINANCES FROM THE 1986 LAKE IN THE HILLS ZONING ORDINANCE FOR PROPERTY COMMONLY KNOWN AS THE CENTRE AT LAKE IN THE HILLS IN THE VILLAGE OF LAKE IN THE HILLS", RECORDED OCTOBER 10, 1988 AS DOCUMENT #8905303, AND THE TERMS AND PROVISIONS THEREIN.
- ORDINANCE NO. 1988-07-18 ENTITLED "AN ORDINANCE AUTHORIZING THE EXECUTION OF A FOURTH AMENDMENT TO APPROPRIATION AGREEMENT REGARDING PROPERTY COMMONLY REFERRED TO AS THE MANUFACTURE AT LAKE IN THE HILLS PARKING, RECORDED OCTOBER 20, 1988 AS DOCUMENT #8905303, AND THE TERMS AND PROVISIONS THEREIN.
- PUBLIC UTILITY EASEMENT AS CREATED BY GRANT OF EASEMENT RECORDED FEBRUARY 20, 1997 AS DOCUMENT #97807738, AND THE TERMS AND PROVISIONS THEREIN. SEE DOCUMENT FOR PARTICULARS.
- TERMS, CONDITIONS AND PROVISIONS OF THE DOCUMENTS CREATING THE EASEMENT DESCRIBED IN SCHEDULE A, IN CONJUNCTION WITH THE RIGHTS OF THE ADJOINING OWNERS IN AND TO THE CONJUNCTIVE USE OF SAID EASEMENT.
- RIGHTS OF WAY FOR DRAINAGE DITCHES, FEEDERS AND LATERALS, IF ANY.
- RIGHTS OF THE PUBLIC, THE STATE OF ILLINOIS AND THE MUNICIPALITY IN AND TO THAT PART OF THE LAND, IF ANY, TAKEN OR USED FOR ROAD PURPOSES.

THE FOLLOWING SCHEDULE B EXCEPTIONS ARE NOT SURVEY RELATED AND THEREFORE NOT SHOWN:
 PART ONE NUMBERS 1, 2, 3, 4, 5, AND 8 PART TWO NUMBERS 1, AND 14.

