



MEETING OF THE PLAN COMMISSION

Memorial Hall – Memorial Building 19 East Chicago Avenue, Hinsdale, Illinois 60521 Wednesday, February 9, 2022 7:30 p.m.

1. CALL TO ORDER

- 2. ROLL CALL
- 3. PUBLIC COMMENT (Non-Agenda Items)
- 4. APPROVAL OF MINUTES January 12, 2022 Plan Commission Meeting

5. PUBLIC HEARINGS

 a) Case A-36-2021 – 5837 S. Madison Street – Special Use Permit to allow for an Automotive Repair Shop for Hinsdale Discount Tires and Automotive, Inc. at 5837 S. Madison Street located in the B-1 Community Business District (*Continued from the Plan Commission meeting held on January* 12, 2021)

6. PUBLIC HEARINGS

 a) Case A-01-2022 – 137 S. Garfield Avenue – Union Church Parking Lot Lighting – Exterior Appearance and Site Plan Review to allow for the installation of new LED parking lot light fixtures on the existing light poles for Union Church located at 137 S. Garfield Avenue in the IB Institutional Buildings District

7. SIGN PERMIT REVIEW

 a) Case A-02-2022 – 300 E. Ogden Avenue – Current Automotive – Installation of Two (2) Wall Signs

8. ADJOURNMENT

Public comments are welcome on any topic related to the business of the Commission at Regular and Special Meetings during the portion of the meeting devoted to a particular agenda item, or during the period designated for public comment for nonagenda items. Individuals who wish to comment must be recognized by the Chairperson and then speak at the podium, beginning by identifying themselves by name and address. All members of the public are requested to keep their written comments or testimony to three pages or less, and speakers are requested to keep their live comments or testimony to five minutes or less. Submissions or comments exceeding those limits may, if time allows and at the discretion of the Chairperson, be presented after all others have had an opportunity to testify, comment or have their comments read. Matters on this Agenda may be continued from time to time without further notice, except as otherwise required under the Illinois Open Meetings Act.

The Village of Hinsdale 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 in order to allow them to observe and/or participate in this meeting, or who have questions regarding the accessibility of the meeting or the facilities, are requested to contact Brad Bloom, ADA Coordinator at 630-789-7007 or **by TDD at 630-789-7022** promptly to allow the Village of Hinsdale to make reasonable accommodations for those persons. Additional information may be found on the Village's website at www.villageofhinsdale.org

VILLAGE OF HINSDALE PLAN COMMISSION MINUTES OF THE MEETING 19 E. CHICAGO AVENUE, HINSDALE, IL [CONDUCTED ELECTRONICALLY] January 12, 2022

Call to Order & Roll Call

The regularly scheduled meeting of the Village of Hinsdale Plan Commission was held electronically and called to order by Chairman Steve Cashman on Wednesday, January 12, 2022 at 7:32 p.m., roll call was taken.

The meeting was conducted electronically via Zoom, with a live audio stream of the meeting available to the public via Channel 6 and on the Village website. Staff was present in Memorial Hall of the Memorial Building during the meeting.

Roll call was taken and a quorum was present at the meeting.

- **PRESENT:** Chairman Steve Cashman and Commissioners Cynthia Curry, Patrick Hurley, Jim Krillenberger, Gerald Jablonski, Julie Crnovich, Anna Fiascone
- ABSENT: Commissioners Mark Willobee and Shelley Carter
- ALSO PRESENT: Bethany Salmon, Village Planner

Chairman Cashman read a statement related to the ongoing public health emergency and the Governor's most recent emergency declaration and the need to conduct tonight's Plan Commission Meeting electronically.

Public Comment on Non-Agenda Items

Chairman Cashman asked for any public comments. There were no public comments pertaining to non-agenda items.

Approval of the Minutes – December 8, 2021

A motion was made by Commissioner Hurley, seconded by Commissioner Crnovich, to approve the December 8, 2021 draft minutes as submitted. The motion carried by the roll call vote as follows:

AYES:	Commissioners Curry, Krillenberger, Hurley, Fiascone, and Chairman Cashman
NAYS:	None
ABSTAIN:	Commissioners Jablonski and Crnovich
ABSENT:	Commissioners Willobee and Carter

Findings and Recommendations

 a) Case A-27-2021 – 777 N. York Road, Unit 21 – Special Use Permit to allow for a Martial Arts Studio (Physical Fitness Facility) for Premier Martial Arts (IJKLM, LLC) at 777 N. York Road, Unit 21 in the B-1 Community Business District Chairman Cashman asked for any comments, none were stated. Commissioner Curry moved to approve Case A-27-2021 – 777 N. York Road, Unit 21 – Special Use Permit to allow for a Martial Arts Studio (Physical Fitness Facility) for Premier Martial Arts (IJKLM, LLC) at 777 N. York Road, Unit 21 in the B-1 Community Business District, as submitted. Commissioner Hurley seconded the motion. The motion carried by a roll call vote of 5-0 as follows:

AYES:	Commissioners Curry, Krillenberger, Hurley, Fiascone, and Chairman Cashman
NAYS:	None
ABSTAIN:	Commissioners Jablonski and Crnovich
ABSENT:	Commissioners Willobee and Carter

Public Hearings

 a) Case A-36-2021 – 5837 S. Madison Street – Special Use Permit to allow for an Automotive Repair Shop for Hinsdale Discount Tire and Automotive, Inc. at 5837 S. Madison Street located in the B-1 Community Business District

Please refer to <u>Attachment 1</u> for the transcript for Public Hearing Case A-36-2021.

Chairman Cashman asked for a motion to open the meeting. Commissioner Krillenberger moved to open the public hearing. Commissioner Curry seconded the motion. The motion carried by a roll call vote of 7-0 as follows:

AYES:	Commissioners Curry, Krillenberger, Hurley, Fiascone, Jablonski, Crnovich, and Chairman Cashman
NAYS:	None
ABSTAIN:	None
ABSENT:	Commissioners Willobee and Carter

Chairman Cashman stated there was a problem with neighbor notification of this application. Ms. Salmon stated staff was notified the applicant did not receive any of the return receipt mail cards from the neighbors within 250 feet of the property. Ms. Salmon stated due to problems with mail delivery, not all neighbors received the required certified mailing and a motion to continue the application to February 9th Plan Commission Meeting has been requested.

Commissioner Crnovich moved to continue the Case A-36-2021 – 5837 S. Madison Street – Special Use Permit to allow for an Automotive Repair Shop for Hinsdale Discount Tire and Automotive, Inc. at 5837 S. Madison Street located in the B-1 Community Business District to the February 9, 2022 Plan Commission meeting. Commissioner Hurley seconded the motion. The motion carried by a roll call vote of 7-0 as follows:

AYES: Commissioners Curry, Krillenberger, Hurley, Fiascone, Jablonski, Crnovich, and Chairman Cashman

NATS:	none
ABSTAIN:	None

ABSENT: Commissioners Willobee and Carter

<u>Adjournment</u>

There being no further business before the Commission, Chairman Cashman asked for a motion to adjourn. Commissioner Krillenberger moved to adjourn the regularly scheduled meeting of the Village of Hinsdale Plan Commission of January 12, 2022. Commissioner Jablonski seconded the motion.

The meeting was adjourned at 7:40 PM after a unanimous voice vote of 7-0.

Respectfully Submitted,

Jennifer Spires, Community Development Office

ATTEST: _____

Jennifer Spires, Community Development Office

STATE OF ILLINOIS)

COUNTY OF DU PAGE

SS:

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BEFORE THE HINSDALE PLAN COMMISSION

1

In the Matter of:

SAMIR & GHADA SHARABATEE, Special Use, Case No. A-36-2021 5837 South Madison.

REPORT OF PROCEEDINGS had and testimony taken at the hearing of the above-entitled matter via Zoom, before the Hinsdale Plan Commission, at 19 East Chicago Avenue, Hinsdale, Illinois, on January 12, 2022, at the hour of 7:30 p.m.

BOARD MEMBERS PRESENT: (VIA ZOOM)

MR. STEPHEN CASHMAN, Chairman;

MR. JIM KRILLENBERGER, Member;

MR. PATRICK HURLEY, Member;

MS. ANNA FIASCONE, Member;

MS. CYNTHIA CURRY, Member;

MR. GERALD JABLONSKI, Member; and

MS. JULIE CRNOVICH, Member.

	2		4	
1	ALSO PRESENT: (VIA ZOOM)	1	250 feet had gotten their certified mail. It	
		2	turns out due to some mail delivery delays, the	
2	MS. BETHANY SALMON, Village Planner;	3	applicant was not able to get those to the	
3	MR. SAMIR SHARABATEE, Applicant;	4	properties within 250 feet so we are requesting	
4	MS. GINA SHARABATEE, Applicant;	5	that we push back to the following meeting which	
5	MR. WADE JOYNER, Attorney for Applicant.	6	is on February 9th. They did send them out in	
6		7	the correct period of time, the 15 to 30 days	
7		8	before, but we want to make sure that all those	
8	CHAIRMAN CASHMAN: Call the Public	9	neighbors are notified.	
9	Hearing for Case No. A-36-2021, 5837 South	07:39:19PM 10	CHAIRMAN CASHMAN: Thank you.	
07:37:35PM 10	Madison Street for a special use permit to allow	11	Can I have a motion to continue	
11	for an automotive repair shop for Hinsdale	12	Case No. A-36-2021 to our February 9, 2022	
12	Discount Tires and Automotive, Inc., located in	13	meeting?	
13	the B-1 Community Business District.	14	MS. CRNOVICH: So moved.	
14	Can I have a motion to open the	15	MR. HURLEY: Second.	
15 16	Public Hearing? MR. KRILLENBERGER: So moved.	16	CHAIRMAN CASHMAN: Roll call vote,	
17	MS. CURRY: Second.	17	please, Bethany?	
18	CHAIRMAN CASHMAN: Can we have a roll	18	MS. SALMON: Commissioner Curry?	
19	call vote, please, Bethany?	19	MS. CURRY: Aye.	
07:38:03PM 20	MS. SALMON: Commissioner Curry?	20	MS. SALMON: Commissioner Krillenberger?	
21	MS. CURRY: Aye.	21	MR. KRILLENBERGER: Aye.	
22	MS. SALMON: Commissioner Krillenberger?	22	MS. SALMON: Commissioner Hurley?	
	3		5	
1	3 MR. KRILLENBERGER: Aye.	1	5 MR. HURLEY: Aye.	
1		1		
	MR. KRILLENBERGER: Aye.		MR. HURLEY: Aye.	
2	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley?	2	MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski?	
2 3	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye.	2 3	MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye.	
2 3 4	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski?	2 3 4	MR. HURLEY: Aye.MS. SALMON: Commissioner Jablonski?MR. JABLONSKI: Aye.MS. SALMON: Commissioner Crnovich?	
2 3 4 5	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye.	2 3 4 5	MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye.	
2 3 4 5 6	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich?	2 3 4 5 6	 MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? 	
2 3 4 5 6 7	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye.	2 3 4 5 6 7	 MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. 	
2 3 4 5 6 7 8	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone?	2 3 4 5 6 7 8	 MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? 	
2 3 4 5 6 7 8 9	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye.	2 3 4 5 6 7 8 9	 MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? CHAIRMAN CASHMAN: Aye. 	
2 3 4 5 6 7 8 9 9	 MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? 	2 3 4 5 6 7 8 9 07:39:56PM 10	 MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? CHAIRMAN CASHMAN: Aye. Now do we have to have a motion to 	
2 3 4 5 6 7 8 9 0738:14PM 10 11	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? CHAIRMAN CASHMAN: Aye.	2 3 4 5 6 7 8 9 07:39:56PM 10 11	MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? CHAIRMAN CASHMAN: Aye. Now do we have to have a motion to close this?	
2 3 4 5 6 7 8 9 9 0738:14PM 10 11 12	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? CHAIRMAN CASHMAN: Aye. As I believe you are all aware,	2 3 4 5 6 7 8 9 07:39:56PM 10 11 12	MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? CHAIRMAN CASHMAN: Aye. Now do we have to have a motion to close this? MS. SALMON: We will keep it open.	
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	6
1	is not as quick as we wish. Hopefully, we will
2	get everything and get this all wrapped up and
3	see you on February 9th.
4	MR. JOYNER: It's better the residents
5	get the notice.
6	CHAIRMAN CASHMAN: Absolutely. We want
7	this to be done properly.
8	May I have to motion to adjourn?
9	MR. KRILLENBERGER: Krillenberger so
07:40:47PM 10	motions.
11	MR. JABLONSKI: Second.
12	CHAIRMAN CASHMAN: All in favor?
13	(All aye.)
14	(WHEREUPON, the Public
15	Hearing was continued to
16	February 9, 2022 at 7:30
17	p.m.)
18	
19	
20	
21	
22	
	7

STATE OF ILLINOIS)) ss: COUNTY OF DU PAGE)

I, KATHLEEN W. BONO, Certified Shorthand Reporter, Notary Public in and for the County DuPage, State of Illinois, do hereby certify that previous to the commencement of the examination and testimony of the various witnesses herein, they were duly sworn by me, via Zoom, to testify the truth in relation to the matters pertaining hereto; that the testimony given by said witnesses was reduced to writing by means of shorthand and thereafter transcribed into typewritten form; and that the foregoing is a true, correct and complete transcript of my shorthand notes so taken aforesaid.

IN TESTIMONY WHEREOF I have hereunto set my hand and affix my electronic signature this 13th day of January, A.D. 2022.

KATHLEEN W. BONO

C.S.R. No. 84-1423 Notary Public, DuPage County

1	2:4, 2:5	COMMISSION [1] -	FIASCONE [3] -	7:19
	application [1] - 3:14	1:3	1:19, 3:9, 5:7	JIM [1] - 1:17
	appreciate [1] - 5:19	Commission [1] -	Fiascone [2] - 3:8,	JOYNER [3] - 2:5,
12 [1] - 1:12	Attorney [1] - 2:5	1:11	5:6	5:13, 6:4
13th [1] - 7:19	attorney [1] - 5:15	Commissioner [12] -	following [1] - 4:5	Joyner [1] - 5:14
15 [1] - 4:7		2:20, 2:22, 3:2, 3:4,	-	
19 [1] - 1:11	automotive [1] - 2:11		foregoing [1] - 7:14	JULIE [1] - 1:22
13[1]-1.11	Automotive [1] -	3:6, 3:8, 4:18, 4:20,	form [1] - 7:13	
	- 2:12	4:22, 5:2, 5:4, 5:6	forward [1] - 5:17	K
2	Avenue [1] - 1:11	Community [1] -		
	aware [1] - 3:12	2:13	G	
	aye [11] - 2:21, 3:5,	complete [1] - 7:14	•	KATHLEEN [2] - 7:3,
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DATE:	February 4, 2022
TO:	Chairman Cashman and Plan Commissioners
CC:	Kathleen A. Gargano, Village Manager Robb McGinnis, Director of Community Development/Building Commissioner
FROM:	Bethany Salmon, Village Planner
SUBJECT:	Case A-36-2021 – 5837 S. Madison Street – Special Use Permit to allow for an Automotive Repair Shop for Hinsdale Discount Tires and Automotive, Inc. at 5837 S. Madison Street located in the B-1 Community Business District – Public Hearing (Continued from January 12, 2022)
FOR:	February 9, 2022 Plan Commission Meeting

GENERAL APPLICATION INFORMATION

Applicant: Samir and Ghada Sharabatee, Hinsdale Discount Tires and Automotive, Inc.

<u>Subject Property</u>: 5837 S. Madison Street / 5811-5827 S. Madison Street (PINs: 09-13-103-025; 09-13-103-024; 09-13-103-026) – 5811 S. Madison

Site Area: Total: 1.24 acres (Parcel 1: 0.51 acres; Parcel 2: 0.73 acres)

Existing Zoning & Land Use: B-1 Community General Business District – Former Automotive Repair / Multi-Tenant Shopping Center

Surrounding Zoning & Land Use:

North: R-5 Multiple Family Residential District – Ashbury Woods Townhomes

South: R-5 Multiple Family Residential District – (across 59th Street) Old Surrey Townhomes

East: R-6 Multiple Family Residential District – The Hinsdale Apartment Homes

West: Unincorporated DuPage County – (across Madison Street) Single-Family Detached Homes

APPLICATION SUMMARY

The applicant requests approval of a Special Use Permit to allow for the operation of an automotive repair shop (but not including tire retreading) for Hinsdale Discount Tires and Automotive, Inc. at 5837 S. Madison Street located in the B-1 Community Business District. In accordance with Section 5-105, automotive repair shops are considered a Special Use in the B-1 Community Business District and may not include tire retreading as part of the operations.

The property is considered part of a larger multi-tenant shopping center, 5811-5827 S. Madison Street, that is currently occupied by a convenience store, beauty salon, and several vacant tenant spaces. The one-story, multi-tenant building shopping center to the north on Parcel 2 measures 9,203 square feet in size and includes six (6) tenant spaces. Hinsdale Partners LLC owns both the subject property and the multi-tenant shopping center.



The building was formerly occupied by an automotive repair facility, but has been vacant since 2019. It was also once used as a gasoline service station, but the underground tanks were removed in 2016. Per the Village's Zoning Code, a Special Use Permit shall automatically expire and cease to be of any force or effect if such use shall, for any reason, be discontinued for a period of six (6) consecutive months or more.

Additionally, staff was unable to locate an original Special Use Permit approval. The prior use was considered non-conforming as it appears to be established prior to the adoption of the Zoning Code in 1989. When a nonconforming use of a part or all of a structure that was designed for a use that is permitted in the zoning district in which such structure is located is discontinued or abandoned for a period of three (3) consecutive months, regardless of any intent to resume or not to abandon such use, such use shall not thereafter be reestablished or resumed. Any subsequent use or occupancy of such land or structure shall comply with the use regulations of the zoning district in which such land or structure is located. In accordance with Section 11-602 and Section 10-102, the new automotive repair facility is required to obtain approval via a Special Use Permit.

At the meeting on December 8, 2021, the Plan Commission scheduled the public hearing for this application for the next regular meeting on January 12, 2022. The public hearing was continued at the January 12, 2022 Plan Commission meeting to February 9, 2022 because certified mail to the surrounding property owners was still in transit and had not been delivered yet. The applicant has confirmed that the mailings were sent within the required 15-30 days prior to the public hearing date.

As of February 3, 2022, staff has received comments from the Golfview Hills Homes Association, which includes homes located in the subdivision to the west across Madison Street. Additionally, the Golfview Hills Homes Association asked that the applicant answer several questions regarding their business and operations prior to the public hearing. The public comments and responses from the applicant are attached for review.

REQUEST AND ANALYSIS

The applicant proposes to occupy the existing one-story, 2,927 square foot building on Parcel 1 located at the corner of Madison Street and 59th Street. The proposed business, Hinsdale Discount Tires and Automotive, Inc., will provide the following services: mechanic diagnostic, repair and maintenance on domestic and foreign vehicles, including work on engines, transmissions, emissions, EVAP systems, electrical systems, exhaust systems, tire repair and replacement, wheel alignment, steering and suspension systems. Tire retreading is specifically not be permitted as part of the Special Use Permit per Section 5-105 of the Zoning Code.

As shown on the submitted interior floor plan, the space includes five (5) vehicle repair bays, a retail and lobby area, office, bathrooms, and a mezzanine storage area. The business will operation Monday through Friday from 9:00 am to 6:00 pm, Saturday from 9:00 am to 5:00 pm, and closed on Sunday. Per the applicant, there will be five (5) employees.

No outdoor operations or storage is proposed, however, the application states that vehicles to be repaired will be parked in the parking lot for a few hours to no more than two days until they are repaired. The applicant will be required to meet the following code requirements. Per Section 9-101(D)(5), for the storage of inoperable vehicles, no vehicle incapable of being driven or used for the purpose or use for which it was designed, other than a vehicle awaiting timely repair at an automotive repair shop, gasoline



service station, or new or used car dealer, shall be stored in any parking lot or parking area in the village. Additionally, per Section 9-104(H)(2)(k), no off street parking lot or garage shall be used for any purpose other than the temporary storage of motor vehicles related to the premises. The storage of merchandise and the sale or commercial repair of vehicles are prohibited.

The applicant has provided a parking analysis for review. There are currently 55 spaces provided for the entire zoning lot, which includes the strip center to the north and adjacent parking to the east. To meet Illinois Accessibility Code Requirements, a total of three (3) accessible parking spaces are required, however, only two (2) are currently provided on site. An additional accessible parking space will be added to the south of the building, which will result in a total of 54 parking spaces.

With the automobile repair facility, a total of 52 spaces would be required based on the assumption that the existing four (4) vacant tenant spaces are utilized as a service use in the future, which would meet code requirements. If the four (4) tenant spaces were to be utilized as retail in the future, a total of 58 spaces would be required. Per Section 9-104, there would be an excess of two (2) spaces per code requirements if the vacant tenant spaces are utilized as service uses in the future. If they are all used as retail uses, the zoning lot would be deficient by four (4) spaces.

It should also be noted that the applicant used gross floor area to calculate parking requirements. Per the code, off-street parking requirements are calculated using net floor area, which is the gross floor area minus floor space devoted to washrooms intended for general public use; elevator shafts and stairwells at each floor; floor space and shafts used for mechanical, electrical, and plumbing equipment; public foyers and atria intended for general public use; exterior building walls; floor space devoted to off street parking and loading; and basement floor space used only for bulk storage. If using net floor area, the required parking would result in a lower number.

There are no proposed changes to the exterior of the building, with the exception of signage that will be reviewed via a Sign Permit in the future.

REVIEW PROCESS

Pursuant to Section 11-602, a public hearing shall be set, noticed, and conducted by the Plan Commission in accordance with Section 11-303. Within 45 days following the conclusion of the public hearing, the Plan Commission shall transmit to the Village Board its recommendation in the form specified by Subsection 11-103(H). The failure of the Plan Commission to act within 45 days following the conclusion of such hearing, or such further time to which the applicant may agree, shall be deemed a recommendation for the approval of the proposed amendment as submitted.

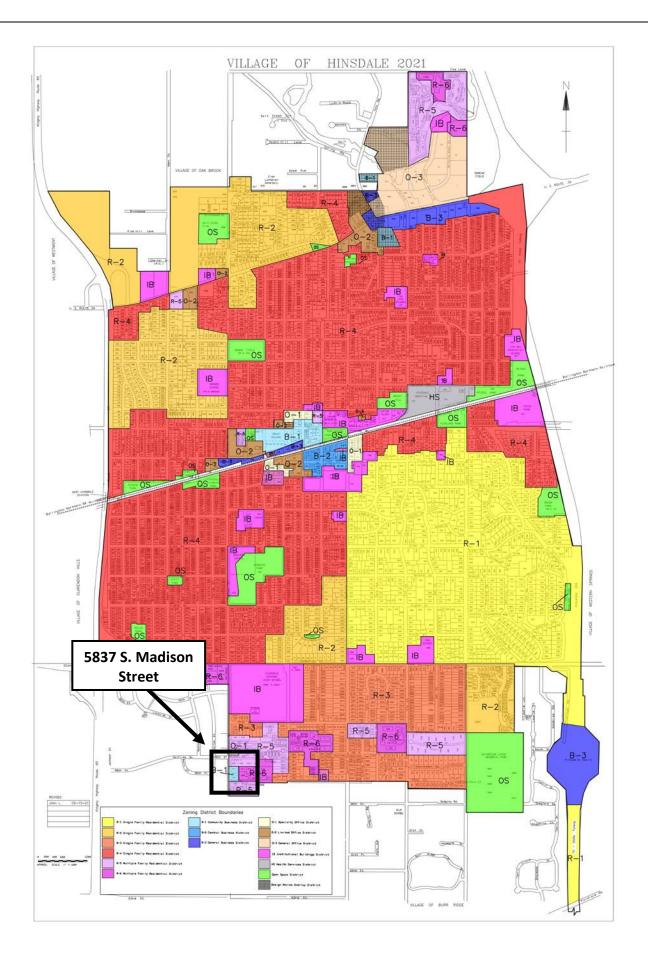
Within 60 days following the receipt of the recommendation of the plan commission, or its failure to act as above provided, the board of trustees shall either deny the application or, by ordinance duly adopted, shall grant the special use permit, with or without modifications or conditions. The failure of the board of trustees to act within 60 days, or such further time to which the applicant may agree, shall be deemed to be a decision denying the special use permit.

