



MEETING AGENDA

Public comments are welcome on any topic related to the business of the Village Board at Regular and Special Meetings when received by email or in writing by the Village Clerk prior to 4:30 p.m. on the day of the meeting. Emailed comments may be sent to Village Clerk Christine Bruton at cbruton@villageofhinsdale.org. Written comments may be submitted to the attention of the Village Clerk at 19 E. Chicago Avenue, Hinsdale, Illinois 60521. While emailed or written comments are encouraged, **public comment may also be made using Zoom** following the instructions below:

From a PC, Mac, iPad, iPhone or Android device, please click on the following URL or copy and paste to your browser.

<https://tinyurl.com/yyuumgha>

Passcode: 068443

Or join by phone:

US: +1 312 626 6799

Webinar ID: 838 5552 7786

If you have questions regarding communication to the Board during the meeting, please contact Assistant Village Manager/Director of Public Safety Brad Bloom at 630.789.7007.

MEETING OF THE VILLAGE BOARD OF TRUSTEES Tuesday, October 6, 2020 7:30 P.M.

This meeting will be conducted electronically. A live audio stream of the meeting will be available to the public via Channel 6 or on the Village website
(Tentative and Subject to Change)

1. CALL TO ORDER/ROLL CALL

2. PLEDGE OF ALLEGIANCE

3. APPROVAL OF MINUTES

- a) Regular Meeting of September 15, 2020

4. VILLAGE PRESIDENT'S REPORT

5. CITIZENS' PETITIONS* (Pertaining to items appearing on this agenda)

6. FIRST READINGS – INTRODUCTION** - None

Items included for First Reading - Introduction may be disposed of in any one of the following ways: (1) moved to Consent Agenda for the subsequent meeting of the Board of Trustees; (2) moved to Second Reading/Non-Consent Agenda for consideration at a future meeting of the Board of Trustees; or (3) referred to Committee of the Whole or appropriate Board or Commission. (Note that zoning matters will not be included on any Consent Agenda; all zoning matters will be afforded a First and a Second Reading. Zoning matters indicated below by **.)

Environment & Public Services (Chair Byrnes)

- a) Approve a Resolution approving the 2020 Watermain Project Phase 1 Contract Change Order Number 2 in the amount of \$184,031.85 to John Neri Construction Company, Inc.

Zoning & Public Safety (Chair Stifflear)

- b) Approve an Ordinance approving an Exterior Appearance Plan for Façade Improvements – 16 East First Street**
- c) Approve an Ordinance Approving a Tentative Plat of Subdivision – 820 N. County Line Road**

7. CONSENT AGENDA

*All items listed below have previously had a First Reading of the Board or are considered Routine*** and will be moved forward by one motion. There will be no separate discussion of these items unless a member of the Village Board or citizen so request, in which event the item will be removed from the Consent Agenda.*

Administration & Community Affairs (Chair Hughes)

- a) Approval and payment of the accounts payable for the period of September 14, 2020 through October 2, 2020, in the aggregate amount of \$1,249,712.47 as set forth on the list provided by the Village Treasurer, of which a permanent copy is on file with the Village Clerk***

Environment & Public Services (Chair Byrnes)

- b) Award Bid #1674 to National Power Rodding Inc. in the amount of \$45,739.40 and perform additional sewer cleaning, televising, and root cutting services not to exceed the budgeted amount of \$60,000***

8. SECOND READINGS / NON-CONSENT AGENDA – ADOPTION

*These items require action of the Board. Typically, items appearing for Second Reading have been referred for further discussion/clarification or are zoning cases that require two readings. In limited instances, items may be included as Non-Consent items and have not had the benefit of a First Reading due to emergency nature or time sensitivity, or when the item is a referral to another Board or Commission*****

Administration & Community Affairs (Chair Hughes)