NOTES

- THIS SURVEY IS BASED ON THE LEGAL DESCRIPTION AND EASEMENTS OF RECORD AS IDENTIFIED IN TITLE COMMITMENT NUMBER 182-81848-101 ISSUED BY FIRST AMERICAN TITLE INSURANCE COMPANY HAVING AN EFFECTIVE DATE OF FEBRUARY 7, 2019.
- THE BASIS OF BEARINGS FOR THIS SURVEY IS THE ILLINOIS STATE PLANE COORDINATE SYSTEM, NAD 83 (2011), ZONE 1201 (ILLINOIS EAST).
- THIS SITE FALLS WITHIN "OTHER AREAS, ZONE X" (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) DATED NOVEMBER 10, 2008 FOR THE FLOOD INSURANCE RATE MAP, MAP NUMBER 17100237A.
- THIS PROFESSIONAL SERVICE CONFORMS TO THE CURRENT ILLINOIS MINIMUM STANDARDS FOR TOPOGRAPHIC SURVEYS, AND IS BASED ON FIELD WORK PERFORMED ON 02-25-19.
- THE SURVEYOR CONTACTED JULLIE (JOINT UTILITY LOCATING INFORMATION FOR EXCAVATORS) FOR AN ON-SITE LOCATE WHICH WAS ASSIGNED A 3RD NUMBER OF 2008 0208. THE UTILITIES AS MARKED ON-SITE AT THE TIME OF THE SURVEY ARE INDICATED. ADDITIONALLY, THE SURVEYOR CONTACTED JULLIE FOR A DESIGN STAKE REQUEST FOR THIS SITE WHICH WAS ASSIGNED A 3RD NUMBER OF 2008 0208. BOUNDARY MARKS IDENTIFIED BY THE VARIOUS UTILITY COMPANIES REQUESTING MARKS AND/OR UTILITIES OF THEIR RESPECTIVE FACILITIES. THE INFORMATION RECEIVED TO DATE IS SHOWN HEREON.
- DOCUMENT NUMBER 2015R0044740 IS A DEVELOPMENT AGREEMENT BY AND BETWEEN THE VILLAGE OF LAKE IN THE HILLS AND HEMISPHERE 2898 SCHOOL ALSO KNOWN AS NEAR PADOLE 2898 SCHOOL. DOES NOT CONTAIN ANY SURVEY RELATED ITEMS. NOT PLOTTABLE.
- DOCUMENT NUMBER 89044229 GRANTS A SANITARY EASEMENT ON SURVEYED SITE. NOT PLOTTABLE.
- DOCUMENT NUMBER 8903443 CREATES A DECLARATION OF EXCLUSIVE USE. DOES NOT CONTAIN ANY SURVEY RELATED ITEMS. NOT PLOTTABLE.
- DOCUMENT NUMBER 9783448 DOES NOT GRANT EASEMENTS FOR ACCESS, STORM SEWER, WATER MAIN, AND 18 FOOT LANDSCAPE SETBACKS. THE CORRECT DOCUMENT WAS RECORDED NOVEMBER 8, 1988, AS DOCUMENT NUMBER 89037546. CORRECTED BY SURVEYOR. EASEMENTS SHOWN HEREON.
- DOCUMENT NUMBER 2015R0044740 GRANTS EASEMENTS FOR BUILDING AND LANDSCAPE SETBACKS. SHOWN HEREON.
- DOCUMENT NUMBER 87803448, AND AMENDED AND RESTATED MASTER DECLARATION OF EASEMENTS, COVENANTS, CONDITIONS AND RESTRICTIONS CREATES THE FOLLOWING:
 * THE RIGHTS TO USE THE UTILITIES BY EMPLOYEES, CONTRACTORS, MAINTENANCE, AND VISITORS OVER THE OUTLOTS ARE COVERED. SHOWN IN PLATE.
 * PARKING SPACE REQUIREMENTS FOR THE OUTLOTS AND CENTER, NOT PLOTTABLE.
 * OUTLOT BUILDING RESTRICTIONS: BUILDING SHOULD BE ONE STORY IN HEIGHT OR 30 FEET BUILDING SETBACK AND A 10 FOOT BUILDING SETBACK. THE GROUND FLOOR SHALL NOT EXCEED 30 FEET, AND THE OUTLOT BUILDINGS SHALL NOT EXCEED 30 FEET, NOT PLOTTABLE.
 * OUTLOT SIGN RESTRICTIONS: SIGN MUST BE NO LARGER THAN 50 SQUARE FEET, AND NOT HIGHER THAN 15 FEET. NOT PLOTTABLE.
 * CREATES SIGN EASEMENTS NOT LOCATED ON SURVEY SITE. NOT PLOTTABLE.
 * CONTAINS RESERVATIONS FOR FUTURE EASEMENTS AND RESTRICTIONS. NOT PLOTTABLE.
 * RESTRICTS IMPROVEMENTS FROM BEING GREATER IN HEIGHT THAN THE DOMINANT BUILDING. NOT PLOTTABLE.
- DOCUMENT NUMBER 8905303, A REZONING ORDINANCE, STATES THAT THE PROPERTY IS REZONED FROM R4 TO R1. NOT PLOTTABLE. AND SETS FORTH THE FOLLOWING:
 * PARKING SPACE SIZE REQUIREMENTS: NOT PLOTTABLE.
 * PARKING ADJACENT WITH REQUIREMENTS: NOT PLOTTABLE.
 * BUILDING HEIGHT REQUIREMENTS: THE GROUND FLOOR SHALL NOT EXCEED 30 FEET, AND THE OUTLOT BUILDINGS SHALL NOT EXCEED 30 FEET, NOT PLOTTABLE.
 * SET BACK REQUIREMENTS AS FOLLOWS: 30 FOOT BUILDING SETBACK AND A 10 FOOT LANDSCAPE SETBACK ON THE REAR LOT LINES (NORTH-SOUTH ACCESS DRIVE), 10 FOOT BUILDING SETBACK AND A 10 FOOT LANDSCAPE EASEMENT ON THE EXTERNAL LOT LINES (NORTH-SOUTH SITE BOUNDARIES), 10 FOOT BUILDING SETBACK AND A 5 FOOT LANDSCAPE EASEMENT ON INTERNAL SIDE LOT LINES, 30 FOOT BUILDING SETBACK AND A 10 FOOT LANDSCAPE EASEMENT ON CORNER SIDE LOT LINES. EAST-WEST ACCESS DRIVE, NOT PLOTTABLE.
 * A SINGLE BUILDING MAY BE CONSTRUCTED ON LOTS 4 AND 5 WITHOUT FURTHER SUBDIVISION OR RESUBDIVISION. IN SUCH EVENTS, LOTS 4 AND 5 SHALL BE DEEMED A SINGLE ZONING LOT. COMMON BUILDING WALLS SHALL BE PERMITTED, AND INTERNAL SIDE YARDS SHALL BE REQUIRED WHERE SUCH COMMON BUILDING WALLS ARE ESTABLISHED. NOT PLOTTABLE.
 * PARKING SPACE REQUIREMENTS FOR LOTS 1, 2, AND 4, NOT PLOTTABLE.
 * MINIMUM LOT SIZE REQUIREMENTS: LOTS CAN BE LESS THAN 10000 SQUARE FEET. NOT PLOTTABLE.
 * SIGNAGE REQUIREMENTS: NOT PLOTTABLE.
- DOCUMENT NUMBER 87807738 CREATES A PUBLIC UTILITY EASEMENT. SHOWN HEREON.
- DOCUMENT NUMBER 87803448 CREATES TERMS, CONDITIONS, AND PROVISIONS OF THE DOCUMENTS CREATING THE EASEMENT DESCRIBED IN SCHEDULE A, TOGETHER WITH THE RIGHTS OF THE ADJOINING OWNERS IN AND TO THE CONJUNCTIVE USE OF SAID EASEMENT. SHOWN HEREON.
- THERE WERE NO DRAINAGE TILE MARKINGS OBSERVED. DITCHES ARE BASED ON OBSERVATIONS AT THE TIME OF THE SURVEY. THERE WERE NO OBSERVED EASEMENTS IDENTIFIED IN THE TITLE COMMITMENT REGARDING THESE TILES. NOT PLOTTABLE.
- NO PROPOSED CHANGES IN CORRECT HORIZONTAL OR VERTICAL ALIGNMENT OF EXISTING STREETS OR SIGNAGE CONSTRUCTION OR REPAIRS.