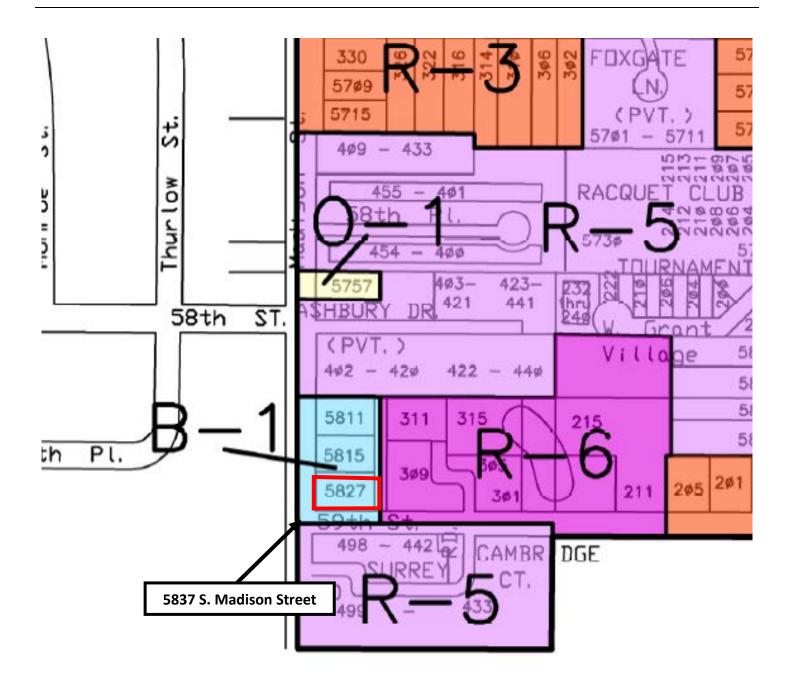
No Special Use Permit shall be recommended or granted unless the applicant shall establish that the Standards listed in Section 11-602(E) are met.

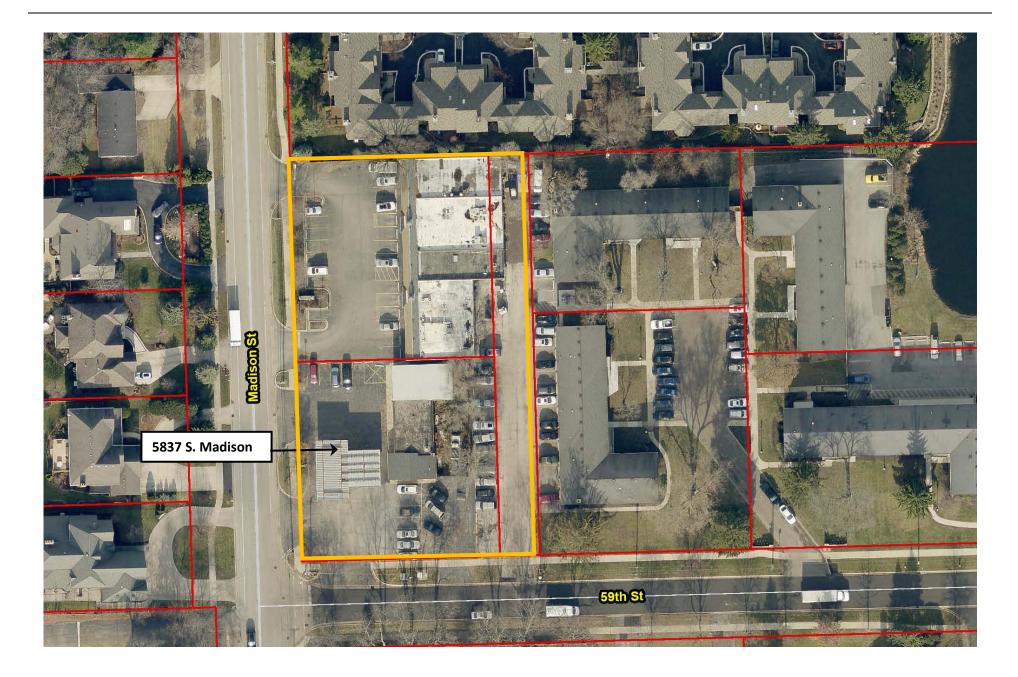


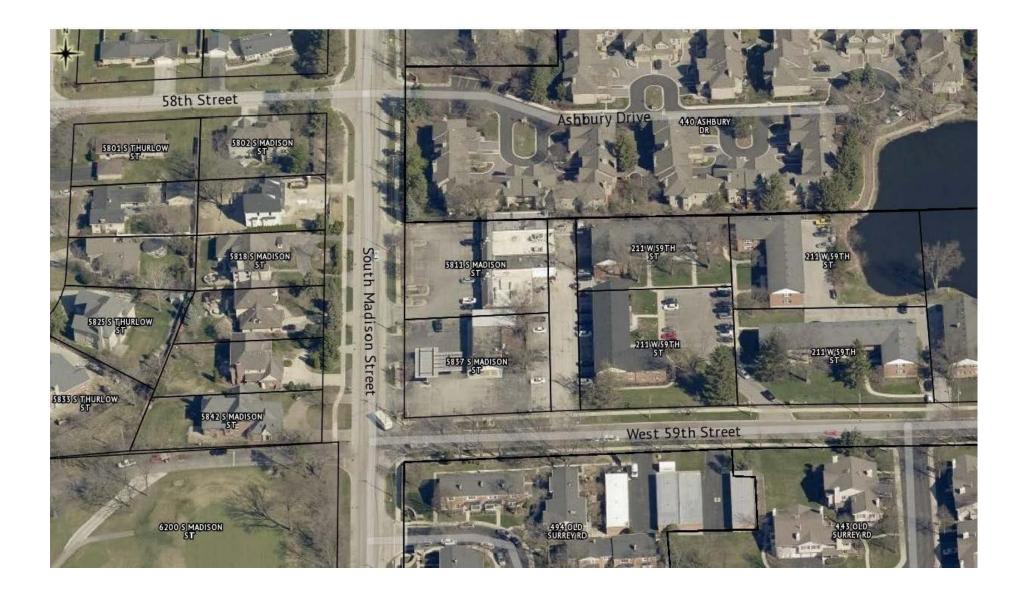
ATTACHMENTS

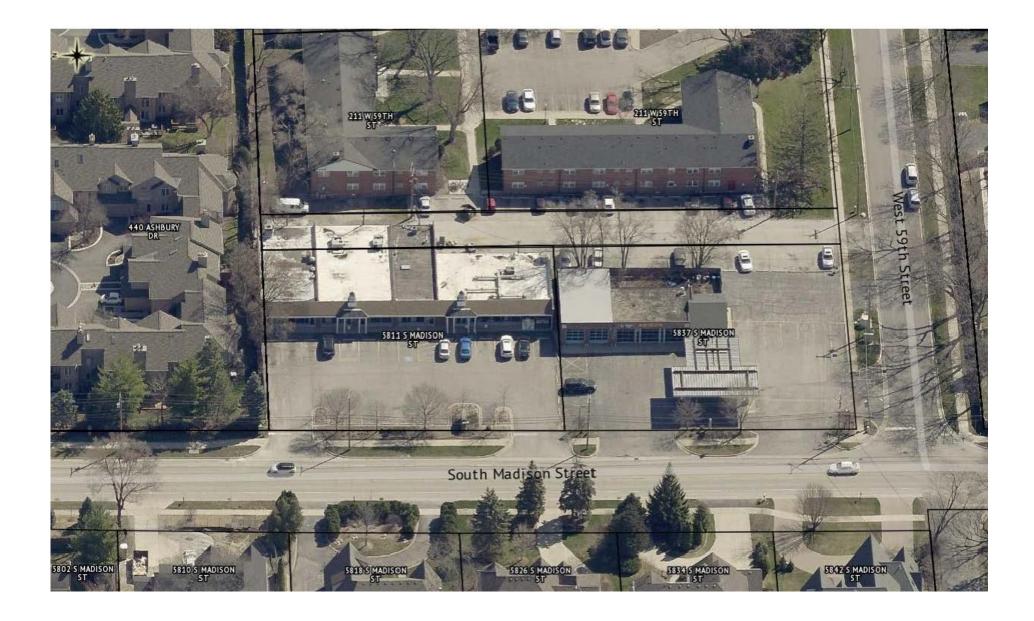
- 1. Zoning Map and Project Location
- 2. Aerial View
- 3. Birdseye View
- 4. Street View
- 5. Plan Commission Public Hearing Transcript January 12, 2021
- 6. Public Comment Received by Staff as of February 3, 2022 & Applicant Responses
- 7. Special Use Permit Applications and Exhibits













Looking East from Madison Street



Looking North from 59th Street

STATE OF ILLINOIS)

COUNTY OF DU PAGE

SS:

)

)

BEFORE THE HINSDALE PLAN COMMISSION

1

In the Matter of:

SAMIR & GHADA SHARABATEE, Special Use, Case No. A-36-2021 5837 South Madison.

REPORT OF PROCEEDINGS had and testimony taken at the hearing of the above-entitled matter via Zoom, before the Hinsdale Plan Commission, at 19 East Chicago Avenue, Hinsdale, Illinois, on January 12, 2022, at the hour of 7:30 p.m.

BOARD MEMBERS PRESENT: (VIA ZOOM)

MR. STEPHEN CASHMAN, Chairman;

MR. JIM KRILLENBERGER, Member;

MR. PATRICK HURLEY, Member;

MS. ANNA FIASCONE, Member;

MS. CYNTHIA CURRY, Member;

MR. GERALD JABLONSKI, Member; and

MS. JULIE CRNOVICH, Member.

	2		4	
1	ALSO PRESENT: (VIA ZOOM)	1	250 feet had gotten their certified mail. It	
		2	turns out due to some mail delivery delays, the	
2	MS. BETHANY SALMON, Village Planner;	3	applicant was not able to get those to the	
3	MR. SAMIR SHARABATEE, Applicant;	4	properties within 250 feet so we are requesting	
4	MS. GINA SHARABATEE, Applicant;	5	that we push back to the following meeting which	
5	MR. WADE JOYNER, Attorney for Applicant.	6	is on February 9th. They did send them out in	
6		7	the correct period of time, the 15 to 30 days	
7		8	before, but we want to make sure that all those	
8	CHAIRMAN CASHMAN: Call the Public	9	neighbors are notified.	
9	Hearing for Case No. A-36-2021, 5837 South	07:39:19PM 10	CHAIRMAN CASHMAN: Thank you.	
07:37:35PM 10	Madison Street for a special use permit to allow	11	Can I have a motion to continue	
11	for an automotive repair shop for Hinsdale	12	Case No. A-36-2021 to our February 9, 2022	
12	Discount Tires and Automotive, Inc., located in	13	meeting?	
13	the B-1 Community Business District.	14	MS. CRNOVICH: So moved.	
14	Can I have a motion to open the	15	MR. HURLEY: Second.	
15 16	Public Hearing? MR. KRILLENBERGER: So moved.	16	CHAIRMAN CASHMAN: Roll call vote,	
17	MS. CURRY: Second.	17	please, Bethany?	
18	CHAIRMAN CASHMAN: Can we have a roll	18	MS. SALMON: Commissioner Curry?	
19	call vote, please, Bethany?	19	MS. CURRY: Aye.	
07:38:03PM 20	MS. SALMON: Commissioner Curry?	20	MS. SALMON: Commissioner Krillenberger?	
21	MS. CURRY: Aye.	21	MR. KRILLENBERGER: Aye.	
22	MS. SALMON: Commissioner Krillenberger?	22	MS. SALMON: Commissioner Hurley?	
	3		5	
1	3 MR. KRILLENBERGER: Aye.	1	5 MR. HURLEY: Aye.	
1		1		
	MR. KRILLENBERGER: Aye.		MR. HURLEY: Aye.	
2	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley?	2	MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski?	
2 3	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye.	2 3	MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye.	
2 3 4	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski?	2 3 4	MR. HURLEY: Aye.MS. SALMON: Commissioner Jablonski?MR. JABLONSKI: Aye.MS. SALMON: Commissioner Crnovich?	
2 3 4 5	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye.	2 3 4 5	MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye.	
2 3 4 5 6	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich?	2 3 4 5 6	 MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? 	
2 3 4 5 6 7	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye.	2 3 4 5 6 7	 MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. 	
2 3 4 5 6 7 8	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone?	2 3 4 5 6 7 8	 MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? 	
2 3 4 5 6 7 8 9	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye.	2 3 4 5 6 7 8 9	 MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? CHAIRMAN CASHMAN: Aye. 	
2 3 4 5 6 7 8 9 9	 MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? 	2 3 4 5 6 7 8 9 07:39:56PM 10	 MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? CHAIRMAN CASHMAN: Aye. Now do we have to have a motion to 	
2 3 4 5 6 7 8 9 0738:14PM 10 11	MR. KRILLENBERGER: Aye. MS. SALMON: Commissioner Hurley? MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? CHAIRMAN CASHMAN: Aye.	2 3 4 5 6 7 8 9 07:39:56PM 10 11	MR. HURLEY: Aye. MS. SALMON: Commissioner Jablonski? MR. JABLONSKI: Aye. MS. SALMON: Commissioner Crnovich? MS. CRNOVICH: Aye. MS. SALMON: Commissioner Fiascone? MS. FIASCONE: Aye. MS. SALMON: Chairman Cashman? CHAIRMAN CASHMAN: Aye. Now do we have to have a motion to close this?	
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	6
1	is not as quick as we wish. Hopefully, we will
2	get everything and get this all wrapped up and
3	see you on February 9th.
4	MR. JOYNER: It's better the residents
5	get the notice.
6	CHAIRMAN CASHMAN: Absolutely. We want
7	this to be done properly.
8	May I have to motion to adjourn?
9	MR. KRILLENBERGER: Krillenberger so
07:40:47PM 10	motions.
11	MR. JABLONSKI: Second.
12	CHAIRMAN CASHMAN: All in favor?
13	(All aye.)
14	(WHEREUPON, the Public
15	Hearing was continued to
16	February 9, 2022 at 7:30
17	p.m.)
18	
19	
20	
21	
22	
	7

STATE OF ILLINOIS)) ss: COUNTY OF DU PAGE)

I, KATHLEEN W. BONO, Certified Shorthand Reporter, Notary Public in and for the County DuPage, State of Illinois, do hereby certify that previous to the commencement of the examination and testimony of the various witnesses herein, they were duly sworn by me, via Zoom, to testify the truth in relation to the matters pertaining hereto; that the testimony given by said witnesses was reduced to writing by means of shorthand and thereafter transcribed into typewritten form; and that the foregoing is a true, correct and complete transcript of my shorthand notes so taken aforesaid.

IN TESTIMONY WHEREOF I have hereunto set my hand and affix my electronic signature this 13th day of January, A.D. 2022.

KATHLEEN W. BONO

C.S.R. No. 84-1423 Notary Public, DuPage County

1	2:4, 2:5	COMMISSION [1] -	FIASCONE [3] -	7:19
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2		correctly [1] - 5:21	GINA [1] - 2:4	4:21, 6:9
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5		CRNOVICH [4] -		
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				2:10
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February 2, 2022

- To: Chairman Cashman and the Hinsdale Plan Commission
- Re: Case A-36-2021 5837 S. Madison St. (the "Proposed Repair Facility") Application by Hinsdale Discount Tires and Automotive, Inc. for a Special Use Permit for an Automotive Repair Shop (the Application)

This statement is submitted in opposition to the Application pursuant to a unanimous vote by the Board of Directors of the Golfview Hills Homes Association (GHHA) at its January 2022 meeting to oppose the Application.

GHHA is comprised of 307 single family homes that occupy the area between 55th and 59th Streets, and Madison Street and Highway 83. The four homes directly across the street from the Proposed Repair Facility are part of Golfview, and the main 58th Street entrance to Golfview is about 200 feet north of the Proposed Repair Facility.

The Proposed Repair Facility is two blocks south of the Hinsdale Central High School Campus. Students walk past the site coming and going from school.

We note at the outset some necessary clarifications in regard to the Application. The published legal notice (Hearing Notice) for the public hearing on the Application contains the legal description of two Parcels. Those two Parcels in turn encompass three different Property Identification Numbers (PINs). Parcel 1 in the Hearing Notice is a 150-foot square parcel at the corner of 59th and Madison Streets. It has a common address of 5837 S. Madison; it's PIN is 09-13-103-025. See the attached DuPage County Parcel View Map, Exhibit 1. It is the site from which JMS Auto Service previously operated for many years (the "Former JMS Site").

Parcel 2 in the Hearing Notice is the adjacent shopping center immediately to the North of Parcel 1, consisting of a lot 150 feet by 151.87 feet and having PIN 09-13-103-024 (the "Shopping Center"), together with a strip that is 301.87 feet long and 30 feet wide having PIN 09-13-103-026 (the "East Strip"). This strip runs along the east side of both Parcel 1 and the Shopping Center. See Exhibit 1.

JMS Auto Repair conducted a small, well-maintained auto repair and maintenance business from the Former JMS Site for many years. Many residents in Golfview and the surrounding community found it to be a convenient and reliable business for routine auto repair and maintenance. JMS kept the site clean and well-maintained, did not store tires or other repair parts outside, and stored refuse from the operation, including used tires, only inside or in no more than two covered exterior dumpsters of standard commercial size (5 cubic yards or less). There were hardly ever more than six vehicles parked outside onsite awaiting repairs. Vehicles awaiting repair parked only on Parcel 1 and did not park on either the Shopping Center parking lot or the East Strip. While the garage on the site has five bays, two of them were restricted to wheel alignments and infrequently used. Most of the time JMS was staffed by the owner and two other employees, occasionally a fourth was added. The operation was small and did not adversely impact the surrounding residential area.

The Application argues that the special use permit should be granted based upon the business that was previously conducted by JMS Auto Repair on Parcel 1 and its lack of an adverse impact on the surrounding area. The issue, however, is not what impact JMS had, but what impact the Applicant's repair business will have, and whether the Applicant has sufficiently demonstrated its repair business will have no greater impact than that of JMS.

The first observation in that respect is that the inclusion of Parcel 2 in the Hearing Notice interjects confusion and ambiguity into whether the Application is limited to operating a repair facility only on Parcel 1, the Former JMS Site, or whether the repair facility, or parking for it, could be expanded to the adjacent Shopping Center and East Strip. The Application itself adds further confusion by listing the address of the subject property as 5837 S. Madison, which is the address of Parcel 1 and the Former JMS Site, but then also listing as the PIN 09-13-103-024 – which is the PIN for the Shopping Center.

Granting a special use permit for the Proposed Repair Facility based on the absence of a meaningful adverse impact by the JMS operation would require:

- 1. Strictly limiting the use permit to operation of a repair facility on Parcel 1, PIN 09-13-103-025.
- 2. Strictly limiting parking for the Proposed Repair Facility to Parcel 1 and prohibiting the parking of vehicles awaiting repair on Parcel 2 or the street.
- 3. Limiting the number of vehicles awaiting repair that could be parked outside on Parcel 1 at any one time to six vehicles.
- 4. Limiting the size of the operation conducted to one staffed by no more than four individuals at any one time.
- 5. Requiring the Applicant to maintain the Proposed Repair Facility in good condition and repair.
- 6. Prohibiting the storage of racks, water bottles, wood pallets, batteries, tires, wheels, equipment and replacement parts outside the enclosed building on the site, and prohibiting the exterior storage of waste and refuse outside the enclosed building except in enclosed dumpsters.
- 7. Limiting the number of dumpsters maintained on the site to no more than two (2) dumpsters no larger than five (5) cubic yards in size.

Attached to this statement as Group Exhibits 2A through 2D are photos taken by a Golfview resident of the Applicant's existing auto repair business located at 3101 Mannheim Road. They show a repair business with three (3) bays – smaller than the five (5) bays at the Former JMS Site. Together the photos show:

A. A total of 14 vehicles parked on or adjacent to the site – 5 in a fenced lot next to the site, 5 vehicles across the street, and 4 vehicles directly in front of the garage bays. This is well over double the volume at the Former JMS Site. Group Exhibit 2A.

How much more volume would the Applicant add with 5 bays at the Former JMS Site instead of the 3 at its existing repair facility?

- B. Approximately 27 five-gallon plastic water jugs stored outside on the site, with many, if not all of them, empty lying scattered about on the ground. Exhibit 2B.
- C. A broken fence in need of repair around the site parking lot. Exhibit 2A-1, 2C.
- D. An onsite exterior storage rack full of used wheels, with used tires sitting next to it on the ground, along with a used wheel and a used wood pallet. Exhibit 2D

After seeing these photos, the GHHA Board voted unanimously to oppose the Applicant's request for a special use permit. The Applicant's history at 3101 Mannheim Road demonstrates that it does not run a well-maintained facility free of unsightly exterior refuse and storage of a kind appropriate to residential Hinsdale. The photos also indicate that the Applicant runs a higher volume business than did JMS, which would in turn have an undue adverse impact on the surrounding residential area as well as children walking to and from Hinsdale Central.

Very truly yours,

Munda h. Hans-

Ronald W. Hanson, President



EXHIBIT 1



See.

199

EXHIBIT 2A-2

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EXHIBIT 2B

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Hi Bethany

Please see attachment. Thanks

Questions relating to the Applicant's current auto repair facility at 3101 Mannheim Rd. (the Mannheim Facility):

- 1. How many repair bays do you customarily operate at the Mannheim Facility? 5 Repair Bays
- 2. What are your days and hours of operation at the Mannheim Facility? Monday-Friday 9am-6pm; Saturday 9am-4pm; Sunday closed.
- 3. How many vehicles are you staffed to service per day at the Mannheim Facility? 15-20 depending on service, parts, appointment, walk-ins.
- 4. What is the greatest number of vehicles that you have serviced at the Mannheim Facility in a week during 2021? 80-90 vehicles depending on service, parts, walk-ins, appointment base.
- 5. What is the weekly average number of vehicles that you have serviced at the Mannheim Facility during 2021? 70 vehicles
- 6. How many vehicles are usually parked outside on the average day awaiting repairs at the Mannheim Facility? 1-2 depending on service.
- 7. What is the greatest number of vehicles parked outside that the Mannheim Facility can accommodate? 3-4 cars. We have a shop policy that if vehicles are not picked up by the end of the day, there will be a 75\$ fee applied.
- How many employees do you customarily employ at the Mannheim Facility on an average day?
 5 employees
- 9. What is the greatest number of employees you have employed at the Mannheim Facility during a workday in 2021? 5 employees
- 10. How many vehicles did you service in total at the Mannheim Facility in 2021? Roughly 2880 vehicles serviced.
- 11. Who is responsible for maintaining the Mannheim Facility, including painting trim and maintaining the building physical structure? Samir Sharabatee

Questions related to the proposed facility at 5837 S. Madison Street in Hinsdale (the Hinsdale Facility):

- 1. How many repair bays do you anticipate customarily operating at the Hinsdale Facility? 5 repair bays
- 2. What are your anticipated days and hours of operation at the Hinsdale Facility? Monday-Friday 9am-6pm; Saturday 9am-4pm; Sunday closed.
- 3. How many vehicles will you be staffed to service per day at the Hinsdale Facility? 15-20 vehicles depending on parts, service, walk-ins, appointment base.
- 4. How many vehicles will you have capacity to service per week at the Hinsdale Facility? 80-90 vehicles depending on parts, service, walk-ins, appointment base.
- 5. How many vehicles do you anticipate being parked outside awaiting repair at the Hinsdale Facility on an average day? 1-2 depending on service and parts. We have a store policy that states vehicles that are not picked up by end of business day will be applied a fee of 75\$.
- 6. How many vehicles parked outside awaiting repair at the Hinsdale Facility will you have capacity to accommodate at one time? 3-4 vehicles depending on service.
- 7. How many employees do you anticipate employing at the Hinsdale Facility on an average workday? Will have 3 employees to start depending on how business goes.