- a) Approve an Ordinance Extending the Approval of Temporary Uses of Village Right-of-Way and other Public and Private Spaces for Outdoor Dining, Retail and other Authorized Purposes to June 30, 2021****
- b) Approve an Ordinance Deleting Chapter 19 (Motor Fuel Tax) of Title 3 (Business and License Regulations) of the Village Code of Hinsdale and Discontinuing the Imposition of a Motor Fuel Tax within the Cook County Portion of the Village as Previously Imposed by Ordinances Nos. O2019-30 and O2020-19; **OR**
Approve an Ordinance Amending Title 3 (Business and License Regulations), Chapter 19 (Motor Fuel Tax) of the Village Code of Hinsdale Relative to the Motor Fuel Tax****

Zoning & Public Safety (Chair Stifflear)

- c) Approve or deny the request for a Third Major Adjustment to the Site Plan to permit approval of an access drive between 300 and 336 E. Ogden Avenue for the Land Rover/Jaguar dealership; **OR**
Refer the request to the Plan Commission for further hearing and review** (*First Reading – September 1, 2020*)
- d) Refer the application packet to the Plan Commission for a hearing and consideration of a map amendment and concurrent planned development concept plan by Ryan Companies, US Inc.; **OR**

Move to deny the map amendment and concurrent planned development concept plan by Ryan Companies, US Inc.** (*First Reading – September 15, 2020*)

9. DISCUSSION ITEMS

- a) Tollway update

10. DEPARTMENT AND STAFF REPORTS

- a) Parks & Recreation
- b) Engineering
- c) Fire

11. REPORTS FROM ADVISORY BOARDS AND COMMISSIONS

12. CITIZENS' PETITIONS* (Pertaining to any Village issue)

13. TRUSTEE COMMENTS

14. CLOSED SESSION– 5 ILCS 120/2(c) (1)/(2)/(3)/(5)/(8)/(11)/(21)

15. ADJOURNMENT

*The opportunity to speak to the Village Board pursuant to the Citizens' Petitions portions of a Village Board meeting agenda is provided for those who wish to comment on an agenda item or Village of Hinsdale issue. The Village Board appreciates hearing from our residents and your thoughts and questions are valued. The Village Board strives to make the best decisions for the Village and public input is very helpful. Please use the podium as the proceedings are videotaped. Please announce your name and address before commenting.

*****The Village Board reserves the right to take final action on an Item listed as a First Reading if, pursuant to motion, the Board acts to waive the two reading policy.***

******Routine items appearing on the Consent Agenda may include those items that have previously had a First Reading, the Accounts Payable and previously budgeted items that fall within budgetary limitations, has been competitively bid or is part of a State Contract, and have a total dollar amount of less than \$100,000.***

*******Items included on the Non-Consent Agenda due to “emergency nature or time sensitivity” are intended to be critical business items rather than policy or procedural changes. Examples might include a bid that must be awarded prior to a significant price increase or documentation required by another government agency to complete essential infrastructure work.***

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 promptly contact Darrell Langlois, ADA Coordinator, at 630-789-7014 **or by TDD at 630-789-7022** to allow the Village of Hinsdale to make reasonable accommodations for those persons.

Website <http://villageofhinsdale.org>

**VILLAGE OF HINSDALE
VILLAGE BOARD OF TRUSTEES
MINUTES OF THE MEETING
September 15, 2020**

The regularly scheduled meeting of the Hinsdale Village Board of Trustees (conducted electronically) was called to order by Village President Tom Cauley on Thursday, September 15, 2020 at 7:37 p.m., roll call was taken.

Present: President Tom Cauley

Participating by telephone: Trustees Matthew Posthuma, Scott Banke, Luke Stifflear, Gerald J. Hughes, Laurel Haarlow and Neale Byrnes

Absent: None

Participating by telephone: Village Manager Kathleen A. Gargano, Assistant Village Manager/Director of Public Safety Brad Bloom, Police Chief Brian King, Finance Director Darrell Langlois, Director of Community Development/Building Commissioner Robb McGinnis, Director of Public Services George Peluso, Village Engineer Dan Deeter, Village Planner Chan Yu, Superintendent of Parks & Recreation Heather Bereckis, Mr. Nathan Parch and Village Clerk Christine Bruton

VILLAGE PRESIDENT - INTRODUCTION

"Good evening. On May 29, 2020, Governor Pritzker entered the latest in a string of emergency declarations related to the COVID-19 pandemic. In light of that declaration, and consistent with various Executive Orders entered by the Governor, and the recent amendments made to the Open Meetings Act in Public Act 101-640, I find that it is not practical or prudent to conduct an in-person meeting, and this Open Regular Meeting of the President and Board of Trustees of the Village of Hinsdale is therefore being conducted remotely.