LEGEND

- FOUND 7/8" O.D.I.P. UNLESS OTHERWISE NOTED (FIELD LOCATION)
- CONCRETE MONUMENT
- CROSS IN CONCRETE
- MARKER
- STORM STRUCTURE
- SANITARY MANHOLE
- CLEANOUT
- FLARED END SECTION
- TRANSFORMER PAD
- ELECTRIC MANHOLE
- ELECTRIC BOX
- ELECTRIC PEDestal
- ELECTRIC MARKER
- GAS MAIN
- ELECTRIC METER
- UTILITY POLE
- UTILITY POLE W/ARM
- UTILITY POLE W/TF
- GUY POLE
- OVERHEAD TRAFFIC SIGNAL
- TRAFFIC SIGNAL MANHOLE
- LIGHT
- LIGHT POLE
- HAND HOLE
- VALVE VAULT
- PIPE W/ANCHOR
- IRRIGATION CONTROL VALVE
- POST INDICATOR VALVE
- SHAMOSE WATER CONNECTION
- WATER MARKER
- WATER METER
- VALVE BOX
- B/BOX
- TELEPHONE MANHOLE
- TELEPHONE NETWORK INTERFACE
- TELEPHONE MARKER
- TELEPHONE PEDestal
- CABLE TELEVISION PEDestal
- BRICKWORK PAVEMENT
- CONCRETE SURFACE
- GRAVEL SURFACE
- LANDSCAPE AREA
- STONE SURFACE
- DETECTABLE TACTILE WARRING SURFACE
- WOOD POND
- CHAIN LINK FENCE
- METAL FENCE
- FUNERAL QUADRANT
- OVERHEAD TRAFFIC ARM
- GAS METER
- GAS VALVE
- GAS MARKER
- DOWN SPOUT
- BORING HOLE
- MONITORING WELL
- GATE POST
- DOLLARD POLE
- SIGN
- FLAG POLE
- MARKER
- SANITARY SEWER
- WATER MAIN
- ELECTRIC LINE
- OVERHEAD WIRE
- TELEPHONE LINE
- W/ APPROX. DIAMETER
- DECIDUOUS TREE
- CONIFEROUS TREE
- (DWP LINE SHOWN IS APPROXIMATE)
- ELEVATION