- 8. How many of these will be auto repair mechanics? 2 mechanics
- 9. Who will be responsible for maintaining the Hinsdale Facility, including painting trim and maintaining the building physical structure? Samir Sharabatee
- 10. Do you contemplate any modifications to the Hinsdale Facility? If so, please describe them. No
- 11. Do you anticipate that vehicles awaiting repair at the Hinsdale Facility will be parked in the parking lot at the adjacent shopping center or on the strip of land along the east side of the shopping center? No
- 12. Will you as the operator of a repair facility at the Hinsdale Facility have the legal right, such as by lease, sublease, or other contractual arrangement, to park vehicles awaiting service at the Hinsdale Facility at the adjacent shopping center or on the strip of land along the east side of the shopping center? No



VILLAGE OF HINSDALE COMMUNITY DEVELOPMENT DEPARTMENT

PLAN COMMISSION APPLICATION

I. GENERAL INFORMATION

Applicant

Name: Samir and Ghada Sharabatee

Address: 7517 Savoy Lane, Unit A

City/Zip: Bridgeview, IL

Phone/Fax: (³¹²) 459-3099 /

E-Mail: ghada.sharabatee@gmail.com

Owner

Name: Hinsdale Partners LLC

Address: 321 N. Clark Street, Ste. 500

City/Zip: Chicago, IL 60654

Phone/Fax: $\binom{^{312}}{}$ 445 -6300/

E-Mail: jehrlich@priceassocinc.com

Others, if any, involved in the project (i.e. Architect, Attorney, Engineer)

Name: Wade Joyner (Wade Law, Chtd)

Title: Attorney

Address: POB 234

City/Zip: Big Rock, IL 60511

Phone/Fax: (⁶³⁰) 768-1042 /

E-Mail: wade@wadelawattorney.com

Name:		
Title:		
Address:		
City/Zip:		
Phone/Fax: ()	/	
E-Mail:		

Disclosure of Village Personnel: (List the name, address and Village position of any officer or employee of the Village with an interest in the owner of record, the Applicant or the property that is the subject of this application, and the nature and extent of that interest)

1)	None
2)	
3)	

II. SITE INFORMATION

Address of subject property: 5837 South Madison Street, H	insdale, Illinois
Property identification number (P.I.N. or tax number	
Brief description of proposed project: The site was impro	oved with and used as an automotive repair shop prior to the
Zoning Code. This use ceased in approximately 2019. Applicant has	a lease with the property owner to again use the site as
an automotive repair shop. We must reestablish this as a Special Us	e since the use ended more than 3 months ago.
General description or characteristics of the site: Au	tomotive Repair Shop, with 6 other retail units, currently a
grocery store and nail salon, with the rest vacant.	
Existing zoning and land use: B1	
Surrounding zoning and existing land uses:	
North: R-5	South: R-5
East: <u>R-6</u>	West: R-3 (Clarendon Hills)
Proposed zoning and land use: <u>B-1, Automotive Repair S</u>	hop
	t the table sufficiency and

Please mark the approval(s) you are seeking and attach all applicable applications and standards for each approval requested:

- Site Plan Approval 11-604
- Design Review Permit 11-605E
- □ Exterior Appearance 11-606E
- Special Use Permit 11-602E Special Use Requested: <u>5-105(c)(7)</u>

- Map and Text Amendments 11-601E Amendment Requested: ______
- Planned Development 11-603E
- Development in the B-2 Central Business District Questionnaire

TABLE OF COMPLIANCE

Address of subject property: <u>5837 South Madison Street</u>, Hinsdale, Illinois

The following table is based on the <u>B-1</u> Zoning District.

	Minimum Code	Proposed/Existing
	Requirements	Development
Minimum Lot Area (s.f.)	6,250	54,360
Minimum Lot Depth	125'	302'
Minimum Lot Width	50'	180'
Building Height	30'	14'
Number of Stories	2	1
Front Yard Setback	25'	60'
Corner Side Yard Setback	25'	73.82'
Interior Side Yard Setback	10'	20'
Rear Yard Setback	20'	.44'
Maximum Floor Area Ratio (F.A.R.)*	35%	22% [12,130/54,360]
Maximum Total Building Coverage*	NA	NA
Maximum Total Lot Coverage*	90%	95% [2,610/54,360]
Parking Requirements	52 [See Attached Table]	55 [See Attached Table]
Parking front yard setback		
Parking corner side yard setback		
Parking interior side yard setback		
Parking rear yard setback		
Loading Requirements		
Accessory Structure		
Information		

* Must provide actual square footage number and percentage.

Where any lack of compliance is shown, state the reason and explain the Village's authority, if any, to approve the application despite such lack of compliance: The Parcel, improvements and Automotive Repair Shop Use pre-date the Zoning Code,

The authority in the Zoning Code for approving this Application is Article 10, generally, and 10-105 specifically.

Note: The Front of the Property is 59th Street, Corner Side Yard is Madison Street. Rear Yard is the North Lot Line. Interior Side Yard is the East Lot Line.

Village of Hinsdale Plan Commission Application Parking Requirement Detail to Table Of Compliance 5837 South Madison Street, Hinsdale

Unit	Square Foot	Use	Code 9-104	Parking Standard	Required Parking
Parcel 1	2,927	Auto Repair	J1(e)(i)	1 for 250 sf	12
Parcel 2:					
5811	1,750	Vacant	J1(e)(i)	1 for 250 sf	7
5815	1,750	Vacant	J1(e)(i)	1 for 250 sf	7
5817	1,200	Vacant	J1(e)(i)	1 for 250 sf	5
5819	1,200	Vacant	J1(e)(i)	1 for 250 sf	5
5825	1,200	Shiny Nails	J1(e)(i)	1 for 250 sf	5
5827	2,103	Hinsdale Food Mart	J1(e)(i)	1 for 200 sf	11
Total					52

Note: The Property has 55 spaces, 3 more than required by the Code. This includes 2 accessible spaces. The Illinois Accessibility Act requires 3 accessible spaces. The 2 spaces noted on the Survey will be converted to a third accessible space. With this change, the Property will have 54 spaces, 2 more than required by the Code.

CERTIFICATION

The Applicant certifies and acknowledges and agrees that:

- The statements contained in this application are true and correct to the best of the Applicant's knowledge and Α. belief. The owner of the subject property, if different from the applicant, states that he or she consents to the filing of this application and that all information contained in this application is true and correct to the best of his or her knowledge.
 - B. The applicant understands that an incomplete or nonconforming application will not be considered. In addition, the applicant understands that the Village may require additional information prior to the consideration of this application which may include, but is not limited to, the following items;
 - Minimum yard and setback dimensions and, where relevant, relation of yard and setback dimensions 1. to the height, width, and depth of any structure.
 - 2. A vehicular and pedestrian circulation plan showing the location, dimensions, gradient, and number of all vehicular and pedestrian circulation elements including rights-of-way and streets; driveway entrances, curbs, and curb cuts; parking spaces, loading spaces, and circulation aisles; sidewalks, walkways, and pathways; and total lot coverage of all circulation elements divided as between vehicular and pedestrian ways.
 - 3. All existing and proposed surface and subsurface drainage and retention and detention facilities and all existing and proposed water, sewer, gas, electric, telephone, and cable communications lines and easements and all other utility facilities.
 - 4. Location, size, and arrangement of all outdoor signs and lighting.
 - 5. Location and height of fences or screen plantings and the type or kink of building materials or plantings used for fencing or screening.
 - 6. A detailed landscaping plan, showing location, size, and species of all trees, shrubs, and other plant material.
 - 7. A traffic study if required by the Village Manager or the Board or Commission hearing the application.
- C. The Applicants shall make the property that is the subject of this application available for inspection by the Village at reasonable times;
- If any information provided in this application changes or becomes incomplete or inapplicable for any reason D. following submission of this application, the Applicants shall submit a supplemental application or other acceptable written statement containing the new or corrected information as soon as practicable but not less than ten days following the change, and that failure to do so shall be grounds for denial of the application; and
 - E. The Applicant understands that he/she is responsible for all application fees and any other fees, which the Village assesses under the provisions of Subsection 11-301D of the Village of Hinsdale Zoning Code as amended April 25, 1989.
 - F. THE OWNER OF THE SUBJECT PROPERTY AND, IF DIFFERENT, THE APPLICANT ARE JOINTLY AND SEVERALLY LIABLE FOR THE PAYMENT OF THE APPLICABLE APPLICATION FEE. BY SIGNING THE APPLICATION, THE OWNER HAS AGREED TO PAY SAID FEE, AND TO CONSENT TO THE FILING AND FORECLOSURE OF A LIEN AGAINST SUBJECT PROPERTY FOR THE FEE PLUS COSTS OF COLLECTION. IF THE ACCOUNT IS NOT SETTLED WITHIN THIRTY (30) DAYS AFTER THE MAILING OF A DEMAND FOR PAYMENT. cR

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On the September , day of 🋰 to abide by its conditions.

I/We have read the above certification, understand it, and agree

Signature of applicant or authorized agent

GHADA SHARABATEE Name of applicant or authorized agent

Signature of applicant or authorized agent

SAMIR SHARABATEE Name of applicant or authorized agent

SUBSCRIBED AND SWORN to before me this 3/ st dav of September ROAI

Notary Public

CERTIFICATION

The Applicant certifies and acknowledges and agrees that:

- A. The statements contained in this application are true and correct to the best of the Applicant's knowledge and belief. The owner of the subject property, if different from the applicant, states that he or she consents to the filing of this application and that all information contained in this application is true and correct to the best of his or her knowledge.
 - B. The applicant understands that an incomplete or nonconforming application will not be considered. In addition, the applicant understands that the Village may require additional information prior to the consideration of this application which may include, but is not limited to, the following items:
 - 1. Minimum yard and setback dimensions and, where relevant, relation of yard and setback dimensions to the height, width, and depth of any structure.
 - 2. A vehicular and pedestrian circulation plan showing the location, dimensions, gradient, and number of all vehicular and pedestrian circulation elements including rights-of-way and streets; driveway entrances, curbs, and curb cuts; parking spaces, loading spaces, and circulation aisles; sidewalks, walkways, and pathways; and total lot coverage of all circulation elements divided as between vehicular and pedestrian ways.
 - 3. All existing and proposed surface and subsurface drainage and retention and detention facilities and all existing and proposed water, sewer, gas, electric, telephone, and cable communications lines and easements and all other utility facilities.
 - 4. Location, size, and arrangement of all outdoor signs and lighting.
 - 5. Location and height of fences or screen plantings and the type or kink of building materials or plantings used for fencing or screening.
 - 6. A detailed landscaping plan, showing location, size, and species of all trees, shrubs, and other plant material.
 - 7. A traffic study if required by the Village Manager or the Board or Commission hearing the application.
- C. The Applicants shall make the property that is the subject of this application available for inspection by the Village at reasonable times;
- D. If any information provided in this application changes or becomes incomplete or inapplicable for any reason following submission of this application, the Applicants shall submit a supplemental application or other acceptable written statement containing the new or corrected information as soon as practicable but not less than ten days following the change, and that failure to do so shall be grounds for denial of the application; and
 - E. The Applicant understands that he/she is responsible for all application fees and any other fees, which the Village assesses under the provisions of Subsection 11-301D of the Village of Hinsdale Zoning Code as amended April 25, 1989.
 - F. THE OWNER OF THE SUBJECT PROPERTY AND, IF DIFFERENT, THE APPLICANT ARE JOINTLY AND SEVERALLY LIABLE FOR THE PAYMENT OF THE APPLICABLE APPLICATION FEE. BY SIGNING THE APPLICATION, THE OWNER HAS AGREED TO PAY SAID FEE, AND TO CONSENT TO THE FILING AND FORECLOSURE OF A LIEN AGAINST SUBJECT PROPERTY FOR THE FEE PLUS COSTS OF COLLECTION, IF THE ACCOUNT IS NOT SETTLED WITHIN THIRTY (30) DAYS AFTER THE MAILING OF A DEMAND FOR PAYMENT.

On the ______, day of ______, 2,2,2, , I/We have read the above certification, understand it, and agree to abide by its conditions. Signature of applicant or authorized agent Name of applicant or authorized agent SUBSCRIBED AND SWORN to before me this 27th day of

to before me this 27 day of

THOMAS JUNG Notary Public Official Seal Notary Public - State of Illinois 4

My Commission Expires Aug 27, 2022



COMMUNITY DEVELOPMENT DEPARTMENT SPECIAL USE PERMIT CRITERIA

Must be accompanied by completed Plan Commission Application

Address of proposed request:	5837 Madison Street, Hinsdale. Illinois
Proposed Special Use request	Automotive Mechanic Shop

Is this a Special Use for a Planned Development? • No Yes (If so this submittal also requires a <u>completed</u> Planned Development Application)

REVIEW CRITERIA

Section 11-602 of the Hinsdale Zoning Code regulates Special use permits. Standard for Special Use Permits: In determining whether a proposed special use permit should be granted or denied the Board of Trustees should be guided by the principle that its power to amend this Code is not an arbitrary one but one that may be exercised only when the public good demands or requires the amendment to be made. In considering whether that principle is satisfied in any particular case, the Plan Commission and Board of Trustees should weigh, among other factors, the below criteria Please respond to each criterion as it relates to the application. Please use an additional sheet of paper to respond to guestions if needed.

FEES for a Special Use Permit: \$1,225 (must be submitted with application)

1. Code and Plan Purposes. The proposed use and development will be in harmony with the general and specific purposes for which this Code was enacted and for which the regulations of the district in question were established.

Yes. The Property is zoned B-1, and the Special Use is allowed in this zoning district. The Property has been used for an Automotive Repair Shop prior to the 1981 Zoning Code.

2. No Undue Adverse Impact. The proposed use and development will not have a substantial or undue adverse effect upon adjacent property, the character of the area, or the public health, safety, and general welfare.

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It will not. The Property use as an Automotive Repair Shop did not have an adverse impact of the development of the adjacent properties. It 's continued use as an Automotive Repair Shop will no change the character of the area, or the public health, safety, and general welfare.

3. No Interference with Surrounding Development. The proposed use and development will be constructed, arranged, and operated so as not to dominate the immediate vicinity or to interfere with the use and development of neighboring property in accordance with the applicable district regulations

Yes. The Special Use of an Automotive Repair Shop will not dominate the immediate vicinity more than it may have since 1962 and will not interfere with the use of the neighboring properties, which were developed after the Property.

4. Adequate Public Facilities. The proposed use and development will be served adequately by essential public facilities and services such as streets, public utilities, drainage structures, police and fire protection, refuse disposal, parks, libraries, and schools, or the applicant will provide adequately for such services.

Yes. The Automotive Repair Shop use has been served adequately and no changes are being made to the Property that change the service needs. Applicant does not need additional public facilities or services.

5. *No Traffic Congestion*. The proposed use and development will not cause undue traffic congestion nor draw significant amounts of traffic through residential streets.

It will not. Applicant is not aware of any traffic congestion caused by the Automotive Repair Shop use in prior years and is not changing the use. The entrance to the Property is on Madison Drive, a primary thoroughfare.

6. No Destruction of Significant Features. The proposed use and development will not result in the destruction, loss, or damage of any natural, scenic, or historic feature of significant importance.

It will not since there will be no physical changes to the Property.

7. Compliance with Standards. The proposed use and development complies with all additional standards imposed on it by the particular provision of this Code authorizing such use.

It does, including the requirements of Article X.

8. Special standards for specified special uses. When the district regulations authorizing any special use in a particular district impose special standards to be met by such use in such district.

None

9. Considerations. In determining whether the applicant's evidence establishes that the foregoing standards have been met, the Plan Commission shall consider the following:

Public benefit. Whether and to what extent the proposed use and development at the particular location requested is necessary or desirable to provide a service or a facility that is in the interest of the public convenience or that will contribute to the general welfare of the neighborhood or community.

It is in the best interest of the community for this Property to be used at an Automotive Repair Shop. It is part of the community, has served the community for generations and is in a convenient location for the community.

Alternate locations. Whether and to what extent such public goals can be met by the location of the proposed use and development at some other site or in some other area that may be more appropriate than the proposed site.

Give the historical public benefit this is the appropriate location and the highest and best use of the Property.

Mitigation of adverse impacts. Whether and to what extent all steps possible have been taken to minimize any adverse effects of the proposed use and development on the immediate vicinity through building design, site design, landscaping, and screening.

Since the surrounding development occurred after this Property was used as an Automotive Repair Shop, the developers of the surrounding parcels would have taken this Property into consideration and minimized any adverse effects on their developments.

Location	Year Built	Name	Zoning
North	1991	Asbury Woods	R-5
South	1960	Same owner as 5837 S. Madison St.	B-1
East	1963	Hidden Lakes of Hinsdale	R-6
West	2017	5818 S Madison Street	R-1
West	2004	5826 S Madison Street	R-1
West	2001	5834 S.Madison Street	R-1
West	2008	5842 S.Madison Street	R-1

VILLAGE OF HINSDALE COMMUNITY DEVELOPMENT DEPARTMENT 19 East Chicago Avenue Hinsdale, Illinois 60521-3489 630.789.7030

Application for Certificate of Zoning Compliance

You must complete all portions of this application. If you think certain information is not applicable, then write "N/A." If you need additional space, then attach separate sheets to this form.

Applicant's name:	Hinsdale Discount Tires and Automotive, Inc
Owner's name (if different):	Hinsdale Partners, LLC
Property address:	5837 South Madison Street
Property legal description:	[attach to this form]
Present zoning classificatio	n: B-1, Community Business District
Square footage of property:	54,360
Lot area per dwelling:	NA
Lot dimensions:	<u>180' x 302'</u>
Current use of property:	Grocery Store, Nail Salon, 5 vacant units
Proposed use:	Single-family detached dwelling
Approval sought:	 Building Permit Special Use Permit Site Plan Design Review Other:

Brief description of request and proposal:

Special Use for existing Automotive Repair Building since this use expired in 2019.

Plans & Specifications:	[submit with this form]		
	Provided:	Required by Code:	
Yards:			
front: interior side(s)	180' 302' /	<u>25'</u> <u>10'</u> /	

Provided:

Required by Code:

corner side rear	<u>302'</u> 180'	<u>25'</u> 20'		
Setbacks (businesses and o front: interior side(s) corner side rear others: Ogden Ave. Center: York Rd. Center: Forest Preserve:	60' 20' / 73.82 .44'	25' 10' / 25' 20'		
Building heights:				
principal building(s): accessory building(s):	<u>14'</u> 14'	<u>30'</u> 15'		
Maximum Elevations:				
principal building(s): accessory building(s):	<u>14'</u> <u>14'</u>			
Dwelling unit size(s):	NA	NA		
Total building coverage:	NA	NA		
Total lot coverage:	95%	90%		
Floor area ratio:	22%	35%		
Accessory building(s):	Gas Pump Islar	nd no longer in use nor proposed to be	<u>ə.</u>	
Spacing between buildings	:[depict on attacl	hed plans]		
principal building(s): accessory building(s):		NA NA		
Number of off-street parking spaces required: <u>52</u> Number of loading spaces required: <u>0</u>				

Statement of applicant:

I swear/affirm that the information provided in this form is true and complete. I understand that any omission of applicable or relevant information from this form could be a basis for denial or revocation of the Certificate of Zoning Compliance.

By:

Applicant's signature

Applicant's printed name

Dated: _____, 20___.

Provided:	Required by Code:			
corner side rear	Attached			
Setbacks (businesses ar front:	nd offices):			
interior side(s) corner side	/	/		
rear others:				
Ogden Ave. Center:	• <u>•••</u> ••			
York Rd. Center: Forest Preserve:	<u></u>			
Building heights:				
principal building(s): accessory building(s)	:			
Maximum Elevations:				
principal building(s): accessory building(s)	: 			
Dweiling unit size(s):				
Total building coverage:				
Total lot coverage:	e			
Floor area ratio:				
Accessory building(s):	·			
Spacing between buildin		· •		
principai building(s): accessory building(s)	•			
	Number of off-street parking spaces required: Number of loading spaces required: <u>N/A</u>			

Statement of applicant:

I swear/affirm that the information provided in this form is true and complete. I understand that any omission of applicable or relevant information from this form could be a basis for denial or revocation of the Certificate of Zoning Compliance.

By: Applicant's signature

GHADA SHARABATEE	
Applicant's printed name	

Dated: September 21, 2021.



October 29, 2021

Village of Hinsdale Plan Commission 19 East Chicago Ave. Hinsdale, IL 60521

Re: Application for Auto Mechanic Shop 5837 South Madison Street (Madison Street and 59th Street)

Dear Commissioners:

I represent Applicants Samir and Gina Sharabatee. We are requesting Village approval to own and operate an Auto Mechanic Shop as tenants of the Property. Included with this letter is the Plan Commission Application, Special Use Permit Criteria, Application for Certificate of Zoning Compliance, ALTA Survey, Interior Floor Plan, exterior photos, and proof of ownership of their Landlord.

There is an existing, vacant Auto Mechanic Shop building on the Property, which was constructed and operated prior to the Village Zoning Code. The space has been vacant since 2019, so we need a Special Use Permit to reopen it. The space is part of a business complex of 7 units.

A few details of their business:

Hours of Operation: Monday through Friday 9am -6pm. Saturday 9am-5pm. Closed Sunday.

Scope of Work: They will perform mechanical diagnostic, repair and maintenance on domestic and foreign vehicles, including work on engines, transmissions, emissions, EVAP systems, electrical systems, exhaust systems tire repair/replacement, wheel alignment, steering and suspension systems. The Shop's work does <u>not</u> include shredding tires.

Employment: We estimate the Shop will have 5 employees.

Outdoor Use: There will not be outdoor operations, nor will there be storage of equipment, product or other materials. Vehicles to be repaired will be parked in the outdoor, off-site parking until they are repaired. However, these vehicles will be on the property for a few hours to no more than two days, as occurs with other typical vehicle repair businesses.

Size of Space: 9,829 square feet.

We look forward to presenting this project to you. Thank you for your consideration.

10

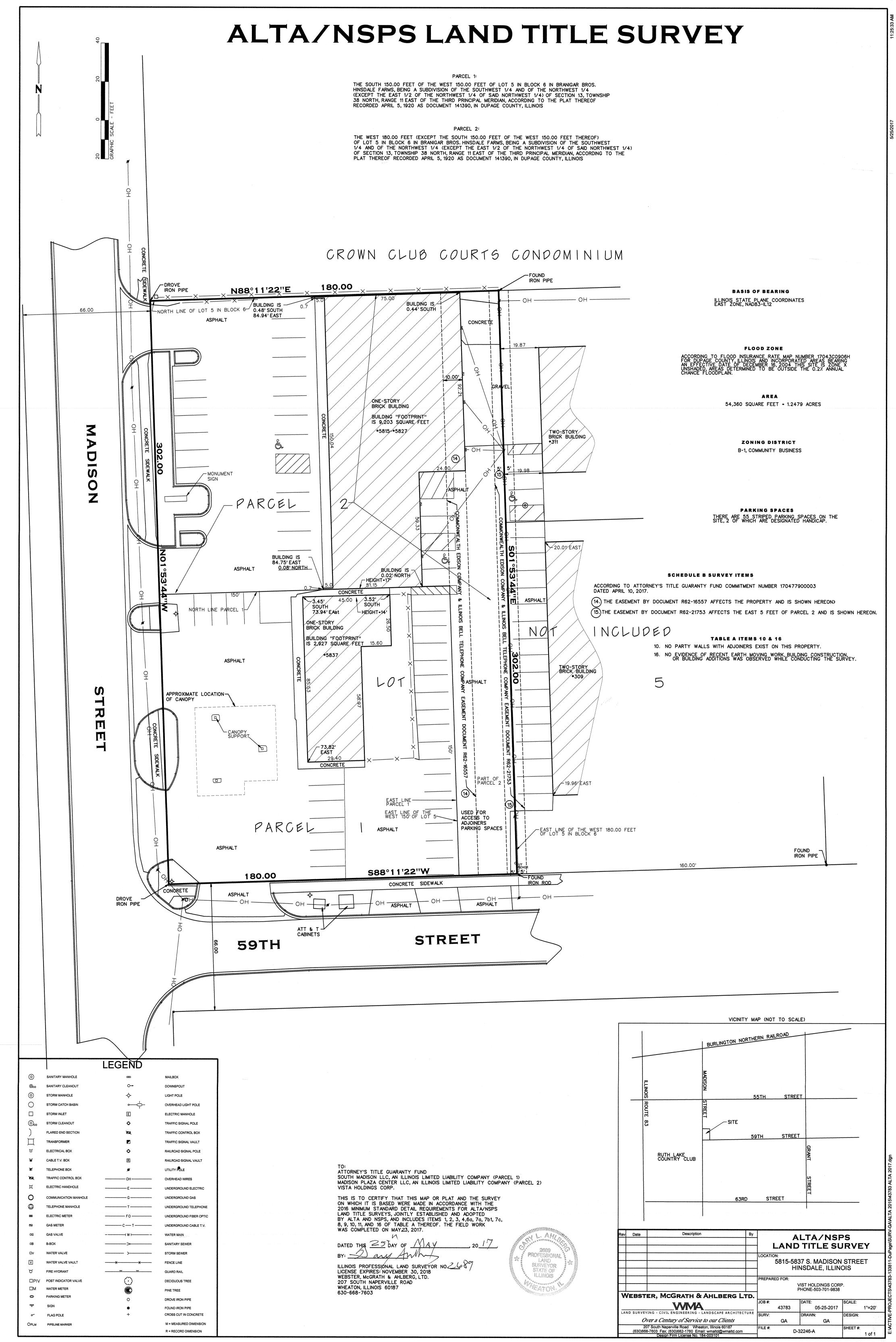
Sincerely,

Wale Joyner Wade Joyner

630.768.1042 • WADE@WADELAWATTORNEY.COM P.O. BOX 234 • BIG ROCK, ILLINOIS 60511 WWW.WADELAWATTORNEY.COM







X

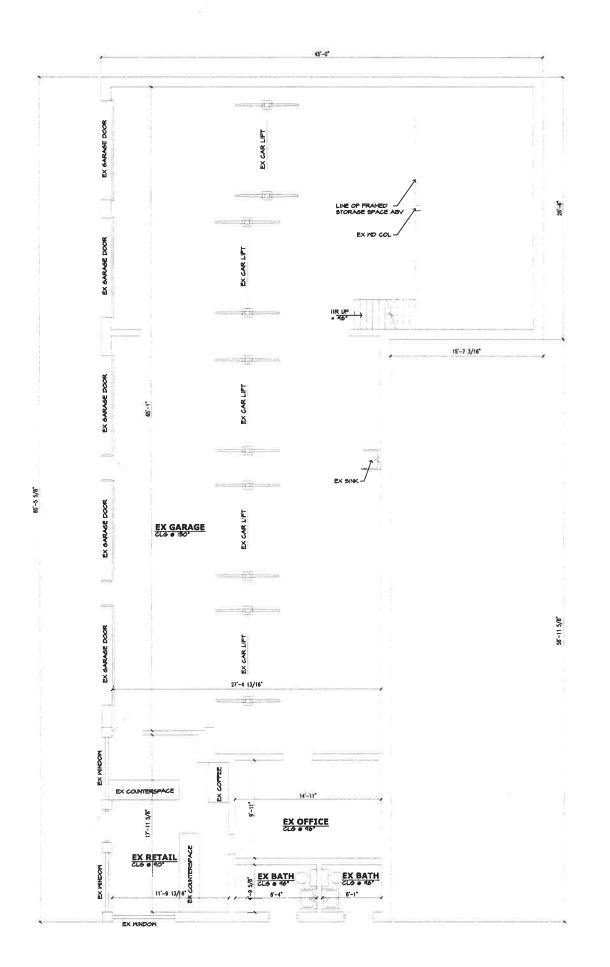
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MEMORANDUM

DATE:	February 4, 2022
то:	Chairman Cashman and Plan Commissioners
CC:	Kathleen A. Gargano, Village Manager Robb McGinnis, Director of Community Development/Building Commissioner
FROM:	Bethany Salmon, Village Planner
SUBJECT:	Case A-01-2022 – 137 S. Garfield Avenue – Union Church Parking Lot Lighting – Exterior Appearance and Site Plan Review to allow for the installation of new LED parking lot light fixtures on the existing light poles for Union Church located at 137 S. Garfield Avenue in the IB Institutional Buildings District
FOR:	February 4, 2022 Plan Commission Meeting

GENERAL APPLICATION INFORMATION

Applicant: The Union Church of Hinsdale

<u>Subject Property</u>: 137 S. Garfield Avenue (PINs: 09-12-207-009; 09-12-207-010; 09-12-207-011; 09-12-207-012; 09-12-207-013; 09-12-207-014; 09-12-207-018; 09-12-207-019; 09-12-207-020

Existing Zoning & Land Use: IB Institutional Buildings District – Membership Organization

Surrounding Zoning & Land Use:

North: O-1 Specialty Office District – Office; IB Institutional Buildings District – Grace Episcopal Church

South: R-1 Single-Family Residential District – (across Third Street) Single-Family Homes

East: R-1 Single Family Residential District – Single-Family Homes

West: IB Institutional Buildings District – (across Garfield Avenue) Hinsdale Middle School

APPLICATION SUMMARY

The applicant requests approval of an Exterior Appearance and Site Plan Review to allow for the installation of new LED parking lot light fixtures on the existing ten (10) parking lot light poles at Union Church located at 137 S. Garfield Avenue in the IB Institutional Buildings District.

The existing parking lot areas are located on the north and east sides of the building. Single-family homes in the R-1 Single Family Residential District are located to the east and south of the site. Hinsdale Middle School is located to the east in the IB Institutional Buildings District .The north side of the subject property is adjacent to an office building in the O-1 Specialty Office District and Grace Episcopal Church in the IB Institutional Buildings District and Grace Episcopal Church in the IB Institutional Buildings District. The subject property is located in the Robbins Park Historic District.

BACKGROUND

The building is occupied by a membership organization and various improvements were previously approved by the Village:



MEMORANDUM

- <u>Ordinance No. O2000-39</u>: On November 7, 2000, the Village Board approved a Map Amendment to rezone several properties to the IB Institutional Buildings District.
- <u>Ordinance No. O2000-40</u>: On November 7, 2000, the Village Board approved a Special Use Permit to allow for a membership organization and an Exterior Appearance / Site Plan Review to allow for the demolition of two single-family homes, the construction of a building addition and renovations to the existing Union Church building, and changes to the site plan.
- <u>Ordinance No. O2002-70</u>: On November 5, 2002, the Village Board approved a Special Use Permit and an Exterior Appearance / Site Plan Review to allow for two temporary classroom buildings
- <u>Ordinance No. O2003-14</u>: On May 3, 2003, the Village Board approved a Major Adjustment to a Planned Development Final Plan to allow for the relocation of the refuse disposal containers and change in building materials for the detached storage shed. [Staff was unable to find record of a prior approval of a Planned Development for Union Church and this appears to have been issued in error].

REQUEST AND ANALYSIS

The applicant is requesting to install new energy efficient LED light fixtures on the existing ten (10) parking lot light poles. Union Church plans to take advantage of a ComEd Energy Efficiency Program if these improvements are approved. There are no proposed changes to the existing parking lot light poles, which measure twelve (12) feet in height.

The applicant has submitted a written summary and photometric plans for both the existing light fixtures and the proposed light fixtures. The existing parking lot light fixtures are a 250 watt high pressure sodium light with a color temperature of 1800 Kelvin. Eight (8) of the lights are single head fixtures. Two (2) of the lights located near the playground are double headed fixtures.

The applicant is proposing to install ComfortView Neighborhood LED Street Light (CV) fixtures manufactured by LeoTek. The LED fixtures will have a dark bronze finish and a color temperature of 2700 Kelvin. Four (6) of the fixtures located at the north side of the site as well as two (2) of the fixtures located at the southernmost portion of the site closest to Third Street are single head fixtures and will include Snap-On House Side Shields. Double headed fixtures with no shields will be installed on the two (2) parking lot lights located within the playground area. The two (2) parking lot lights located in the landscaped islands in the center of the parking lot at the southeast corner of the site will be single head fixtures and will not have any shields installed. A single-family home is located approximately 65 feet to the east of one of these unshielded parking lot lights.

Per Section 9-104(H)(2)(h), "Fixed lighting shall be provided for all parking lots and garages accommodating more than ten (10) vehicles. Such lighting shall be so arranged as to prevent direct glare of beams onto any public or private property or streets by the use of luminaire cutoffs. All lighting shall be reduced to security levels at all times of nonuse." The applicant has not provided information on proposed security lighting levels or if a timer will be used to turn the parking lot lights of during the night.

Per Section 9-101(D)(9), "Any permitted accessory lighting fixtures shall be so designed, arranged, and operated as to prevent glare and direct rays of light from being cast onto any adjacent public or private property or street and so as not to produce excessive sky reflected glare. Except for streetlights, no exterior light in or adjacent to any residential district shall be so designed, arranged, or operated to produce an intensity of light exceeding one-half (1/2) foot-candle at any residential lot line."



MEMORANDUM

As shown on the proposed photometric plan, the lighting levels will be less than 0.5 footcandles along the east and south lot lines abutting the adjacent single-family homes. According to the photometric plan, zero footcandles will be emitted onto the south lot line and 0.1 footcandles will be emitted along the majority of the east lot line. On the north lot line, which is adjacent to the parking lot for Grace Episcopal Church, a maximum of 3.1 footcandles is proposed.

No other changes are proposed to the site, building, signage, or lighting.

REVIEW PROCESS

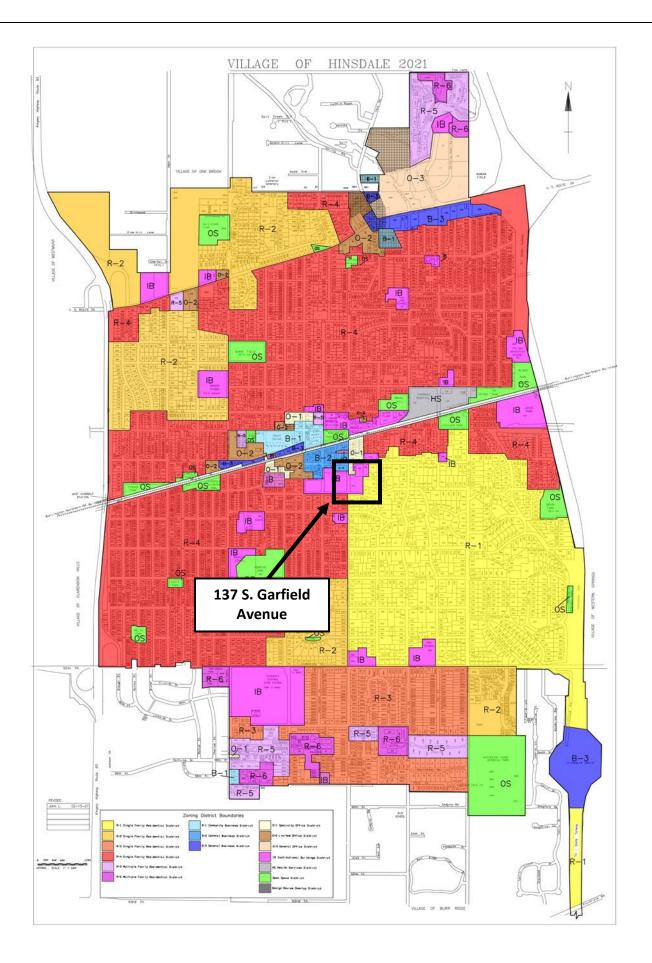
<u>Exterior Appearance & Site Plan Review</u> - Pursuant to Section 11-604 and Section 11-606, the Chairman of the Plan Commission shall at the public meeting on the application for an Exterior Appearance Review or Site Plan Review allow any member of the general public to offer relevant, material and nonrepetitive comment on the application. Within 60 days following the conclusion of the public meeting, the Plan Commission shall transmit to the Board of Trustees its recommendation, in the form specified in Subsection 11-103(H), recommending either approval or disapproval of the Exterior Appearance and Site Plan based on the standards set forth in Section 11-604 and Section 11-606.

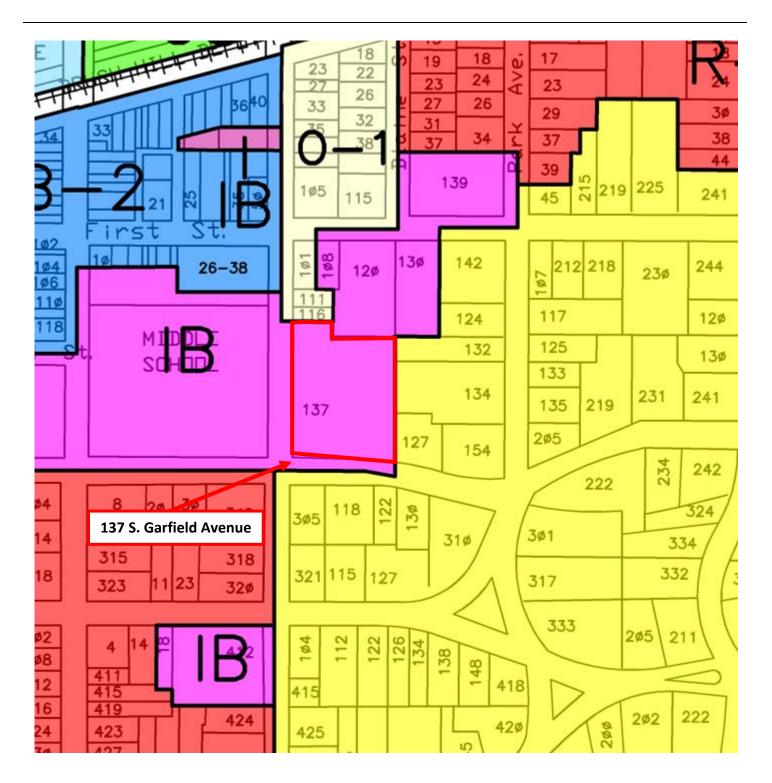
Within 90 days following the receipt of the recommendation of the Plan Commission, or its failure to act as above provided, the Board of Trustees, by ordinance duly adopted, shall approve the site plan as submitted, or shall make modifications acceptable to the applicant and approve such modified site plan, or shall disapprove it either with or without a remand to the plan commission for further consideration. The failure of the board of trustees to act within ninety (90) days, or such further time to which the applicant may agree, shall be deemed to be a decision denying site plan approval.

The subject property is located within 250 feet from a single-family zoning district. As a result, public notice is required for this project via a publication in the newspaper, the sending of certified mail to the property owners of all residential properties within 250 feet of the subject property, and the posting of signage.

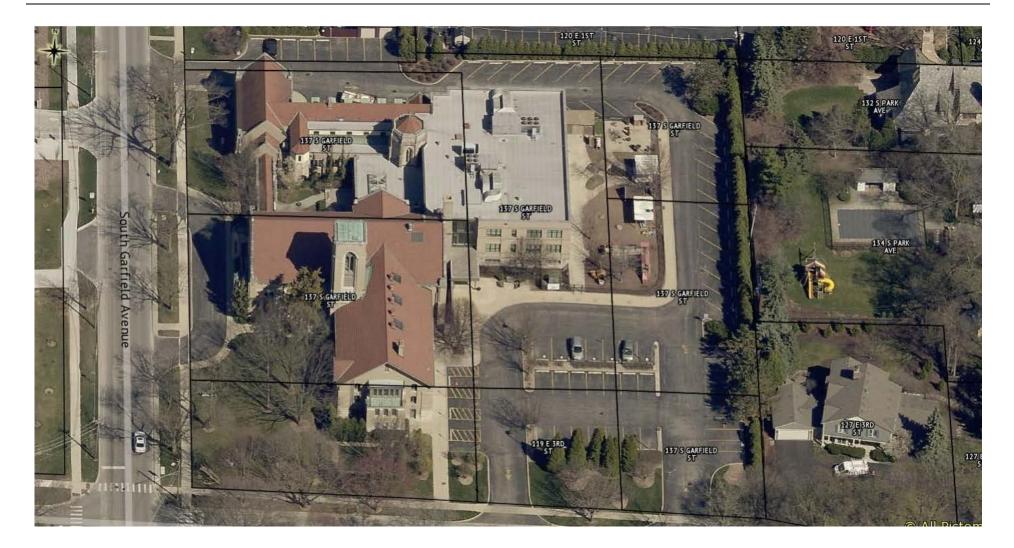
ATTACHMENTS

- 1. Zoning Map and Project Location
- 2. Aerial View
- 3. Birdseye View
- 4. Exterior Appearance / Site Plan Review Applications and Exhibits









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VILLAGE OF HINSDALE **COMMUNITY DEVELOPMENT** DEPARTMENT

PLAN COMMISSION APPLICATION

I. GENERAL INFORMATION

Applicant

Name: The Union Church of Hinsdale

Address: 137 S Garfield

City/Zip: Hinsdale IL 60521

Phone/Fax: (630) 323-4303 /

E-Mail: union@uchinsdale.org

Owner		
	<u> </u>	
	<u>/</u>	

Others, if any, involved in the project (i.e. Architect, Attorney, Engineer)

Name: Matthew Klein

Title: attorney

Address: 324 W Burlington

 City/Zip:
 LaGrange IL 60525

 Phone/Fax:
 (⁷⁰⁸)

 354 - 8840
 /354 8850

E-Mail: matthew.klein55@gmail.com

Name: Sharon Olsen

Title:

Address:

City/Zip: ____

Phone/Fax: (630) 292-7632 /

E-Mail: olsen.sharon@gmail.com

Disclosure of Village Personnel: (List the name, address and Village position of any officer or employee of the Village with an interest in the owner of record, the Applicant or the property that is the subject of this application, and the nature and extent of that interest)

1)	 	
2)	 	
3)		

II. SITE INFORMATION

х.^Д ^У, 7

Address of subject property: 137 S Garfield 09-12-207-009,010,011,012,013,014,018,019,020				
Property identification number (P.I.N. or tax number): 09 - 12 - 207 - 009 etc				
Brief description of proposed project: <u>1 for 1 replacement of parking lot light heads - replace high intensity</u>				
sodium vapor light heads with energy efficient LEDs. Provide uniform 2700 K light intensity.				
General description or characteristics of the site: Existing church - no change				
Existing zoning and land use: IB Church				
Surrounding zoning and existing land uses:				
North: O-1, IB Small office buildings, church	South: <u>R-1 Residential</u>			
East: R-1 Residential	West: IB School			
Proposed zoning and land use: IB Church no change				

Please mark the approval(s) you are seeking and attach all applicable applications and standards for each approval requested:
 Site Plan Approval 11-604
 Map and Text Amendments 11-601E

- Design Review Permit 11-605E
- Exterior Appearance 11-606E
- Special Use Permit 11-602E Special Use Requested: ______
- Map and Text Amendments 11-601E Amendment Requested: ______
- D Planned Development 11-603E

Development in the B-2 Central Business District Questionnaire

TABLE OF COMPLIANCE

Address of subject property: 137 S Garfield

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The following table is based on the <u>B</u> Zoning District.

	Minimum Code	Proposed/Existing
	Requirements	Development
		NO CHANGE
Minimum Lot Area (s.f.)		NO CHANGE
Minimum Lot Depth		NO CHANGE
Minimum Lot Width		NO CHANGE
Building Height		NO CHANGE
Number of Stories		NO CHANGE
Front Yard Setback		NO CHANGE
Corner Side Yard Setback		NO CHANGE
Interior Side Yard Setback		NO CHANGE
Rear Yard Setback		NO CHANGE
Maximum Floor Area Ratio		NO CHANGE
(F.A.R.)*		NOUTANUL
Maximum Total Building		NO CHANGE
Coverage*		
Maximum Total Lot Coverage*		NO CHANGE
Parking Requirements		NO CHANGE
Parking front yard setback		NO CHANGE
Parking corner side yard		NO CHANGE
setback		NO CHANGE
Parking interior side yard		NO CHANGE
setback		
Parking rear yard setback		NO CHANGE
Loading Requirements		NO CHANGE
Accessory Structure		NO CHANGE
Information		

* Must provide actual square footage number and percentage.

Where any lack of compliance is shown, state the reason and explain the Village's authority, if any, to approve the application despite such lack of compliance:

CERTIFICATION

The Applicant certifies and acknowledges and agrees that:

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- The statements contained in this application are true and correct to the best of the Applicant's knowledge and Α. belief. The owner of the subject property, if different from the applicant, states that he or she consents to the filing of this application and that all information contained in this application is true and correct to the best of his or her knowledge.
 - B. The applicant understands that an incomplete or nonconforming application will not be considered. In addition, the applicant understands that the Village may require additional information prior to the consideration of this application which may include, but is not limited to, the following items:
 - 1. Minimum yard and setback dimensions and, where relevant, relation of yard and setback dimensions to the height, width, and depth of any structure.
 - A vehicular and pedestrian circulation plan showing the location, dimensions, gradient, and number of 2. all vehicular and pedestrian circulation elements including rights-of-way and streets; driveway entrances, curbs, and curb cuts; parking spaces, loading spaces, and circulation aisles; sidewalks, walkways, and pathways; and total lot coverage of all circulation elements divided as between vehicular and pedestrian ways.
 - 3. All existing and proposed surface and subsurface drainage and retention and detention facilities and all existing and proposed water, sewer, gas, electric, telephone, and cable communications lines and easements and all other utility facilities.
 - 4. Location, size, and arrangement of all outdoor signs and lighting.
 - 5. Location and height of fences or screen plantings and the type or kink of building materials or plantings used for fencing or screening.
 - 6. A detailed landscaping plan, showing location, size, and species of all trees, shrubs, and other plant material.
 - 7. A traffic study if required by the Village Manager or the Board or Commission hearing the application.
- C. The Applicants shall make the property that is the subject of this application available for inspection by the Village at reasonable times;
- D. If any information provided in this application changes or becomes incomplete or inapplicable for any reason following submission of this application, the Applicants shall submit a supplemental application or other acceptable written statement containing the new or corrected information as soon as practicable but not less than ten days following the change, and that failure to do so shall be grounds for denial of the application; and
 - E. The Applicant understands that he/she is responsible for all application fees and any other fees, which the Village assesses under the provisions of Subsection 11-301D of the Village of Hinsdale Zoning Code as amended April 25. 1989.
 - F. THE OWNER OF THE SUBJECT PROPERTY AND, IF DIFFERENT, THE APPLICANT ARE JOINTLY AND SEVERALLY LIABLE FOR THE PAYMENT OF THE APPLICABLE APPLICATION FEE. BY SIGNING THE APPLICATION, THE OWNER HAS AGREED TO PAY SAID FEE, AND TO CONSENT TO THE FILING AND FORECLOSURE OF A LIEN AGAINST SUBJECT PROPERTY FOR THE FEE PLUS COSTS OF COLLECTION, IF THE ACCOUNT IS NOT SETTLED WITHIN THIRTY (30) DAYS AFTER THE MAILING OF A DEMAND FOR PAYMENT.

On the	<u> </u>	_, I/We have read the above certification, understand it, and agree
to abic	te by its conditions	
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Ä	Signature of applicant or authorized agent	
\cup	eignature of approant of authorized agent	Signature of applicant or authorized agent
	Name of applicant or authorized agent	Name of applicant or authorized agent
		11
	pre me this 47h day of	KILLE M Britter
7	Mary, avan Sp	Matter Dublic
U	OFFICIAL SEAL	-Netary Public
	CHRISTINE M BRUTON	4
	NOTARY PUBLIC, STATE OF ILLIN	iois 🛛
	MY COMMISSION EXPIRES: 12/04/2	2024

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Address of proposed request: _____

REVIEW CRITERIA

Section 11-606 of the Hinsdale Zoning Code regulates Exterior appearance review. The exterior appearance review process is intended to protect, preserve, and enhance the character and architectural heritage and quality of the Village, to protect, preserve, and enhance property values, and to promote the health, safety, and welfare of the Village and its residents. Please note that Subsection Standards for building permits refers to Subsection 11-605E Standards and considerations for design permit review.

*******PLEASE NOTE******* If this is a non-residential property within 250 feet of a single-family residential district, additional notification requirements are necessary. Please contact the Village Planner for a description of the additional requirements.

<u>FEES for Exterior Appearance/Site Plan Review:</u> Standard Application: \$600.00 Within 250 feet of a Single-Family Residential District: \$800

Below are the criteria that will be used by the Plan Commission, Zoning and Public Safety Committee and Board of Trustees in reviewing Exterior Appearance Review requests. Please respond to each criterion as it relates to the application. Please use an additional sheet of paper to respond to questions if needed.

- 1. *Open spaces.* The quality of the open space between buildings and in setback spaces between street and facades.
- 2. *Materials.* The quality of materials and their relationship to those in existing adjacent structures.
- 3. *General design*. The quality of the design in general and its relationship to the overall character of neighborhood.