ABBREVIATIONS

- O.D.I.P. = OUTSIDE DIAMETER IRON PIPE
- FF = TOP OF FOUNDATION
- FF = FINISHED FLOOR
- FFS = FINISHED END SECTION
- VCP = VITRIFIED CLAY PIPE
- PCP = POLYETHYLENE CHLORIDE
- RP = REINFORCED CONCRETE PIPE
- CM = CORRUGATED METAL PIPE
- (R) = RECORD BEARING OR DISTANCE
- (M) = MEASURED BEARING OR DISTANCE
- (C) = CALCULATED BEARING OR DISTANCE
- (D) = BEAD BEARING OR DISTANCE
- A = ARC LENGTH
- R = RADIUS
- CH = CHORD
- CB = CHORD BEARING
- B.S.L. = BUILDING SETBACK LINE
- L.L. = LANDSCAPE SETBACK LINE
- U.E. = UTILITY EASEMENT
- D.E. = DRAINAGE EASEMENT
- P.U.E. = PUBLIC UTILITY EASEMENT
- P.U.C. = POINT OF COMMENCEMENT
- P.O.E. = POINT OF BEGINNING
- P.L. & D.C. = PUBLIC UTILITY AND GRASSLAND EASEMENT
- BC = BACK OF CURB
- BBG = BACK OF DEPRESSION
- FL = FLOW LINE
- C = CONCRETE
- P = PAVEMENT
- EF = EDGE OF WALK
- TF = TOP OF WALL
- TP = TOP OF PIPE
- U.E. = INVERT ELEVATION
- PL = PROPERTY LINE
- SL = SPONGE LINE
- S.F. = SQUARE FEET
- TS = TRANSFORMER
- P = PAVING

LINE LEGEND

- LIMITS OF LAND PER LEGAL DESCRIPTION
- PARCEL LINE
- EASEMENT LINE
- CENTERLINE
- BUILDING SETBACK LINE
- SECTION LINE
- EXISTING CONTOUR

STRIPED PARKING DATA	
REGULAR SPACES = 61	ACCESSIBLE SPACES = 1
TOTAL SPACES = 62	
* NOT INCLUDED	

AREA SUMMARY	
(TO HEAVY LINES)	70,535 SQUARE FEET
OR	1.603 ACRES
(BASED ON MEASURED VALUES)	

UTILITY CONTACTS

City/County	City/County	City/County	City/County
Water	Water	Water	Water
Electric	Electric	Electric	Electric
Gas	Gas	Gas	Gas
Sanitary Sewer	Sanitary Sewer	Sanitary Sewer	Sanitary Sewer
Storm Sewer	Storm Sewer	Storm Sewer	Storm Sewer
Telephone	Telephone	Telephone	Telephone
Cable TV	Cable TV	Cable TV	Cable TV

SURVEYOR'S CERTIFICATION

TO: FIRST AMERICAN TITLE INSURANCE COMPANY

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2018 MINIMUM STANDARD DETAILS REQUIREMENTS FOR ALTA/NSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS, AND INCLUDES ITEMS 1, 2, 3, 4, 7(A), 8, AND 11 OF TABLE A THEREOF. THE FIELD WORK WAS COMPLETED ON 2/28/2019.

COMPASS SURVEYING LTD.
 PROFESSIONAL DESIGN FIRM
 LAND SURVEYOR CORPORATION NO. 184-002778
 LICENSE #00035473/2019
 DATE OF PLAT OR MAP: 3/28/2019

BY: SCOTT C. ROBERTS
 PROFESSIONAL LAND SURVEYOR NO. 3608
 LICENSE EXPIRES 11/30/20



COMPASS SURVEYING LTD.
 ALTA SURVEYS & TOPOGRAPHY & CONSTRUCTION STAKING
 2631 GINGER WOODS PARKWAY, STE. 109
 AURORA, IL 60502
 PHONE: (630) 838-0100 FAX: (630) 433-7030 EMAIL: ADMIN@COMPASSSURVEYING.COM

PETSUITES RANDALL ROAD LAKE IN THE HILLS, IL

Kimley»Horn
 2017 KIMLEY-HORN AND ASSOCIATES, INC.
 1101 WARRENVILLE ROAD, SUITE 350,
 LITTLETON, CO 80120
 PHONE: 303-487-8850
 WWW.KIMLEY-HORN.COM