- 4. *General site development*. The quality of the site development in terms of landscaping, recreation, pedestrian access, auto access, parking, servicing of the property, and impact on vehicular traffic patterns and conditions on-site and in the vicinity of the site, and the retention of trees and shrubs to the maximum extent possible.
- 5. *Height*. The height of the proposed buildings and structures shall be visually compatible with adjacent buildings.
- 6. *Proportion of front façade*. The relationship of the width to the height of the front elevation shall be visually compatible with buildings, public ways, and places to which it is visually related.
- 7. *Proportion of openings.* The relationship of the width to the height of windows shall be visually compatible with buildings, public ways, and places to which the building is visually related.
- 8. *Rhythm of solids to voids in front facades.* The relationship of solids to voids in the front façade of a building shall be visually compatible with buildings, public ways, and places to which it is visually related.
- 9. *Rhythm of spacing and buildings on streets.* The relationship of a building or structure to the open space between it and adjoining buildings or structures shall be visually compatible with the buildings, public ways, and places to which it is visually related.
- 10. *Rhythm of entrance porch and other projections*. The relationship of entrances and other projections to sidewalks shall be visually compatible with the buildings, public ways, and places to which it is visually related.
- 11. *Relationship of materials and texture*. The relationship of the materials and texture of the façade shall be visually compatible with the predominant materials to be used in the buildings and structures to which it is visually related.

- 12. *Roof shapes*. The roof shape of a building shall be visually compatible with the buildings to which it is visually related.
- 13. *Walls of continuity*. Building facades and appurtenances such as walls, fences, and landscape masses shall, when it is a characteristic of the area, form cohesive walls of enclosure along a street to ensure visual compatibility with the buildings, public ways, and places to which such elements are visually related.
- 14. *Scale of building*. The size and mass of buildings and structures in relation to open spaces, windows, door openings, porches, and balconies shall be visually compatible with the buildings, public ways, and places to which they are visually related.
- 15. *Directional expression of front elevation*. The buildings shall be visually compatible with the buildings, public ways, and places to which it is visually related in its directional character, whether this be vertical character, horizontal character, or nondirectional character.
- 16. *Special consideration for existing buildings*. For existing buildings, the Plan Commission and the Board of Trustees shall consider the availability of materials, technology, and craftsmanship to duplicate existing styles, patterns, textures, and overall detailing.

REVIEW CRITERIA – Site Plan Review

Below are the criteria that will be used by the Plan Commission and Board of Trustees in determining is the application <u>does not</u> meet the requirements for Site Plan Approval. Briefly describe how this application <u>will not</u> do the below criteria. Please respond to each criterion as it relates to the application. Please use an additional sheet of paper to respond to questions if needed.

Section 11-604 of the Hinsdale Zoning Code regulates Site Plan Review. The site plan review process recognizes that even those uses and developments that have been determined to be generally suitable for location in a particular district are capable of adversely affecting the purposes for which this code was enacted unless careful consideration is given to critical design elements.

- 1. The site plan fails to adequately meet specified standards required by the Zoning Code with respect to the proposed use or development, including special use standards where applicable.
- 2. The proposed site plan interferes with easements and rights-of-way.
- 3. The proposed site plan unreasonably destroys, damages, detrimentally modifies, or interferes with the enjoyment of significant natural, topographical, or physical features of the site.
- 4. The proposed site plan is unreasonably injurious or detrimental to the use and enjoyment of surrounding property.
- 5. The proposed site plan creates undue traffic congestion or hazards in the public streets, or the circulation elements of the proposed site plan unreasonably creates hazards to safety on or off site or disjointed, inefficient pedestrian or vehicular circulation paths on or off the site.
- 6. The screening of the site does not provide adequate shielding from or for nearby uses.
- 7. The proposed structures or landscaping are unreasonably lacking amenity in relation to, or are incompatible with, nearby structures and uses.
- 8. In the case of site plans submitted in connection with an application for a special use permit, the proposed site plan makes inadequate provision for the creation or preservation of open space or for its continued maintenance.
- 9. The proposed site plan creates unreasonable drainage or erosion problems or fails to fully and satisfactorily integrate the site into the overall existing and planned ordinance system serving the community.

- 10. The proposed site plan places unwarranted or unreasonable burdens on specified utility systems serving the site or area or fails to fully and satisfactorily integrate the site's utilities into the overall existing and planned utility system serving the Village.
- 11. The proposed site plan does not provide for required public uses designated on the Official Map.
- 12. The proposed site plan otherwise adversely affects the public health, safety, or general welfare.

VILLAGE OF HINSDALE COMMUNITY DEVELOPMENT DEPARTMENT 19 East Chicago Avenue Hinsdale, Illinois 60521-3489 630.789.7030

Application for Certificate of Zoning Compliance

You must complete all portions of this application. If you think certain information is not applicable, then write "N/A." If you need additional space, then attach separate sheets to this form.

Applicant's name:	Union Church of Hinsdale				
Owner's name (if different):					
Property address:	137 S Garfield				
Property legal description:	[attach to this form]				
Present zoning classification	n: IB, Institutional Buildings				
Square footage of property:					
Lot area per dwelling:	NA				
Lot dimensions:	<u>299 x 397</u>				
Current use of property:	Church				
Proposed use:	Single-family detached dwelling ✓ Other: Church				
Approval sought:	 ☐ Building Permit ☐ Variation ☐ Special Use Permit ☐ Planned Development ☑ Site Plan ☑ Exterior Appearance ☐ Design Review ☐ Other: 				

Brief description of request and proposal:

Replace existing high intensity sodium vapor parking lot light heads with energy efficient LEDs

Plans & Specifications:	[submit with this form]		
	Provided:	Required by Code:	
Yards:			
front: interior side(s)	·/	/	

Required by Code:

corner side rear	
Setbacks (businesses and front:	offices):
interior side(s) corner side	1
rear	
others: Ogden Ave. Center:	
York Rd. Center: Forest Preserve:	
Building heights:	
principal building(s): accessory building(s):	· · · · · · · · · · · · · · · · ·
Maximum Elevations:	
principal building(s): accessory building(s):	
Dwelling unit size(s):	
Total building coverage:	
Total lot coverage:	
Floor area ratio:	
Accessory building(s):	
Spacing between buildings	:[depict on attached plans]
principal building(s): accessory building(s):	· · · · · · · · · · · · · · · · · · ·
Number of off-street parkin Number of loading spaces	ig spaces required: required:

Statement of applicant:

Provided:

I swear/affirm that the information provided in this form is true and complete. I understand that any omission of applicable or relevant information from this form could be a basis for denial or revocation of the Certificate of Zoning Compliance.

-2-

By: Applicant's signature

Applicant's printed name Dated: 12/29, 2021.

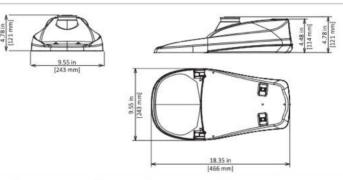


ComfortView[™] Neighborhood LED Street Light (CV)

Luminaire Data

 Weight
 8lbs [3.6kg]

 EPA
 0.39 ft²



Ordering Information

Sample Catalog No. CV1-H-MV-40K-2R-GY-045-FOC

CV1	H	MV	27K	3R	DB	070		HSSCV
Product	LED Code	Voltage	Color Temperature	Distribution	Finish ¹	Output Code ²		Options
CV1	н	MV 120-277V HV 347-480V	27K 2700K 30K 3000K 40K 4000K	2R Type 2 3R Type 3	GY Gray DB Dark Bronze BK Black	025 030 035 040 045 050 055 060 070 075 080	FOC ³ LPCR PCR7 ⁴ PCR7-CR ⁵ WL 4B RWG SWTB BBL CF ⁵	Fixed Output Code Less Photocontrol Receptacle ANSI 7-wire Photo- control Receptacle Control Receptacle Control Ready 7-wire PC Receptacle Utility Wattage Label 4-Bolt Mounting Bracket Rubber Wildlife Guard Straight Wire Terminal Block Bubble Level Coastal Paint Finish

Notes:

- 1 Gray, Black, and Dark Bronze standard. Consult factory for other finishes.
- 2 Specified output code is the factory set lumen performance. Field adjustable is standard via an eight-position output selector. Refer to output data table on this spec sheet. An illustration of the output selector and its label is shown on page 2. Consult factory if special output setting is required.
- 3 Non-field adjustable, fixed lumen output. Specify required output code. Not available with PCR7-CR option.
- 4 Includes output selector that enables field adjustability of light levels. Includes connectors to allow easy upgrade of wireless dimming via PCR7. Wireless node by others.
- 5 Control-ready wired at factory for wireless node dimming (node by others). Output selector not included in the fixture. Not able to adjust above specified drive current.
- 6 Specify the CF Option for coastal installation. See warranty for details.
- 7 Flush mounted Cul-de-Sac Shield cuts light off at 1 times the mounting height behind the luminaire, 1¼ in front, and 2¼ times the mounting height laterally.
- 8 Flush mounted Front Side Shield cuts light off at approximately 1½ times the mounting height in front of the luminaire (street side) and 2½ times the mounting height laterally.
- 9 Flush mounted House Side Shield cuts light off at 1 times the mounting height behind the luminaire and 2¼ times the mounting height laterally.
- 10 80 Degree Cutoff Shield mitigates high angle glare above 80 degrees from nadir and cuts light off at 1% times the mounting height behind and 2% times the mounting height

CSSCV ⁷	Cul-De-Sac Side Shield, Snap-On*
FSSCV ⁸	Front Side Shield, Snap-On*
HSSCV ⁹	House Side Shield, Snap-On*
VHCS ¹⁰	80 Degree Cutoff Shield*
PTB ¹¹	Pole Top Tenon Horizontal Arm Bracket
PTB211	Pole Top Tenon Horizontal Arm Bracket (2@180°)
RPB ¹¹	Round Pole Horizontal Arm Bracket
SPB ¹¹	Square Pole Horizontal Arm Bracket
WB ¹¹	Wall Horizontal Arm Bracket
LLPC ¹²	Long-Life Twist Lock Photocontrol
SC	Twist Lock Shorting Cap
BSK	Bird Deterrent Spider Kit

Accessories are ordered separately and not to be included in the catalog number. For factory installed HSSCV, CSSCV, FSSCV and VHCS specify as option in luminaire catalog number. HSSCV, CSSCV, FSSCV can be installed without a tool, but a tool is required for removal. 80 Degree Cutoff Shield (VHCS) requires a Phillips head

Project	
Туре	
Catalog No.	

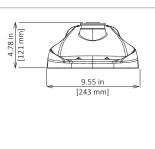


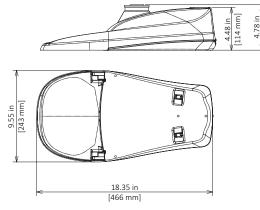
ComfortView™ Neighborhood LED Street Light (CV) Project Type Catalog No.

Luminaire Data

 Weight
 8lbs [3.6kg]

 EPA
 0.39 ft²





Ordering Information

Sample Catalog No. CV1-H-MV-40K-2R-GY-045-FOC

Product	LED Code	Voltage	Color Temperature	Distribution	Finish ¹	Output Code ²		Options
CV1	Н	MV 120-277V HV 347-480V	27K 2700K 30K 3000K 40K 4000K	2R Type 2 3R Type 3	GY Gray DB Dark Bronze BK Black	025 030 035 040 045 050 055 060 070 075 080	FOC ³ LPCR PCR7 ⁴ PCR7-CR ⁵ WL 4B RWG SWTB BBL CF ⁶	Fixed Output Code Less Photocontrol Receptacle ANSI 7-wire Photo- control Receptacle Control Ready 7-wire PC Receptacle Utility Wattage Label 4-Bolt Mounting Bracket Rubber Wildlife Guard Straight Wire Terminal Block Bubble Level Coastal Paint Finish

Notes:

- 1 Gray, Black, and Dark Bronze standard. Consult factory for other finishes.
- 2 Specified output code is the factory set lumen performance. Field adjustable is standard via an eight-position output selector. Refer to output data table on this spec sheet. An illustration of the output selector and its label is shown on page 2. Consult factory if special output setting is required.
- 3 Non-field adjustable, fixed lumen output. Specify required output code. Not available with PCR7-CR option.
- 4 Includes output selector that enables field adjustability of light levels. Includes connectors to allow easy upgrade of wireless dimming via PCR7. Wireless node by others.
- 5 Control-ready wired at factory for wireless node dimming (node by others). Output selector not included in the fixture. Not able to adjust above specified drive current.
- 6 Specify the CF Option for coastal installation. See warranty for details.
- 7 Flush mounted Cul-de-Sac Shield cuts light off at 1 times the mounting height behind the luminaire, 1% in front, and 2% times the mounting height laterally.
- 8 Flush mounted Front Side Shield cuts light off at approximately 1½ times the mounting height in front of the luminaire (street side) and 2¼ times the mounting height laterally.
- 9 Flush mounted House Side Shield cuts light off at 1 times the mounting height behind the luminaire and 2% times the mounting height laterally.
- 10 80 Degree Cutoff Shield mitigates high angle glare above 80 degrees from nadir and cuts light off at 1½ times the mounting height behind and 2⅓ times the mounting height laterally.
- 11 Specify Color (GY, DB, BK)
- 12 Specify MV (120-277V) or HV (347-480V).

 \tilde{C} 2021 Leotek Electronics USA. Specifications subject to change without notice. ComfortView_Series_Specification Sheet_07-20-2021.

Accessories*

CSSCV ⁷	Cul-De-Sac Side Shield, Snap-On*
FSSCV ⁸	Front Side Shield, Snap-On*
HSSCV ⁹	House Side Shield, Snap-On*
VHCS ¹⁰	80 Degree Cutoff Shield*
PTB ¹¹	Pole Top Tenon Horizontal Arm Bracket
PTB2 ¹¹	Pole Top Tenon Horizontal Arm Bracket (2@180°)
RPB ¹¹	Round Pole Horizontal Arm Bracket
SPB ¹¹	Square Pole Horizontal Arm Bracket
WB ¹¹	Wall Horizontal Arm Bracket
LLPC ¹²	Long-Life Twist Lock Photocontrol
SC	Twist Lock Shorting Cap
BSK	Bird Deterrent Spider Kit

*Accessories are ordered separately and not to be included in the catalog number. For factory installed HSSCV, CSSCV, FSSCV and VHCS specify as option in luminaire catalog number. HSSCV, CSSCV, FSSCV can be installed without a tool, but a tool is required for removal. 80 Degree Cutoff Shield (VHCS) requires a Phillips head screwdriver for installation.



*2700 and 3000K ComfortView fixtures are certified as Community Friendly Lighting Equipment by the Smart Outdoor Lighting Alliance (SOLA).



Luminaire Specifications

Housing

Die cast aluminum housing with universal two-bolt slip fitter mounts to 1-1/4" to 2" (1-5/8" to 2-3/8" O.D.) diameter mast arm. One-piece aluminum housing provides passive heat-sinking of the LEDs and has upper surfaces that shed precipitation. Four-bolt mounting bracket (4B option) is available. Mounting provisions meet 3G vibration per ANSI C136.31-2010 Normal Application, Bridge & Overpass by independent lab. Mounting has leveling adjustment from ± 5° in 2.5° steps. All hardware is stainless steel. Electrical components are accessed without tools via die cast aluminum door with stainless steel quick release latches. Provided standard with removable polycarbonate wild life guard. For additional protection, optional rubber wildlife guard (RWG) which conforms snugly to the mast arm is offered.

Light Emitting Diodes

Hi-flux/Hi-power white LEDs produce a minimum of 90% of initial intensity at 100,000 hours of life based on IES TM-21 (L90 \ge 100k hours). LEDs are tested in accordance with IES LM-80 testing procedures. LEDS have correlated color temperature of 2700 (27K), 3000 (30K), 4000 (40K), and 70 CRI minimum. LEDs are 100% mercury and lead free.

Field Adjustability

LED lumen output can be changed in the field to adjust light output for local conditions (not available with PCR7-CR option). The specified output code will be the factory set output. Field adjustments can be made with the output selector included in the fixture. Field adjustable range shown in performance data table.

Quality Control

Every luminaire is performance tested before and after a 2-hour burn-in period. Assembled in the USA.

Optical Systems

Two-stage reflective optics produce IESNA Type 2 or Type 3 distributions and are fully sealed to maintain an IP66 rating. Luminaire produces 0% total lumens above 90° (BUG Rating, U=0). Optional house side shield cuts light off at 1/2 mounting height behind luminaire. Cul-de-sac shield provides back and side light control for end of cul-de-sac applications. Front side shield cuts light off at approximately one mounting height in front of luminaire (street side). 80 degreee cutoff shield eliminates very high angle glare above 80 degrees from nadir. All shields are field installable without tools.

Electrical

Rated life of electrical components is 100,000 hours. Uses isolated power supply that is 1-10V dimmable. Power supply is wired with quick-disconnect terminals. Power supply features a minimum power factor of .90 and <20% Total Harmonic Distortion (THD). EMC meets or exceeds FCC CFR Part 15. Terminal block accommodates 6 to 14 gauge wire. Surge protection complies with IEEE/ANSI C62.41 Category C High, 20kV/10kA and ANSI C136.2-2015, 20kV/10kA.

Controls

3-Wire photocontrol receptacle is standard. ANSI C136.41 7-wire (PCR7) photocontrol receptacles is available. All photocontrol receptacles have a tool-less rotatable base. Wireless control module is provided by others.

Finish

Housing receives a durable, fade-resistant polyester powder coat finish with 3.0 mil nominal thickness. Standard finish tested to withstand 5000 hours in salt spray exposure per ASTM B117 and Coastal Finish per ASTM G85. Finish meets scribe creepage rating 8 per ASTM D1654. Finish tested 500 hours in UV exposure per ASTM G154 and meets ASTM D523 gloss retention.

Listings/Ratings/Labels

Luminaires are UL listed for use in wet locations in the United States and Canada. DesignLights Consortium™ qualified product. Consult DLC QPL for Standard and Premium Classification Listings. International Dark Sky Association listed. 2700 and 3000K ComfortView fixtures are certified as Community Friendly Lighting Equipment by the Smart Outdoor Lighting Alliance (SOLA). Luminaire is qualified to operate at ambient temperatures of -40°C to 40°C.

Photometry

Luminaires photometrics are tested by certified independent testing laboratories in accordance with IES LM-79 testing procedures.

Warranty

10-year limited warranty is standard on luminaire and components.

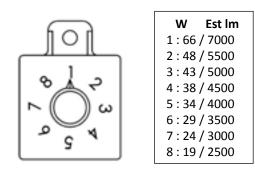
Vandal Resistance

Housing and optics rated to IK10

Standards

Luminaire complies with: ANSI: C136.2, C136.3, C136.10, C136.13, C136.15, C136.22, C136.31, C136.35, C136.37, C136.41, C62.41, C78.377, C82.77 Other: FCC 47 CFR, IEC 60598, ROHS II, UL 1449, UL 1598

Example of ComfortView[™] Output Selector and Label:



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Performance Data¹

All data nominal. IES files for all CCTs available at leotek.com.

Product	Color Temperature (CCT)	Output Code	Drive Current (mA)	System Wattage (W)	Delivered Lumens (Lm) ²	Efficacy (Lm/W)	Field Adjustable Output Range
		025	190	19	2242	118	A
		030	250	24	2892	120	
		035	300	29	3463	119	
	27004 (274)	040	350	34	4163	122	
	2700K (27K)	045	400	38	4535	119	
		050	460	43	4998	116	
		055	520	48	5479	114	
		070	700	66	7220	110	•
		025	190	19	2412	127	A
		030	250	24	3073	128	
		035	300	29	3676	127	
CV1-H	3000K (30K)	045	350	35	4423	128	
CV1-H	3000K (30K)	050	400	38	4777	126	
		055	460	45	5561	124	
		060	520	49	5800	118	
		075	700	67	7722	115	•
		025	190	19	2675	139	^
		035	250	24	3294	137	
		040	300	29	3930	136	
	4000K (40K)	045	350	34	4561	134	
	4000K (40K)	050	400	38	5059	133	
		055	460	43	5594	130	
		060	520	48	6147	128	
		080	700	67	8227	123	V

Notes:

1 Data shown above is for type 2 optic. For type 3 optic, consult IES files for specific data at Leotek.com

2 Nominal lumens. Normal tolerance \pm 10% due to factors including LED bin variance, and ambient temperatures.



BUG Ratings

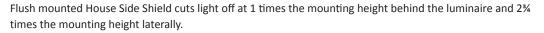
ProductColor Temperature (CT)Output CodeDrive Current (mA)BUG RatingBUG Rating025190B1-U0-G1B1-U0-G1030250B1-U0-G1B1-U0-G1035300B1-U0-G1B1-U0-G1040350B1-U0-G1B1-U0-G1040350B1-U0-G1B2-U0-G1045400B1-U0-G1B2-U0-G1055520B1-U0-G1B2-U0-G1055520B1-U0-G1B2-U0-G1070700B2-U0-G1B2-U0-G1035300B1-U0-G1B1-U0-G1035300B1-U0-G1B1-U0-G1035300B1-U0-G1B1-U0-G1055460B1-U0-G1B1-U0-G1055460B1-U0-G1B2-U0-G1055460B1-U0-G1B2-U0-G1055190B1-U0-G1B2-U0-G1055460B1-U0-G1B2-U0-G1055350B1-U0-G1B2-U0-G1055190B1-U0-G1055190B1-U0-G1350B1-U0-G1350B1-U0-G1350B1-U0-G1350B1-U0-G1	ta nominal. IES f	nominal. IES files for all CCTs available at leotek.com.				Type 3
Normal Name03025081-00-6181-00-6103530081-00-6181-00-6104035081-00-6181-00-6104540081-00-6182-00-6105046081-00-6182-00-6105552081-00-6182-00-6107070082-00-6182-00-6107070082-00-6181-00-6107070082-00-6181-00-6103530081-00-6181-00-6103530081-00-6181-00-6103530081-00-6181-00-6105546081-00-6181-00-6105546081-00-6182-00-6105546081-00-6182-00-6107570082-00-6182-00-6107570082-00-6181-00-6104030081-00-6181-00-6104030081-00-6181-00-6105546081-00-6181-00-6104030081-00-6181-00-6105040081-00-6182-00-6105546081-00-6182-00-6105546081-00-6182-00-6105546081-00-6182-00-6105546081-00-6182-00-6105546081-00-6182-00-6105546081-00-6182-00-6105546081-00-6182-00-6105546081-00-6182-00-61	Product	Temperature	Output Code		BUG Rating	BUG Rating
Normalization 035 300 B1-U0-G1 B1-U0-G1 040 350 B1-U0-G1 B1-U0-G1 045 400 B1-U0-G1 B2-U0-G1 050 460 B1-U0-G1 B2-U0-G1 055 520 B1-U0-G1 B2-U0-G1 070 700 B2-U0-G1 B2-U0-G2 070 700 B2-U0-G1 B1-U0-G1 030 250 B1-U0-G1 B1-U0-G1 030 250 B1-U0-G1 B1-U0-G1 035 300 B1-U0-G1 B1-U0-G1 035 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B2-U0-G1 045 350 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 055 700 B2-U0-G1 B2-U0-G1 040 300 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-			025	190	B1-U0-G1	B1-U0-G1
V1-H 040 350 81-U0-G1 81-U0-G1 045 400 81-U0-G1 82-U0-G1 050 460 81-U0-G1 82-U0-G1 055 520 81-U0-G1 82-U0-G1 070 700 82-U0-G1 82-U0-G1 070 700 82-U0-G1 81-U0-G1 070 700 81-U0-G1 81-U0-G1 030 250 81-U0-G1 81-U0-G1 035 300 81-U0-G1 81-U0-G1 035 300 81-U0-G1 81-U0-G1 045 350 81-U0-G1 81-U0-G1 055 460 81-U0-G1 81-U0-G1 055 460 81-U0-G1 82-U0-G1 075 700 82-U0-G1 82-U0-G1 035 250 81-U0-G1 81-U0-G1 040 300 81-U0-G1 81-U0-G1 040 300 81-U0-G1 81-U0-G1 040 300 81-U0-G1 81-U0-G1 <td></td> <td></td> <td>030</td> <td>250</td> <td>B1-U0-G1</td> <td>B1-U0-G1</td>			030	250	B1-U0-G1	B1-U0-G1
CV1-H 2700K (27K) 045 400 B1-U0-G1 B2-U0-G1 050 460 B1-U0-G1 B2-U0-G1 055 520 B1-U0-G1 B2-U0-G1 070 700 B2-U0-G1 B2-U0-G1 070 700 B2-U0-G1 B2-U0-G1 070 700 B1-U0-G1 B1-U0-G1 030 250 B1-U0-G1 B1-U0-G1 030 250 B1-U0-G1 B1-U0-G1 035 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B1-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B1-U0-G1 B1-U0-G1 075 700 B2-U0-G1 B1-U0-G1 035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1			035	300	B1-U0-G1	B1-U0-G1
CV1-H 045 400 B1-U0-G1 B2-U0-G1 050 460 B1-U0-G1 B2-U0-G1 070 700 B2-U0-G1 B2-U0-G2 070 700 B1-U0-G1 B2-U0-G2 070 700 B1-U0-G1 B1-U0-G2 070 700 B1-U0-G1 B1-U0-G1 030 250 B1-U0-G1 B1-U0-G1 035 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B1-U0-G1 055 460 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B1-U0-G1 B2-U0-G1 075 700 B2-U0-G1 B1-U0-G1 035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B2-U0-G1 <td></td> <td>27008 (278)</td> <td>040</td> <td>350</td> <td>B1-U0-G1</td> <td>B1-U0-G1</td>		27008 (278)	040	350	B1-U0-G1	B1-U0-G1
CV1-H 055 520 B1-U0-G1 B2-U0-G1 070 700 B2-U0-G1 B2-U0-G2 070 700 B1-U0-G1 B1-U0-G1 0300 250 B1-U0-G1 B1-U0-G1 035 300 B1-U0-G1 B1-U0-G1 0000 (300) 045 350 B1-U0-G1 B1-U0-G1 0055 460 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 0000 (300) 520 B1-U0-G1 B2-U0-G1 0000 (300) B1-U0-G1 B1-U0-G1 B1-U0-G1 0000 (400) 300 B1-U0-G1 B1-U0-G1 0000 (400) 300 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B2-U0-G1 040 300 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055		2700K (27K)	045	400	B1-U0-G1	B2-U0-G1
CV1-H070070082-U0-G1082-U0-G2025190081-U0-G1081-U0-G1030250081-U0-G1081-U0-G1035300081-U0-G1081-U0-G1045350081-U0-G1081-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055700082-U0-G1082-U0-G1075700082-U0-G1082-U0-G1075190081-U0-G1081-U0-G1035250081-U0-G1081-U0-G1040300081-U0-G1081-U0-G1045350081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1045350081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460081-U0-G1082-U0-G1055460			050	460	B1-U0-G1	B2-U0-G1
CV1-H 025 190 B1-U0-G1 B1-U0-G1 3000K (30K) 030 250 B1-U0-G1 B1-U0-G1 035 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B1-U0-G1 050 400 B1-U0-G1 B1-U0-G1 055 460 B1-U0-G1 B1-U0-G1 060 520 B1-U0-G1 B2-U0-G1 075 700 B2-U0-G1 B2-U0-G1 075 700 B1-U0-G1 B1-U0-G1 035 250 B1-U0-G1 B1-U0-G1 035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B2-U0-G1 045 350 B1-U0-G1 B2-U0-G1 045 350 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1			055	520	B1-U0-G1	B2-U0-G1
CV1-H 030 250 B1-U0-G1 B1-U0-G1 3000K (30K) 045 350 B1-U0-G1 B1-U0-G1 0050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B1-U0-G1 B2-U0-G1 075 700 B2-U0-G1 B2-U0-G1 075 700 B1-U0-G1 B1-U0-G1 075 700 B2-U0-G1 B1-U0-G1 075 700 B1-U0-G1 B1-U0-G1 075 190 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B2-U0-G1 045 350 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 050 460 B1-U0-G			070	700	B2-U0-G1	B2-U0-G2
CV1-H 035 300 B1-U0-G1 B1-U0-G1 3000K (30K) 045 350 B1-U0-G1 B1-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B1-U0-G1 B2-U0-G1 075 700 B2-U0-G1 B2-U0-G2 075 700 B1-U0-G1 B1-U0-G1 000K (40K) 035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 B2-U0-G1 040 300 B1-U0-G1 B2-U0-G1 B2-U0-G1 040 300 B1-U0-G1 B2-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 B2-U0-G1			025	190	B1-U0-G1	B1-U0-G1
CV1-H 3000K (30K) 045 350 B1-U0-G1 B1-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B1-U0-G1 060 520 B1-U0-G1 B2-U0-G1 075 700 B2-U0-G1 B2-U0-G2 075 190 B1-U0-G1 B1-U0-G1 035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B2-U0-G1 040 300 B1-U0-G1 B2-U0-G1 045 350 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 050 520 B2-U0-G1 B2-U0-G1			030	250	B1-U0-G1	B1-U0-G1
CV1-H 3000K (30K) 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B1-U0-G1 B2-U0-G1 060 520 B1-U0-G1 B2-U0-G1 075 700 B2-U0-G1 B2-U0-G2 075 190 B1-U0-G1 B1-U0-G1 035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B2-U0-G1 B2-U0-G1			035	300	B1-U0-G1	B1-U0-G1
400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B1-U0-G1 060 520 B1-U0-G1 B2-U0-G1 075 700 B2-U0-G1 B2-U0-G2 075 190 B1-U0-G1 B1-U0-G1 035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B2-U0-G1 B2-U0-G1	0./1.11	2000K (20K)	045	350	B1-U0-G1	B1-U0-G1
060 520 B1-U0-G1 B2-U0-G1 075 700 B2-U0-G1 B2-U0-G2 025 190 B1-U0-G1 B1-U0-G1 035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B2-U0-G1 B2-U0-G1	CVI-H	3000K (30K)	050	400	B1-U0-G1	B2-U0-G1
075 700 B2-U0-G1 B2-U0-G2 025 190 B1-U0-G1 B1-U0-G1 035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B2-U0-G1 B2-U0-G1			055	460	B1-U0-G1	B1-U0-G1
025 190 B1-U0-G1 B1-U0-G1 035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B2-U0-G1 B2-U0-G1			060	520	B1-U0-G1	B2-U0-G1
035 250 B1-U0-G1 B1-U0-G1 040 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B2-U0-G1 B2-U0-G1			075	700	B2-U0-G1	B2-U0-G2
040 300 B1-U0-G1 B1-U0-G1 045 350 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B2-U0-G1 B2-U0-G1			025	190	B1-U0-G1	B1-U0-G1
4000K (40K) 045 350 B1-U0-G1 B2-U0-G1 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B2-U0-G1 B2-U0-G1			035	250	B1-U0-G1	B1-U0-G1
4000K (40K) 050 400 B1-U0-G1 B2-U0-G1 055 460 B1-U0-G1 B2-U0-G1 060 520 B2-U0-G1 B2-U0-G1			040	300	B1-U0-G1	B1-U0-G1
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060 520 B2-U0-G1 B2-U0-G1		4000K (40K)	050	400	B1-U0-G1	B2-U0-G1
			055	460	B1-U0-G1	B2-U0-G1
080 700 B2-U0-G1 B3-U0-G2			060	520	B2-U0-G1	B2-U0-G1
			080	700	B2-U0-G1	B3-U0-G2



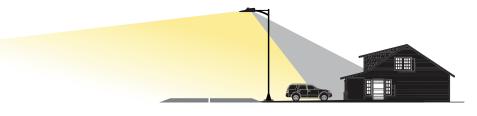
Exclusive Snap-On Light Trespass Shields for ComfortView[™] LED Street Lights

ComfortView[™] light trespass shields provide a range of options for controlling light distribution at the source and can be easily installed at the factory or in the field.

House Side Shield (HSSCV)



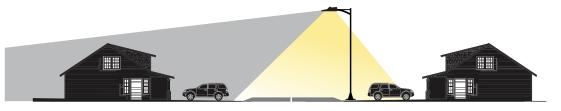




Front Side Shield (FSSCV)



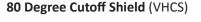
Flush mounted Front Side Shield cuts light off at approximately 1½ times the mounting height in front of the luminaire (street side) and 2¼ times the mounting height laterally.



Cul-de-Sac Shield (CSSCV)

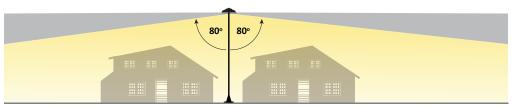
Flush mounted Cul-de-Sac Shield cuts light off at 1 times the mounting height behind the luminaire, 1¾ in front, and 2¼ times the mounting height laterally.





80 Degree Cutoff Shield mitigates high angle glare above 80 degrees from nadir and cuts light off at 1½ times the mounting height behind and 2½ times the mounting height laterally.





ComfortView[™] Snap-On Light Trespass Shield Installation

Leotek's HSSCV, CSSCV, and FSSCV Light Trespass Shields for ComfortView allow for easy snap-on installation in the field.

Each shield, regardless of type, has slots for securing the clips along both edges of the ComfortView light engine cover.





Align the slots with the corresponding clips along the edges of the ComfortView Light Engine.

Place the shield so that the slots align with the clips along the edge of the ComfortView Light Engine, then simply push the edges of the shield down to clip it into place.



ComfortView[™] 80 Degree Cutoff Trespass Shield Installation

Leotek's 80 Degree Cutoff Light Trespass Shield (VHCS) for ComfortView is easily installed with a screw in each corner.

The 80 Degree Cutoff Shield has mounting holes in all four corners that correspond with threaded holes in the housing. Mounting screws are provided with the shield.

Align the holes in the shield with the corresponding holes along the edges of the ComfortView Light Engine.

Captive screws are attached to each corner of the 80 Degree Cutoff Shield to align with the threaded holes in the fixture's housing. Place the shield on the underside of the light fixture as shown and firmly tighten the screws.



Screw Holes

ComfortView[™] Neighborhood Street Lights



Application and Technical Overview



LED street lights first entered the marketplace nearly a decade ago. Since that time, millions of luminaires have been specified, installed, and most importantly, experienced by the public. Some of the lessons-learned from those early installations, especially residential installations, are that residents often prefer lower light levels, and warmer color temperatures.

Another element of street lighting that citizens are becoming increasingly

aware of is glare. Glare control is important for all outdoor luminaire applications, however for residential street light applications, design and luminaire selection must be especially sensitive to glare and the needs of motorists, pedestrians, cyclists, and residents.

"...it should be used with the same prudence with which we use any other technology. This means that although LED lighting is an energy-efficient way to illuminate streets, it's important to direct the light only where it's needed; to make sure the emitted spectrum supports visibility, safety, and the health of humans and other living creatures; and to limit glare for pedestrians, bicyclists, and drivers."

- Department of Energy (DOE), Get the Facts: LED Street Lighting, June 21, 2016







Street Lighting Glare

According to the IESNA RP-8-14 Roadway Lighting standard, "roadway lighting systems are under increasing scrutiny from various sectors of the public. While the general public is not usually aware of specific design requirements of roadway lighting systems, observations of glare, light trespass, and sky-glow, are widely perceived and might be subject to criticism"*

From the IESNA standard, "Discomfort glare is glare producing a sense of annoyance or pain. It produces a sensation of discomfort due to high contrast of a non-uniform distribution in the field of view."

"The AMA also recommends all LED lighting should be properly shielded to minimize glare...."

- American Medical Association (AMA), AMA Adopts Guidance to Reduce Harm from High Intensity Street Lights (June 14, 2016)

"The IES is aligned with the AMA in support of the proper conversion of outdoor area and roadway lighting to LED light sources to reduce energy consumption, with proper optics and shielding to reduce glare and light trespass."

- IESNA Position Statement PS-09-17, June 2017

*IESNA RP-8-14. Section 3.6

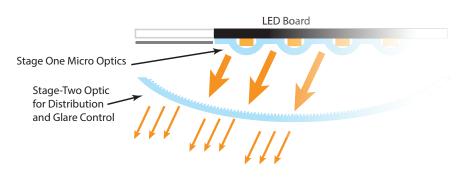
LEOTEK



ComfortView Optics

ComfortView Two-Stage Refractive Optics

For residential applications, including local streets, alleys, sidewalks and pedestrian walkways, addressing visual comfort is an imperative. Traditional first-generation LED optical systems incorporate a single optic above the LED. Two-stage optical systems incorporate a second optic, which reduces pixelation and glare, and maximizes visual comfort.

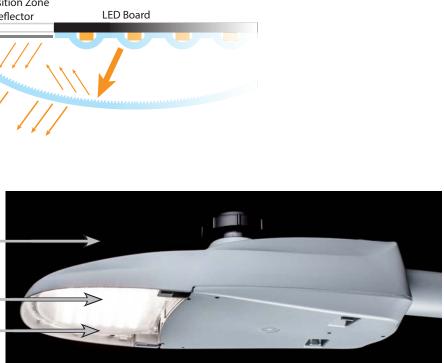


ComfortView Transition Zone System

A bright light source alone does not necessarily cause glare, but a bright light source in front of a dark background can cause glare. To reduce the contrast between the light source and the dark sky, ComfortView incorporates an intermediate lower luminance "transition zone," which redirects internally reflected light back out of the luminaire.

l	Transition Zone Reflector

No Luminance (Dark Sky) Higher Luminance (Light Engine) Lower Luminance (Transition Zone)





Field-Tuning of Street Lights

Even the most thorough street lighting designs cannot anticipate every field condition. Inevitably there will be light levels too high or too low, or light "trespassing" into an area that requires less light or no light at all. For these situations luminaires need to be specified as "field-tunable".

Networked Lighting Control Field Tuning of Light Levels

By specifying industry-standard 7-pin photocell receptacles, customers can attach networked lighting control nodes. These "smart" nodes allow for the remote tuning of light output.

Traditional Networked Lighting Photocell

Field-Tuning of Light Levels

ComfortView luminaires include a standard dimmable 1-10V power supply with an eight-position LED output selector. This enables field installers the ability to easily change light levels in the field if necessary. The positive-lock current selector ensures light levels aren't changed accidentally during installation.

Field-Tuning of Light Distribution

ComfortView is available with 4 specialized shields to accommodate different light trespass requirements. Convenient Light Trespass Shields can be easily field installed.

House Side Shield (HSSCV)



Flush mounted House Side Shield cuts light off at 1 times the mounting height behind the luminaire and 2¼ times the mounting height laterally.

Front Side Shield (FSSCV)



Flush mounted Front Side Shield cuts light off at approximately 1½ times the mounting height in front of the luminaire (street side) and 2¼ times the mounting height laterally.

Cul-de-Sac Shield (CSSCV)



Flush mounted Cul-de-Sac Shield cuts light off at 1 times the mounting height behind the luminaire, 1¾ in front, and 2¼ times the mounting height laterally.

80° 80°





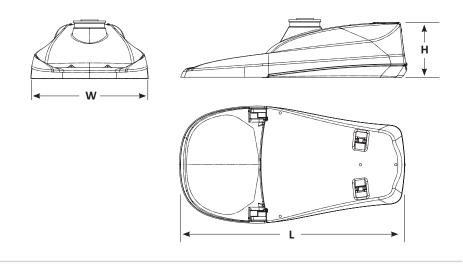
80 Degree Cutoff Shield mitigates high angle glare above 80 degrees from nadir and cuts light off at 11/2 times the mounting height behind and 2¹/₃ times the mounting height laterally.



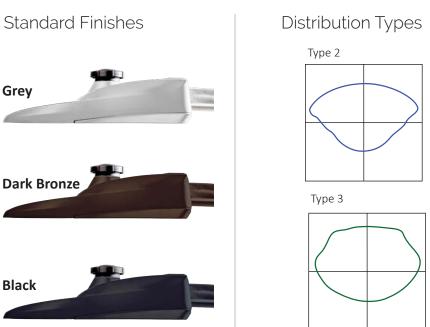
ComfortView Specifications

Dimensions

Length	Width	Height
18.35″	9.55″	4.48″
466mm	243mm	121mm



Weight 7 lbs [3.2 kg] **EPA** 0.39 ft²



GCJ

The GreenCobra[®] Family of LED Street Lights

ComfortView™







HPS Equivalent Ranges





To learn more visit www.leotek.com or contact a Leotek lighting agent 408.380.1788













Control Node

Available Color Temperatures

- •2700K
- 3000K
- •4000K
- Sized for residential street applications.

LEOTEK

• Lumen packages up to 8,227 Lumens.





Founded in 1992 in California's Silicon Valley, Leotek is a leading global manufacturer of street, roadway, area and signal lighting products and solutions. Leotek streetlights were first designed and delivered in 2007 and the company now has more than 1.5 million installations across North America. With ongoing research and development and a culture of continuous improvement, Leotek is committed to developing innovative new lighting products and solutions that are reliable, long-lasting, and energy efficient.

1955 Lundy Ave., San Jose, CA 95131 **•** 408.380.1788

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December 22, 2021

SUMMARY OF PHOTOMETRIC REPORT

There are two reports attached. The first report labeled KAD is the existing fixtures. The report shows the current lamps used are 250 watt high pressure sodium at color temperature of 1800 Kelvin. The fixtures are 12' above grade.

Existing Layout:

There are 2 fixture types.

Type A with a quantity of (8) are single head fixtures with no shields except a clear lens. Type B quantity of (2) are double headed fixtures located on the interior of the lot nearest the playground. Results are as follows:

Site average: 1.2 fc. and 41.6 fc max

Parking only: 3.2 fc and 28 fc max

Proposed new: There are 3 fixture types. Type A with a quantity of (2) are single head fixtures with no shield. Type B quantity of (2) are double headed fixtures located on the interior of the lot. Type C quantity of (6) are single head with shields Results are as follows: Site: 0.4 fc. average and 24 fc max Parking only: 1.0 fc average and 11.4 fc max

SUMMARY:

Using the 66 watt fixture in the proposed plan saves 184 watts of energy per fixture and a total of 2,208 total watts. Additionally, the new fixtures will match the new Building standard of 2700 degree LED Kelvin color temperature. Overall, there is a reduction of 0.8 fc average on the overall site and a reduction of 2.2 fc average on the parking lot.

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Plan View

Schedu	ıle								
Symbol	Label	Quantity	Manufacturer	Catalog Number	Description	Number Lamps	Lumens Per Lamp	Light Loss Factor	Wattage
	Α	8	Lithonia Lighting	KAD 250S R3	Area Luminaire, 250W HPS, R3 Reflector, Full Cutoff MEETS THE 'NIGHTTIME FRIENDLY' CRITERIA	1	30000	0.7	310
	В	2	Lithonia Lighting	KAD 250S R3	Area Luminaire, 250W HPS, R3 Reflector, Full Cutoff MEETS THE 'NIGHTTIME FRIENDLY' CRITERIA	1	30000	0.7	620

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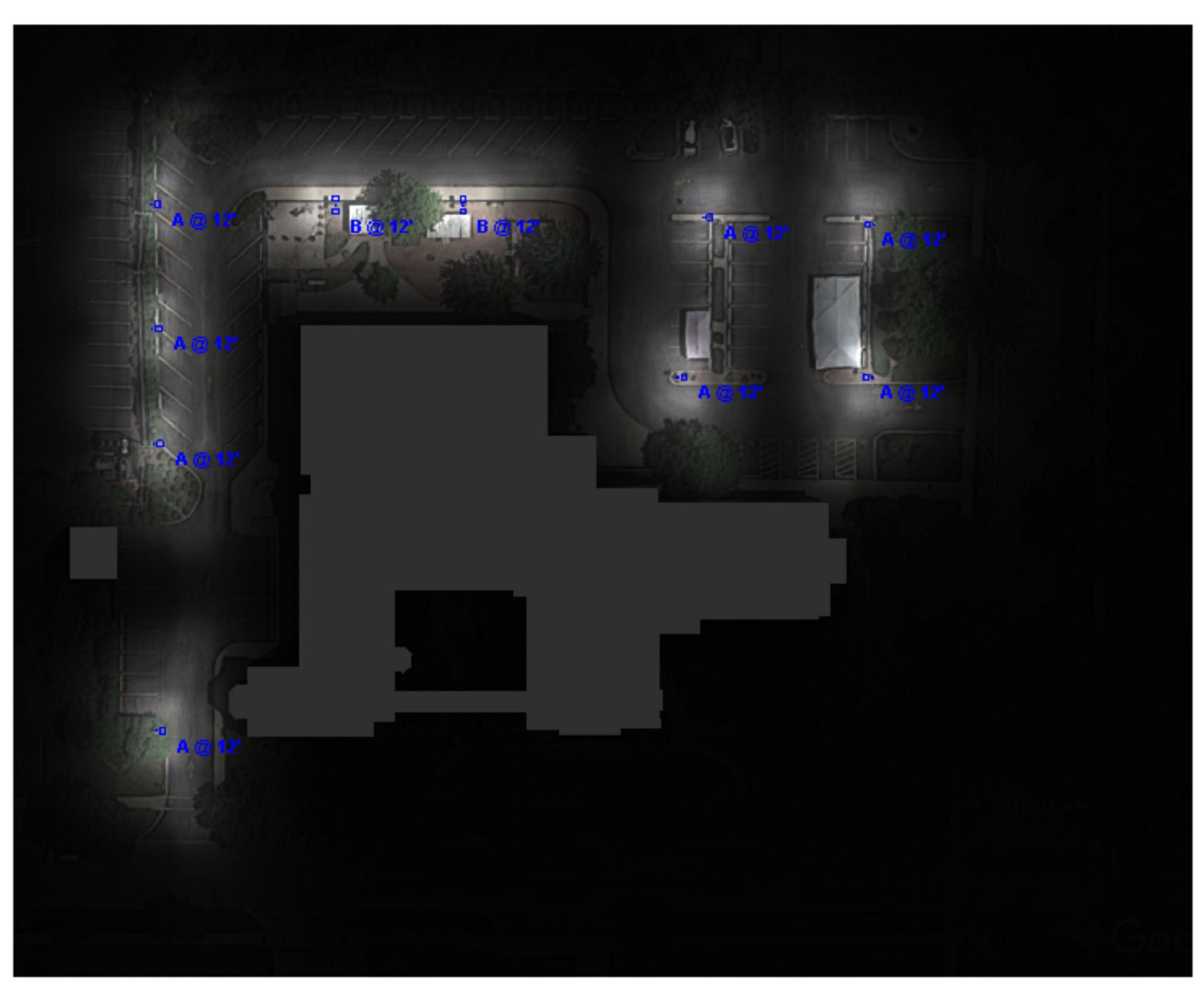
Plan View Scale - 1" = 20ft

Statistics						
Description	Symbol	Avg	Max	Min	Max/Min	Avg/Min
2. ALL CALC POINTS	+	1.2 fc	41.6 fc	0.0 fc	N/A	N/A
1. PARKING LOT ONLY	Ж	3.2 fc	28.4 fc	0.0 fc	N/A	N/A

NOTES:

1. CALCULATION POINT WORK PLANE: GRADE LEVEL 2. FIXTURE MOUNTING HEIGHT: 12'-0" ABOVE GRADE





Schedul	le								
Symbol	Label	Quantity	Manufacturer	Catalog Number	Description	Number Lamps	Lumens Per Lamp	Light Loss Factor	Wattage
	Α	8	Lithonia Lighting	KAD 250S R3	Area Luminaire, 250W HPS, R3 Reflector, Full Cutoff MEETS THE 'NIGHTTIME FRIENDLY' CRITERIA	1	30000	0.7	310
	B	2	Lithonia Lighting	KAD 250S R3	Area Luminaire, 250W HPS, R3 Reflector, Full Cutoff MEETS THE 'NIGHTTIME FRIENDLY' CRITERIA	1	30000	0.7	620

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RENDERED VIEW

Description	Symbol	Avg	Max	Min	Max/Min	Avg/Mi
2. ALL CALC POINTS	+	1.2 fc	41.6 fc	0.0 fc	N/A	N/A
1. PARKING LOT ONLY	Ж	3.2 fc	28.4 fc	0.0 fc	N/A	N/A

NOTES:

1. CALCULATION POINT WORK PLANE: GRADE LEVEL 2. FIXTURE MOUNTING HEIGHT: 12'-0" ABOVE GRADE



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Plan View Scale - 1" = 20ft

Number	Description	Number Lamps	Lumens Per Lamp	Light Loss Factor	Wattage
		Eamps			
/-27K-3R-XX-	Gray formed aluminum housing, clear plastic optics, clear patterned plastic lens enclosure	1	7359	0.93	65.7031
V-27K-3R-XX-	Gray formed aluminum housing, clear plastic optics, clear patterned plastic lens enclosure	1	7359	0.93	131.4062
V-27K-3R-XX- CV1	Gray formed aluminum housing, black plastic shields, clear plastic optics, clear patterned plastic lens enclosure	1	4143	0.93	65.7











MEMORANDUM

DATE:	February 4, 2022
то:	Chairman Cashman and Plan Commissioners
CC:	Kathleen A. Gargano, Village Manager Robb McGinnis, Director of Community Development/Building Commissioner
FROM:	Bethany Salmon, Village Planner
RE:	Case A-02-2022 – 300 E. Ogden Avenue – Current Automotive – Installation of Two (2) Wall Signs
FOR:	February 9, 2022 Plan Commission Meeting

Summary

The Village of Hinsdale has received a sign permit application from Current Automotive seeking approval to install two (2) wall signs on the existing building located at 300 E. Ogden Avenue in the B-3 General Business District.