NO.	REVISIONS	DATE	BY

UTILITY STATEMENT
 THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM VISUAL FIELD EVIDENCE AND EXISTING DRAWINGS, MAPS AND RECORDS SUPPLIED TO SKETCH THE SURVEYOR HAS NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA. OTHER IN SERVICE OR ABANDONED UTILITIES NOT SHOWN ARE NOT NEARBY. THE SURVEYOR PARTNER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE ACCURATELY AS POSSIBLE FROM AVAILABLE INFORMATION. THE SURVEYOR HAS PHYSICALLY LOCATED VISIBLE STRUCTURES, HOWEVER, HE HAS NOT PHYSICALLY LOCATED THE UNDERGROUND LINES.

811
 Know what's below. Call before you dig.

SCALE: 1" = 30'
 8500561 2019 03/28

VILLAGE OF LAKE IN THE HILLS

ORDINANCE 2020 - ____

An Ordinance Granting Variations to Section 16.4, Prohibited Signs and 16.11, Sign Chart, of the Zoning Ordinance Allowing an Increase of the Allowable Sign Space to 260 Square Feet for Installation of a Halo Silhouette as a Second Permitted Sign at 309 North Randall Road

WHEREAS, the Village of Lake in the Hills, McHenry County, Illinois (the "Village"), is a home rule municipality as contemplated under Article VII, Section 6, of the Constitution of the State of Illinois, and the passage of this Ordinance constitutes an exercise of the Village's home rule powers and functions as granted in the Constitution of the State of Illinois; and

WHEREAS, Rob Whitehead Sr. and Matt Pyter, applicants, petitioned the Village of Lake in the Hills for variations to Section 16.14, Prohibited Signs, and Section 16.11, Sign Chart, of the Zoning Ordinance allowing an increase of the allowable sign space to 260 square feet for installation of a halo silhouette as a second permitted sign at 309 North Randall Road on Parcel 19-19-151-027; and

WHEREAS, the Planning and Zoning Commission, after deliberation, has made a report and its recommendation relative to the variations for the subject property; and

WHEREAS, the President and Board of Trustees of the Village of Lake in the Hills have considered the report of the Planning and Zoning Commission and all of the evidence presented by the petitioner at the public hearing before the Commission; and

NOW, THEREFORE, Be It ordained by the President and Board of Trustees of the Village of Lake in the Hills, McHenry County, Illinois that:

SECTION 1: The Corporate Authorities find that the statements in the foregoing preamble are true.

SECTION 2: The findings and recommendations of the Planning and Zoning Commission on the question of granting sign variations for the Subject Property at 309 North Randall Road are hereby accepted.

SECTION 3: A variations to Section 16.4, Prohibited Signs, and 16.11, Sign Chart, of the Zoning Ordinance allowing an increase of the allowable sign space to 260 square feet for installation of a halo silhouette as a second permitted sign on the Subject Property is hereby granted; and

SECTION 4: All other requirements set forth in the Zoning Ordinance of the Village of Lake in the Hills, as would be required by the Village as to any owner of property zoned in the same manner as the Subject Property shall be complied with.

SECTION 5: If any section, paragraph, subdivision, clause, sentence or provision of this Ordinance shall be adjudged by any Court of competent jurisdiction to be invalid, such judgement shall not affect, impair, invalidate or nullify the remainder thereof, which remainder shall continue in full force and effect.

SECTION 6: All ordinances or parts of ordinances in conflict herewith are hereby repealed to the extent of such conflict.

SECTION 7: This Ordinance shall be in full force and effect upon its passage, approval and publication in pamphlet form (which publication is hereby authorized) as provided by law.

Passed this 27th day of February, 2020 by roll call vote as follows:

	Ayes	Nays	Absent	Abstain
Trustee Stephen Harlfinger	_____	_____	_____	_____
Trustee Ray Bogdanowski	_____	_____	_____	_____
Trustee Bob Huckins	_____	_____	_____	_____
Trustee Bill Dustin	_____	_____	_____	_____
Trustee Suzette Bojarski	_____	_____	_____	_____
Trustee Diane Murphy	_____	_____	_____	_____
President Russ Ruzanski	_____	_____	_____	_____

APPROVED THIS 27TH DAY OF FEBRUARY, 2020

Village President, Russ Ruzanski

(SEAL)

ATTEST: _____
Village Clerk, Cecilia Carman

Published: _____