Request and Analysis

The applicant is requesting to install one (1) new wall sign on existing tower features on the north elevation and one (1) new wall sign on the east elevation. The towers were previously painted black with a blue accent strip, as shown in the submitted renderings.

The proposed wall signs on the north elevation facing Ogden Avenue consists of internally illuminated, individually lit channel letters and logo. The acrylic letters will be white and the logo will be white, slate gray, and blue. The sign measures 7' 7" wide and 6' 4" tall, with an overall sign face area of 48 square feet.

The other proposed wall sign on the tower element on the east elevation features a similar design and also consists of internally illuminated, individually lit channel letters and logo. The acrylic letters will be white and the logo will be white, slate gray, and blue. The sign measures 11' 11" wide and 2' 6" tall, with an overall sign face area of 29.7 square feet.

Per Section 9-106(J), in the B-3 District, two (2) awning valance, canopy valance, wall, or permanent window signs are allowed per user. A maximum gross surface area of all awning valance, canopy valance, wall, and permanent window signs for the entire building shall not exceed one (1) square foot per foot of building frontage, up to a maximum of one hundred (100) square feet.

Wall signs may have a maximum height of 20 feet measured from the top of sign to adjacent grade or no higher than the bottom of any second floor window, whichever is less. The proposed sign on the north elevation will have an overall height of 20' and the sign on the east elevation will have an overall height of 16' 6".



MEMORANDUM

Both wall signs are proposed to be internally illuminated with LED lights. The applicant has provided lighting specifications and night renderings for review. The proposed signs are required to meet the Village's lighting standards. The illumination of any sign, resulting from any internal or external artificial light source, may not exceed 50 foot-candles when measured with a standard light meter held perpendicular to the sign face at a distance equal to the narrowest dimension of such sign face. All artificial illumination shall be so designed, located, shielded, and directed as to illuminate only the sign face or faces and to prevent the casting of glare or direct light upon adjacent property or streets.

Single-family homes in the R-4 Single Family Residential District are located to the southeast the property. Any illuminated sign located on a lot abutting or across a street from, and visible from, any residentially zoned area shall not be illuminated between the hours of 10:00 P.M. and 7:00 A.M. except that such sign may remain illuminated during such time as the activity to which the sign pertains is open for business so long as such sign is not a public or private nuisance.

Process

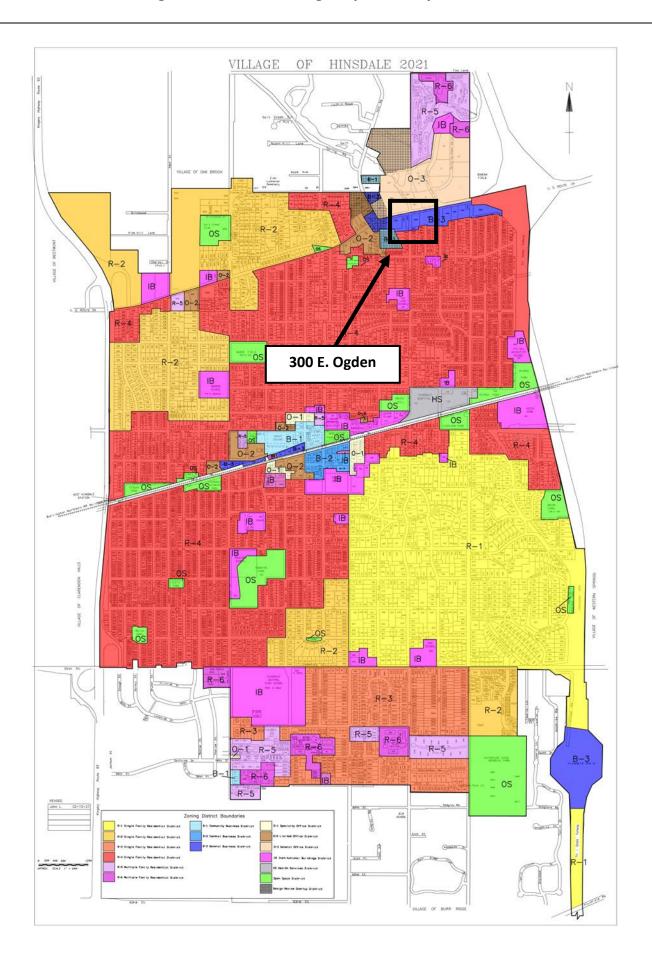
Per Section 11-607(D) and the nature of the request, this application shall be reviewed and approved by the Plan Commission and does not require public notification. Plan Commission maintains final authority on signage with no further action required by the Board of Trustees.

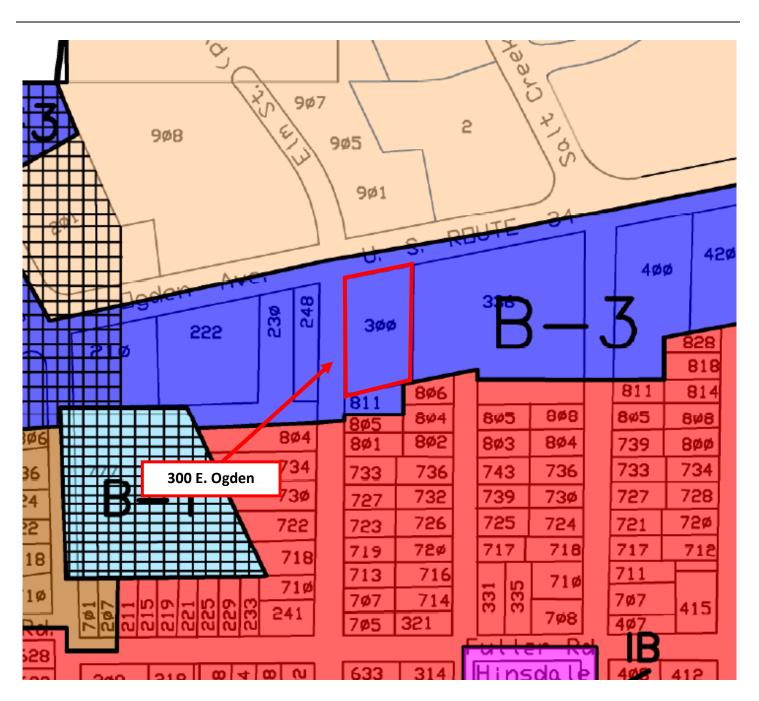
Per Section 11-607(E), no sign permit shall be granted pursuant to this section unless the applicant shall establish that:

- 1. Visual Compatibility: The proposed sign will be visually compatible with the building on which the sign is proposed to be located and surrounding buildings and structures in terms of height, size, proportion, scale, materials, texture, colors, and shapes.
- 2. Quality of Design and Construction: The proposed sign will be constructed and maintained with a design and materials of high quality and good relationship with the design and character of the neighborhood.
- 3. Appropriateness to Activity: The proposed sign is appropriate to and necessary for the activity to which it pertains.
- 4. Appropriateness to Site: The proposed sign will be appropriate to its location in terms of design, landscaping, and orientation on the site, and will not create a hazard to pedestrian or vehicular traffic, detract from the value or enjoyment of neighboring properties, or unduly increase the number of signs in the area.

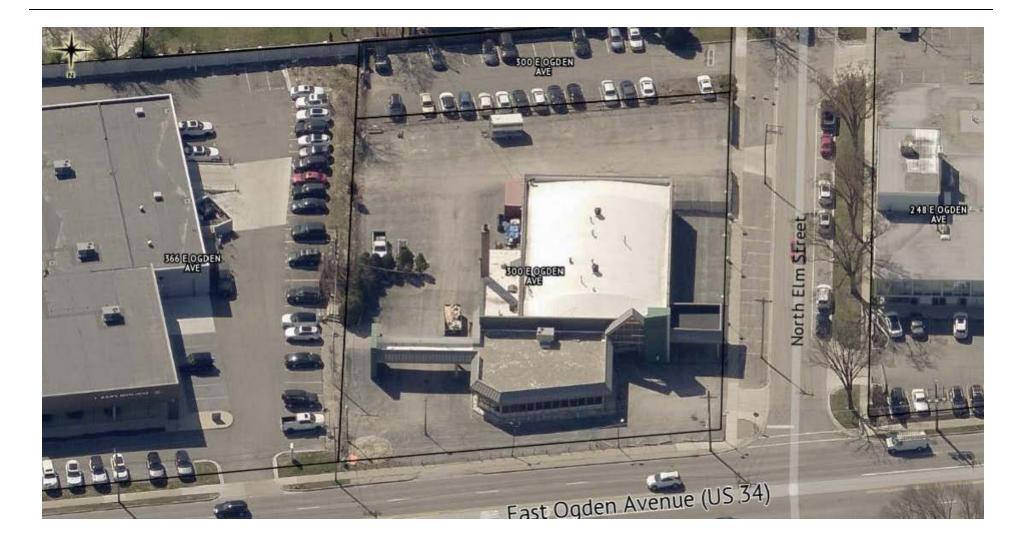
Attachments

- 1. Zoning Map and Project Location
- 2. Birds Eye View
- 3. Street View
- 4. Sign Application and Exhibits





Village of Hinsdale Zoning Map and Project Location







Subject:Current Automotive Sign Package300 East Ogden Avenue, Hinsdale, IL

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Contents

Pg. 1	Sign 1 Application, signed
Pg. 2	Sign 1 Signed DWG
Pg. 3	Sign 2 Application, signed
Pg. 4	Sign 1 Signed DWG
Pg. 5	Sign 1 & 2, letters cross section DWG, signed
Pg. 6	Site Plan with dimensions, signed
Pg. 7	Letter of Authorization, signed
Pg. 8	Sloan LED Layout for Sign #1
Pg. 9	Sloan LED Layout for Sign #2
Pg. 10	Spec. Sheets for LED
Pg. 11	Spec. Sheets for Dimmable Power Supply
Pg. 12-15	Color Dwgs. 11x17" with all requested details & dimensions



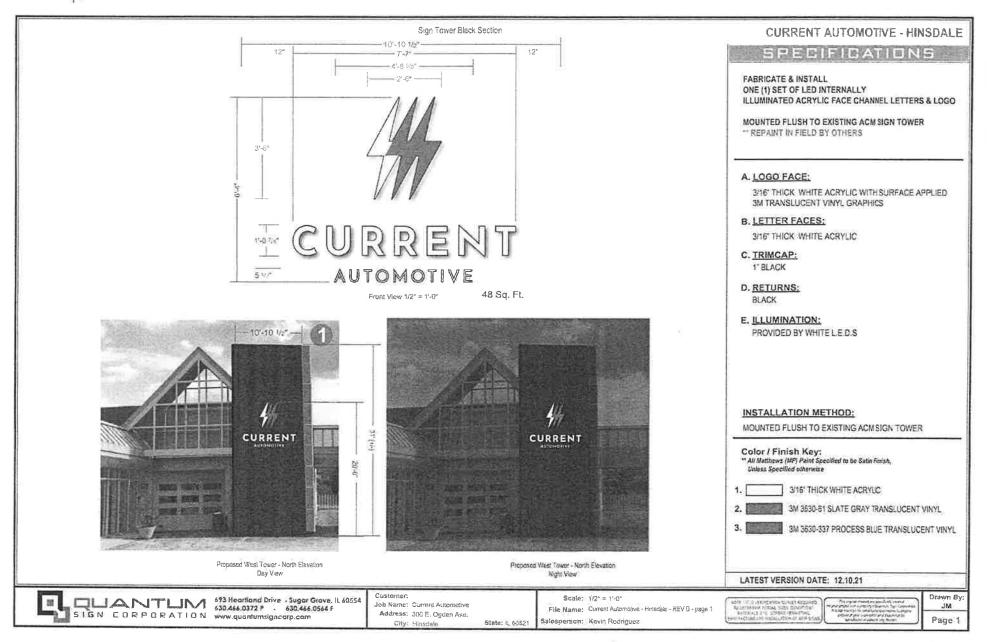
VILLAGE OF HINSDALE COMMUNITY DEVELOPMENT DEPARTMENT APPLICATION FOR SIGN PERMIT

Sign #1

Applicant	Contractor
Name: Current Automotive Address: 300 E. Ogden Ave. City/Zip: Hinsdale 60521 Phone/Fax: (⁶³⁰) 615 / 5766 E-Mail: mailto:peter.donnelly@billjacobs.com Contact Name: Peter Donnelly	Name:Quantum Sign Corp.Address:693 Heartland DriveCity/Zip:Sugar Grove, IL 60554Phone/Fax:630466/0372E-Mail:krodriguez@quantumsigncorp.comContact Name:Kevin Rodriguez
ADDRESS OF SIGN LOCATION: 300 E. Ogden A ZONING DISTRICT: B-3 General Business Distr SIGN TYPE: Wall Sign ILLUMINATION Internally Illuminated	
Sign Information: Sign #1 Date: 12.7 Overall Size (Square Feet): 61 48 (7'-7" x 6'-4") Overall Height from Grade: 20' Ft. Proposed Colors (Maximum of Three Colors): White acrylic Slate gray Process blue	
and agree to comply with all Village of Hinsdale Ordin Signature of Applicant Da <u>NerkertKishizorran</u> Signature of Building Owned Da FOR OFFICE USE ONLY – DO NOT WRITE BEL Total square footage: 0x \$4.00 =	12.22.21 16 010.16,2001 16

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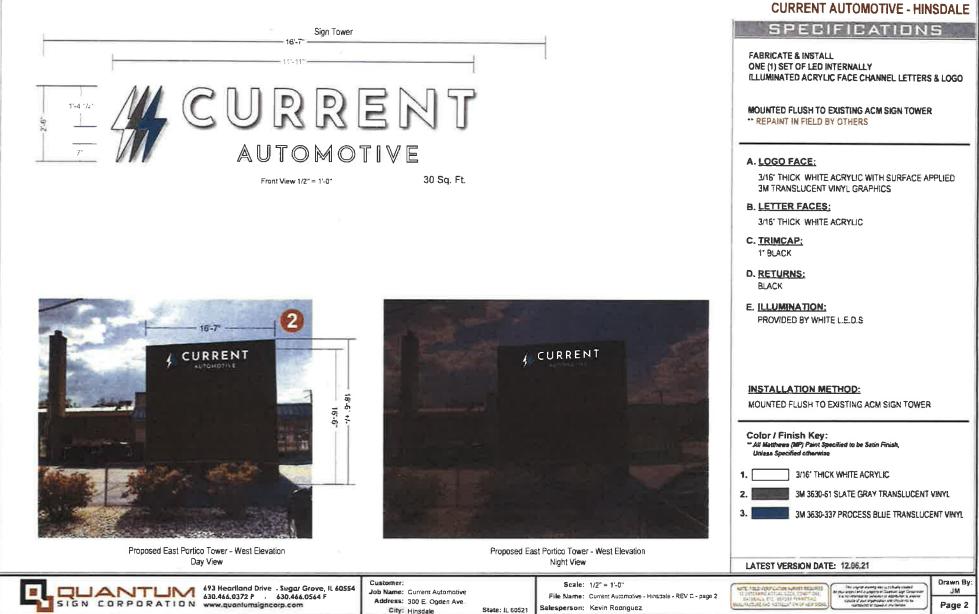


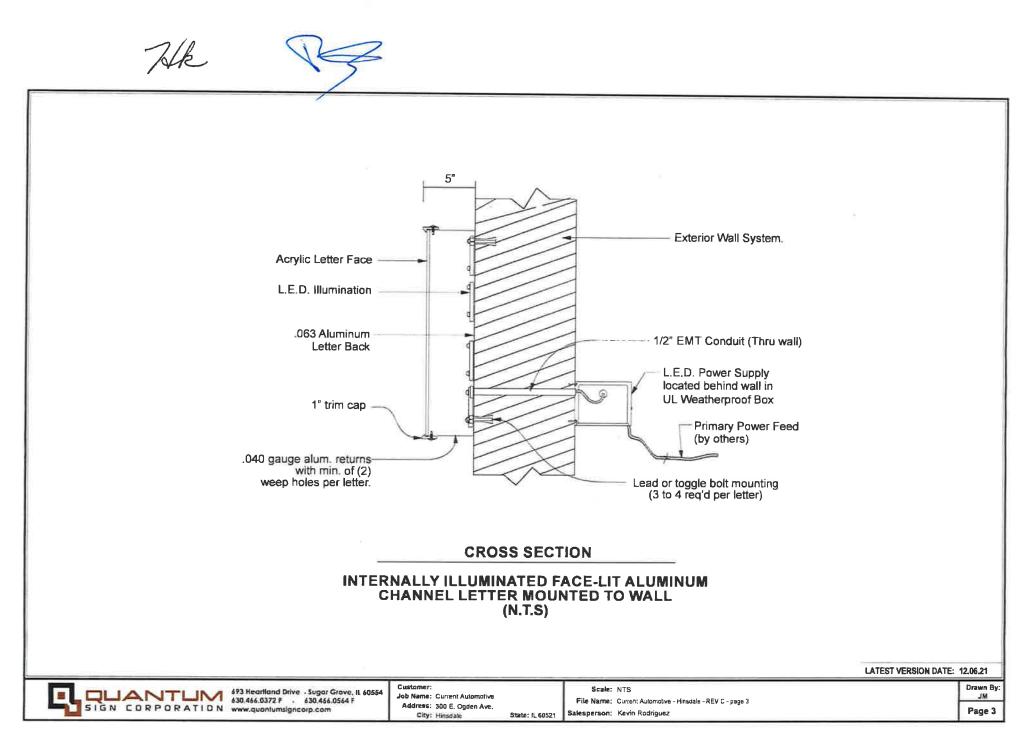


VILLAGE OF HINSDALE COMMUNITY DEVELOPMENT DEPARTMENT APPLICATION FOR SIGN PERMIT

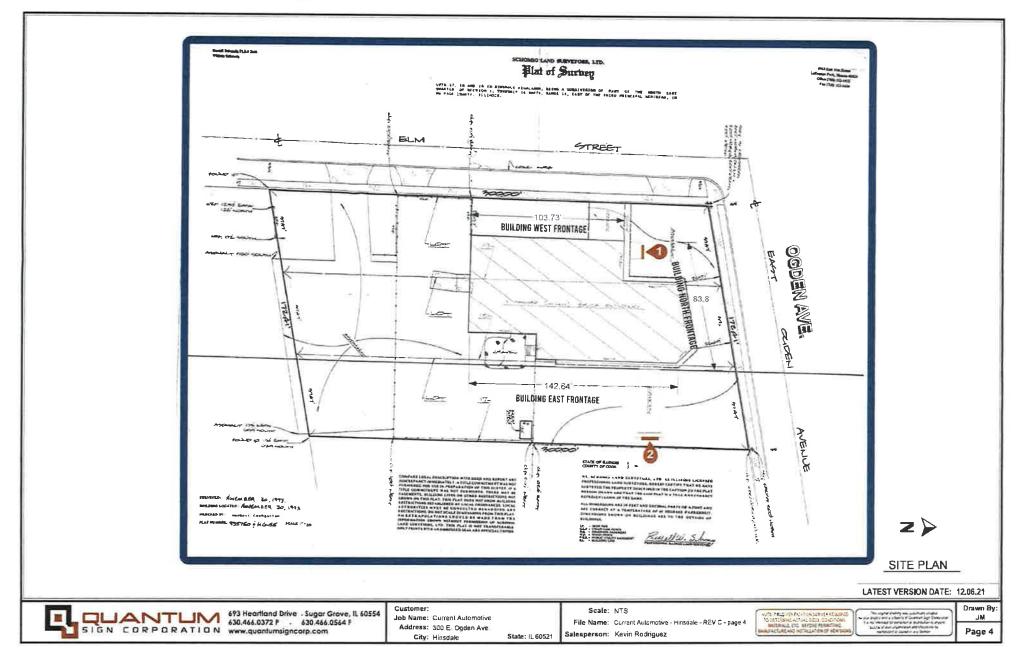
Applicant	Contractor
Name: Current Automotive	Name: Quantum Sign Corp.
Address: 300 E. Ogden Ave.	Address: 693 Heartland Drive
_{City/Zip:} Hinsdale 60521	City/Zip: Sugar Grove, IL 60554
Phone/Fax: $(\frac{630}{)}$ 615 / 5766	Phone/Fax: $(\frac{630}{2})$ 466 /0372
E-Mail: mailto:peter.donnelly@billjacobs.com	E-Mail: krodriguez@quantumsigncorp.com
Contact Name: Peter Donnelly	Contact Name: Kevin Rodriguez
	140
ADDRESS OF SIGN LOCATION: 300 E. Ogden	Ave., Hinsdale, IL
ZONING DISTRICT: B-3 General Business Distr	ict
SIGN TYPE: Wall Sign 30	Sq.Ft. (11'-11"x 2'-6")
ILLUMINATION Internally illuminated - 16'-	6" above grade
Initi	als: Dated: _12.22.2
Sign Information: Sign #2	Site Information:
Sign Information: Sign #2	
Overall Size (Square Feet): $\frac{61}{201} (\frac{7'7''}{2} \times \frac{6'4''}{201})$	
Overall Height from Grade: 20' Ft.	Building/Tenant Frontage: Ogden Ave: 83.8
Proposed Colors (Maximum of Three Colors):	Existing Sign Information:
White acrylic	Business Name: N/A
Slate gray	Size of Sign: <u>N/A</u> Square Feet
Process blue	Business Name: N/A
	Size of Sign: N/A Square Feet
1	
and agree to comply with all Village of Hinsdale Ordin	$\frac{12.22.24}{\text{te}}$ $\frac{\text{Oec}}{16, 2021}$ $\frac{\text{OW THIS LINE}}{0}$ (Minimum \$75.00)











Letter of Authorization Please Transfer to Property Owner's Letterhead (Include your address & phone # & email address)

Date: 12/16/21

Subject: Letter of Authorization

Company Name:

Project / Job Name:

Signage for Current Automotive

Legal Site Address:

303 E. Ogden Ave, Hinsdale, IL 60521

To Whom it may Concern:

Parcel ID #:

The undersigned is duly authorized as the property owner / or owner agent to approve of the

the installation of said signage as depicted on the attached drawing(s) dated <u>12/10/21</u>.

I authorize Quantum Sign Corp. & it's agents to act as our representative to secure permits, install signs, perform removals or maintenance and / or call in for final inspections for the above listed location. If you have any questions, please contact me at the following number.

Property Owner Contac	
Contact Name, (print):	HERBERTKOSHGARIANNE: OWNER
Company Name:	KUSHGARIAN OFFICE ZUILDING, FNC
Address:	602 BURR RIDGECLUR DRIVE
Ph #:	630-291-4224 Email: LR 1928 OCOMCAST
Authorized Signature:	Herbert Koskgarian Date: Dec 16, 2001

SIGN #1



2) g. PRISM WHITE 6500K LAID OUT AT 1.5 MODULES PER FOOT, 12.0" ON CENTER - LOGO/CURRENT b. PRISM12 NANO WHITE 6500K LAID OUT AT 7.6 MODUL**IN**G PER FOOT, SINGLE ROW - AUTOMOTIVE

3) EACH 60W3 POWER SUPPLY CAN RUN UP TO 48 PRISM WHITE 6500K OR 173 PRISM12 NANO WHITE 6500K MODULES

4) LAYOUT BASED ON A 5" CAN DEPTH

5) DIMENSIONS ARE IN INCHES UNLESS STATED OTHERWISE

6) 701269-6WSJ1-MB WATTS PER MODULE: 1.12; 701269-6WNJ1-MB WATTS PER MODULE: .31

7) PRIMARY SYSTEM POWER: 89.74 WATTS

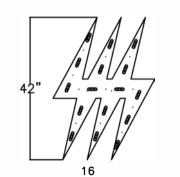
8) LED MODULE POWER USAGE (secondary): 71.79 WATTS

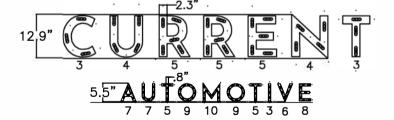
TO AVOID SIGNIFICANT LINE LOSS, DO NOT USE MORE THAN 6.56' (2.0M)/ 50 PRISM NANO MODULES IN SERIES



 SloanLED.com
 Tel 805.676.3200

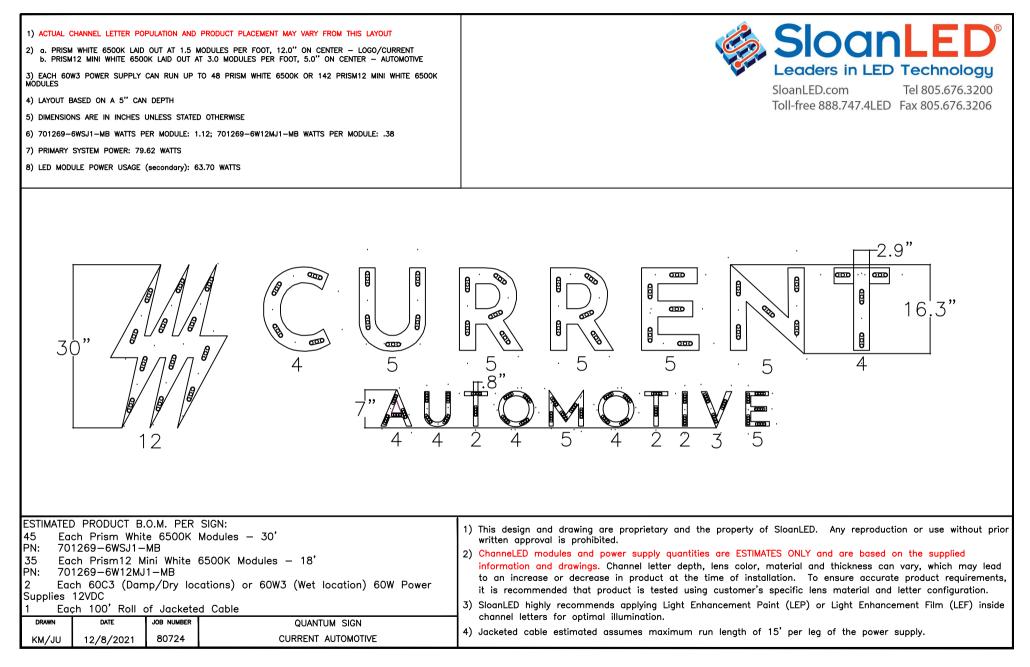
 Toll-free 888.747.4LED
 Fax 805.676.3206





45 Ead PN: 70 69 Ead PN: 70 2 Ead Supplies	69 Each Prism12 Nano White 6500K Modules — 10' PN: 701269-6WNJ1-MB 2 Each 60C3 (Damp/Dry locations) or 60W3 (Wet location) 60W Power Supplies 12VDC			2)	This design and drawing are proprietary and the property of SloanLED. Any reproduction or use without prior written approval is prohibited. ChanneLED modules and power supply quantities are ESTIMATES ONLY and are based on the supplied information and drawings. Channel letter depth, lens color, material and thickness can vary, which may lead to an increase or decrease in product at the time of installation. To ensure accurate product requirements, it is recommended that product is tested using customer's specific lens material and letter configuration. SloanLED highly recommends applying Light Enhancement Paint (LEP) or Light Enhancement Film (LEF) inside
DRAWN	DATE	JOB NUMBER	QUANTUM SIGN		channel letters for optimal illumination. Jacketed cable estimated assumes maximum run length of 15' per leg of the power supply.
км∕ј∪	12/8/2021	80724	CURRENT AUTOMOTIVE	4)	Jacketed cable estimated assumes maximum run length of 15 per leg of the power supply.

SIGN # 2



SloanLED Prism

Premium 12V LED channel letter lighting solution

Specifications

Dimensions L × W × H	Whites	2.75 in $ imes$ 0.75 in $ imes$ 0.44 in
	Colors	$(70 \text{ mm} \times 19 \text{ mm} \times 11 \text{ mm})$ 2.75 in \times 0.75 in \times 0.50 in $(70 \text{ mm} \times 19 \text{ mm} \times 13 \text{ mm})$
LEDs per module	3	
Operating temperature	40° C to +70° C	
Protection class	IP66 & IP68*	
Binning	MacAdam Ellipse 3-	Step
Life rating	>60,000 hours	

Fastening Peel-n-stick and mechanical

For large channel letter and sign box applications 5-8" (127-305 mm) deep, SloanLED recommends:

SloanLED Prism²⁴ HO Premium 24V ED lighting solution for large channel letters

Jane Certain

nel letters VISIT PRODUCT PAGE

Whites

Model	Modules per foot/meter	Color temperature	Part number	Optimal can depth	Power per module	Lumens per module (nominal)	Efficacy	Power capacity per SloanLED 60 W 12 VDC power supply	Packaging of 5 trays per carton
	1/ft (3.3/m)	6500 K	701269-6WSJ2-MB					48 modules (48.0 ft / 14.6 m)	48.0 ft / 14.6 m (48 modules) per tray
		7100 K	701269-7WSJ1-MB						
		6500 K	701269-6WSJ1-MB			124	111 lm/W		
SloanLED	1.5/ft	5700 K	701269-57SJ1-MB	3-8"	11214			40 m a dular (22.0 ft (0.0 m)	32.0 ft / 9.8 m
Prism	(4.9/m)	5000 K	701269-5WSJ1-MB	(75-200 mm)	1.12 W			48 modules (32.0 ft / 9.8 m)	(48 modules) per tray
		4000 K	701269-4WSJ1-MB	-		120	107 lm/W	-	
		3000 K	701269-3WSJ1-MB	1		115	103 lm/W	1	
	2/ft (6.6/m)	6500 K	701269-6WSJ3-MB	-		124	111 lm/W	48 modules (24.0 ft / 7.3 m)	24.0 ft / 7.3 m (48 modules) per tray

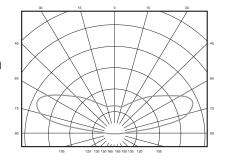
Colors

Part number	Color	Nominal wavelength	Modules per foot/meter	Optimal can depth	Power per module	Lumens per module (nominal)	Efficacy	Power capacity per SloanLED 60 W 12 VDC power supply	Packaging of 5 trays per carton
701269-RDSJ3-MB	Red	628	2/ft (6.6/m)					75 modules (37.5 ft / 11.4 m)	24 ft / 7.3 m (48 modules) per tray
701269-RDSJ1-MB	neu	020				24	33.5 lm/W		
701269-0RSJ1-MB	Orange	606		3-8"	0.72 W				
701269-YLSJ1-MB	Yellow	589	1.5/ft (4.9/m)	(75-200 mm)	0.72 W	11	15 lm/W	75 modules (50 ft / 15.2 m)	32 ft / 9.8 m (48 modules) per tray
701269-GRSJ1-MB	Green	527			[60	83 lm/W		
701269-BLSJ1-MB	Blue	471				18	25 lm/W		

 Prism IP68 test parameters are 1.3 m submersion for 30 minutes. Do not mount in submerged application or where module will be directly exposed to prolonged flowing or dripping water.
 Configured for Class 2 Output.

SloanLED channel letter products are covered by US and foreign patents pending and covered by one or more of the following US patents issued: 6,932,495, 7,160,140, 7,241,031,7,520,771, 7,931,386 and European Patent No. 1756471.

Luminous Intensity Distribution





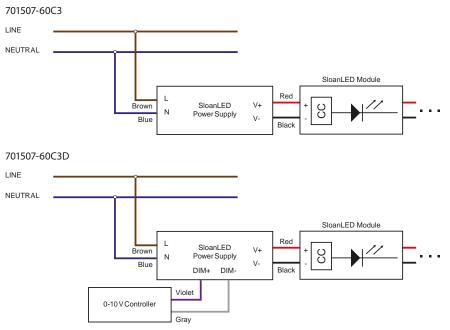
60C3 60 W Power Supply

Dimmable/non-dimmable damp/dry-rated 60 Watt power supplies



- Universal input voltage 120 240 VAC (277 VAC North America only), 50-60Hz
- Constant voltage output: 12 VDC
- Auto-resetting No fuses to replace or circuit breaker to reset – Short circuit protection automatically resets when short condition is corrected
- UL879 and UL879A approved
- UL Listed Class P
- Simple secondary hook-ups No minimum load or load balancing required
- 5-year product and limited labor warranty
- Rugged and compact

Wiring diagram



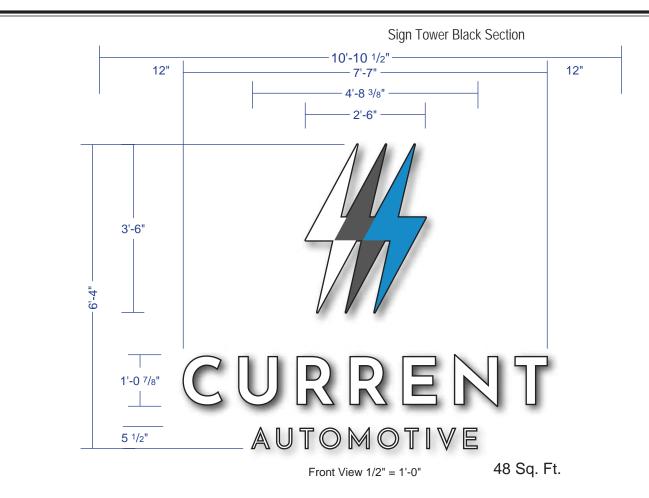


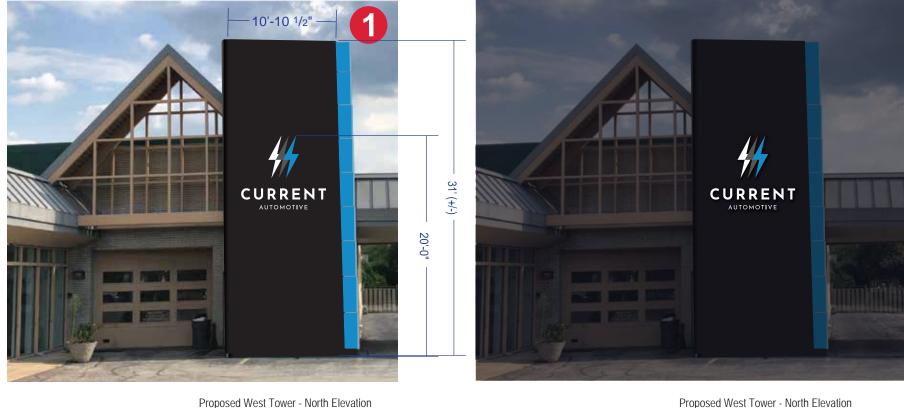
In the end application, the maximum case temperature (Tc) shall not be exceeded 90° C.

The product is intended for IP64 environment.









Proposed West Tower - North Elevation Night View



693 Heartland Drive • Sugar Grove, IL 60554 630.466.0372 P 630.466.0564 F

Day View

Customer:		Scale:	1/2" = 1'-0"
Job Name: Current Automotive Address: 300 E. Oaden Ave.		File Name:	Current Automotive - Hinsdale - REV E - page 1
City: Hinsdale	State: IL 60521	Salesperson:	Kevin Rodriguez

CURRENT AUTOMOTIVE - HINSDALE

SPECIFICATIONS

FABRICATE & INSTALL ONE (1) SET OF LED INTERNALLY ILLUMINATED ACRYLIC FACE CHANNEL LETTERS & LOGO

MOUNTED FLUSH TO EXISTING ACM SIGN TOWER ** REPAINT IN FIELD BY OTHERS

A. LOGO FACE:

3/16" THICK WHITE ACRYLIC WITH SURFACE APPLIED 3M TRANSLUCENT VINYL GRAPHICS

B. LETTER FACES:

3/16" THICK WHITE ACRYLIC

C. TRIMCAP:

1" BLACK

D. RETURNS:

BLACK

E. ILLUMINATION:

PROVIDED BY WHITE L.E.D.S SHALL COMPLY WITH VILLAGE ILLUMINATION CRITERIA

INSTALLATION METHOD:

MOUNTED FLUSH TO EXISTING ACM SIGN TOWER

Color / Finish Key:

** All Matthews (MP) Paint Specified to be Satin Finish, Unless Specified otherwise

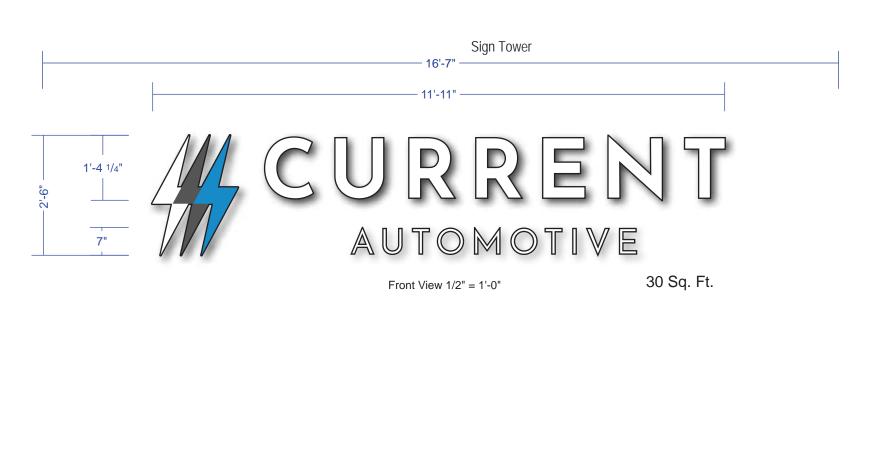
- 3/16" THICK WHITE ACRYLIC 1.
- 2. 3M 3630-61 SLATE GRAY TRANSLUCENT VINYL
- 3. 3M 3630-337 PROCESS BLUE TRANSLUCENT VINYL

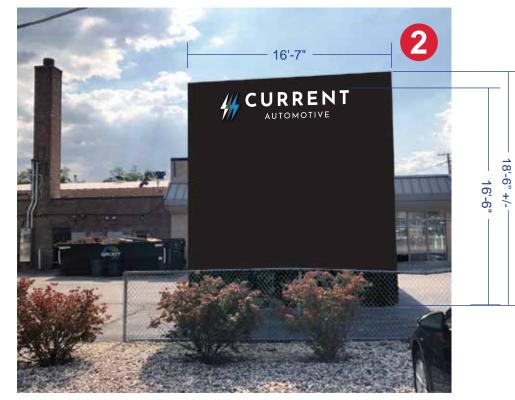
LATEST VERSION DATE: 01.05.22

NOTE: FIELD VERIFICATION SURVEY REQUIRED TO DETERMINE ACTUAL SIZES, CONDITIONS, MATERIALS, ETC. BEFORE PERMITTING, IUFACTURE AND INSTALLATION OF NEW SIG

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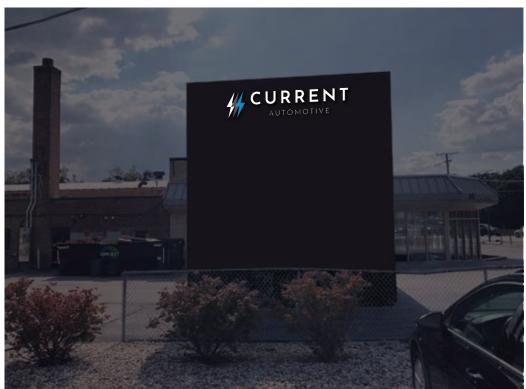




Proposed East Portico Tower - West Elevation Day View



693 Heartland Drive • Sugar Grove, IL 60554 630.466.0372 P 630.466.0564 F



Proposed East Portico Tower - West Elevation Night View

Customer:			Scale:	1/2" = 1'-0"
	Current Automotive		File Name:	Current Automotive - Hinsdale - REV E - page 2
	300 E. Ogden Ave.			Kevin Rodriguez
City:	Hinsdale	State: IL 60521	oulcoperson.	Novin Nounguez

CURRENT AUTOMOTIVE - HINSDALE

SPECIFICATIONS

FABRICATE & INSTALL ONE (1) SET OF LED INTERNALLY ILLUMINATED ACRYLIC FACE CHANNEL LETTERS & LOGO

MOUNTED FLUSH TO EXISTING ACM SIGN TOWER ** REPAINT IN FIELD BY OTHERS

A. LOGO FACE:

3/16" THICK WHITE ACRYLIC WITH SURFACE APPLIED **3M TRANSLUCENT VINYL GRAPHICS**

B. LETTER FACES:

3/16" THICK WHITE ACRYLIC

C. TRIMCAP: 1" BLACK

D. RETURNS:

BLACK

E. ILLUMINATION:

PROVIDED BY WHITE L.E.D.S SHALL COMPLY WITH VILLAGE ILLUMINATION CRITERIA

INSTALLATION METHOD:

MOUNTED FLUSH TO EXISTING ACM SIGN TOWER

Color / Finish Key:

** All Matthews (MP) Paint Specified to be Satin Finish, Unless Specified otherwise

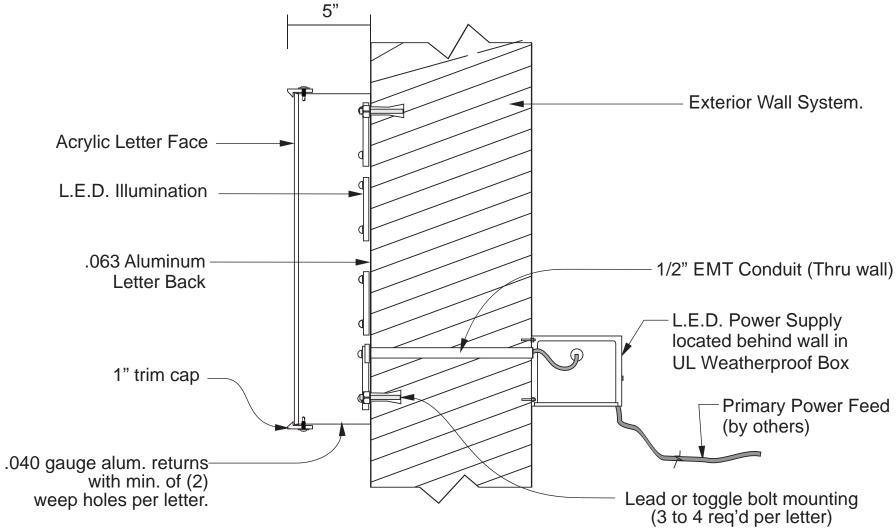
- 3/16" THICK WHITE ACRYLIC 1.
- 3M 3630-61 SLATE GRAY TRANSLUCENT VINYL 2.
- 3. 3M 3630-337 PROCESS BLUE TRANSLUCENT VINYL

LATEST VERSION DATE: 01.05.22

NOTE: FIELD VERIFICATION SURVEY REQUIRED TO DETERMINE ACTUAL SIZES, CONDITIONS, MATERIALS, ETC. BEFORE PERMITTING, IUFACTURE AND INSTALLATION OF NEW SIG

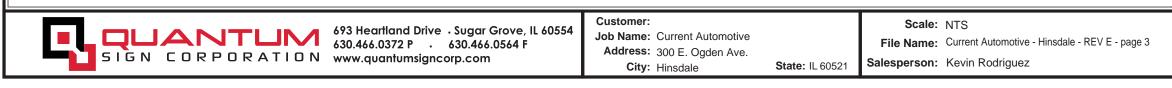
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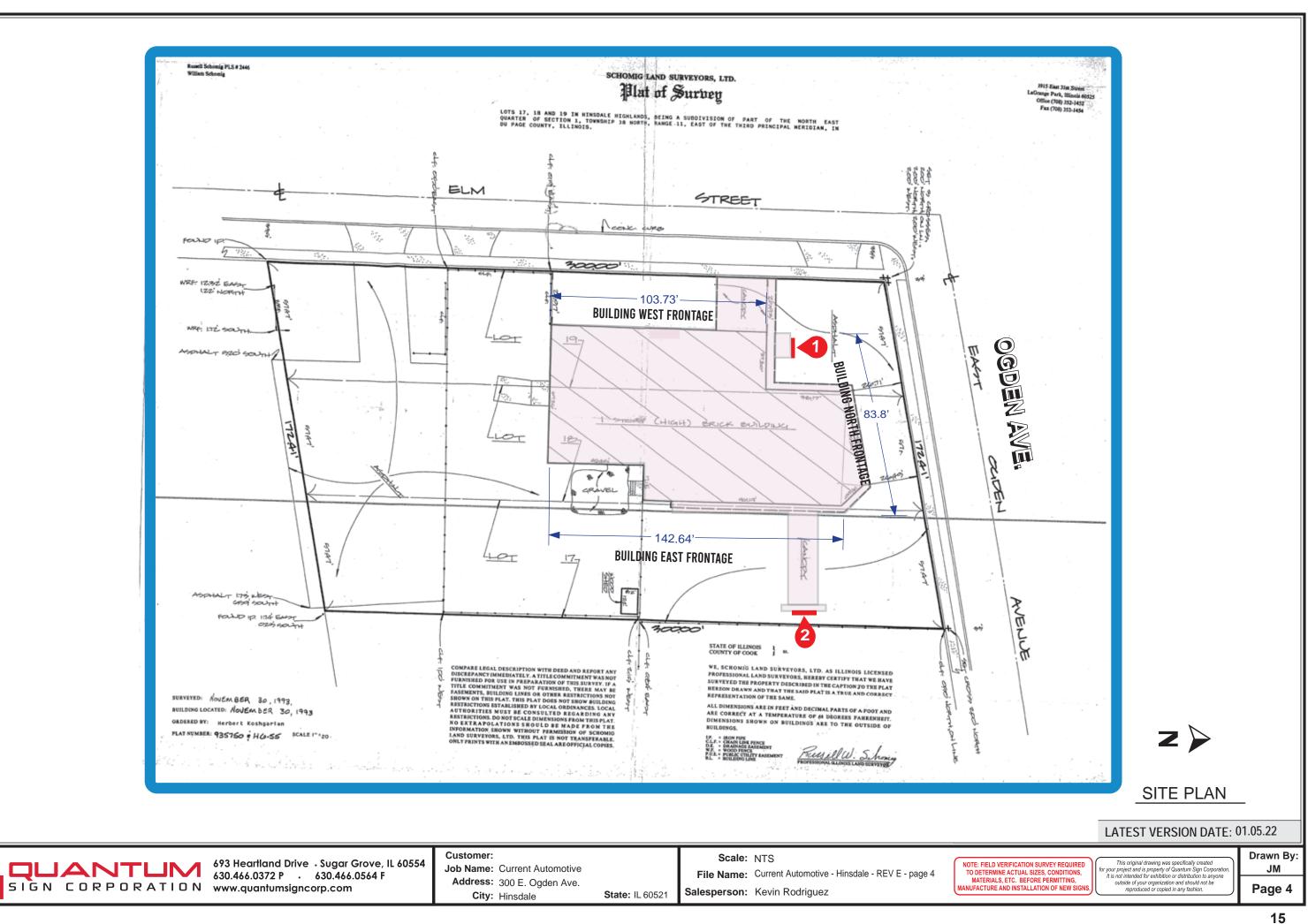


CROSS SECTION

INTERNALLY ILLUMINATED FACE-LIT ALUMINUM CHANNEL LETTER MOUNTED TO WALL (N.T.S)



LATEST VERSION DATE:	01.05.22
	Drawn By: JM
	Page 3





Customer:		Scale:	NTS
Job Name: Current Automotive		File Name:	Current Automotive - Hinsdale - REV E -
Address: 300 E. Ogden Ave.			
City: Hinsdale	State: IL 60521	Salesperson:	Kevin Rodriguez