Public Act 101-640 allows public bodies to meet remotely during public health disasters, so long as the public is able to monitor the meeting, and certain other conditions are met.

Public comment is permitted during the Citizen's Petitions portions of the meeting. When we get to those portions of the meeting, I will ask persons wishing to make public comment to identify themselves."

APPROVAL OF MINUTES

a) Regular Meeting of September 1, 2020

Following a correction to the draft minutes, Trustee Posthuma moved to **approve the draft minutes of the regular meeting of September 1, 2020, as amended.** Trustee Banke seconded the motion.

AYES: Trustees Posthuma, Banke, Stifflear, Hughes, Haarlow and Byrnes

NAYS: None

ABSTAIN: None

ABSENT: None

Motion carried.

VILLAGE PRESIDENT'S REPORT

President Cauley reported most recent area COVID-19 numbers that indicate a 5.8% positivity rate.

He reported that he and Trustee Hughes have been talking to staff about the furlough of the 202 Annual Street Maintenance Program, which is a \$500,000 expense. The Village is closely monitoring revenues because of the lag in getting key revenues from the State of Illinois. As a result, we are not quite sure where we stand financially, and will have to watch closely and not make any expenditures until we have to. This calls for the deferral of the annual maintenance program, however, the Village will continue to do scheduled Master Infrastructure Plan (MIP) projects for next year. The residents on Phillippa Street want their street fixed, and the Village will try to do that next year as planned. He noted we are also working with the tollway to get assistance for costs to remediate the drainage problem in that area, and hope they will pick up the cost of an engineering study.

He said the Village Clerk has provided him with all email communication received, and noted there was one email regarding the Phillippa Street drainage matter. There was one email from residents regarding Land Rover, but he noted that matter would be deferred for discussion to the next meeting of the Board. He did state that he does not want the old Land Rover location to be used as a parking lot, and if the Board approves the access drive, only a certain number of cars will be permitted to park there.

President Cauley responded to the letters and emails from residents expressing their concerns over the new Ryan Companies proposal for the redevelopment of the Institute of Basic Life Principles (IBLP) property. He explained this issue started when IBLP left the property, and gave options to sell to Ryan Companies for the existing building and the lot across Adams Street. They gave another option to McNaughton Development. He understands that many people viewed these as the same project, but they were not. Typically, when a developer has a proposal, it begins with a meeting with himself and the Chair of the Zoning & Public Safety Committee, to see if they would recommend the developer begin the formal review process. When Ryan Companies brought their proposal to the Board, they agreed it was worth reviewing, and the application was referred to the Plan Commission for public hearing. McNaughton representatives exercised their right, by code, to bypass a referral and go directly to the Plan Commission.

Following the referral of the Ryan Companies project to the Plan Commission, there were two public hearings and an open house. As a result of public feedback, Ryan withdrew their original application, and resubmitted a new proposal that attempts to address the concerns of neighbors, some of which include building height, density and public benefit. The new application is before the Board tonight for a referral; he stated that no Trustee is pushing this project forward. He pointed out that the property is zoned IB – Institutional, which could result in a project with a larger impact than the Ryan proposal. He said it is not realistic to expect the property to remain vacant; the owner has a right to sell. This project may be better than something that could be built by right. Arguably, independent and assisted living is a need of the Village, but there would be less traffic from a senior living facility than if these were homes or a school, there would be no burden to schools, and it will generate property tax revenue. He reminded residents that nothing is being decided tonight other than should it be referred for public hearing. He asked residents to keep an open mind, and take a fresh look at this proposal.

CITIZENS' PETITIONS

The only citizen's petitions were those provided by the Village Clerk to members of the Board.

FIRST READINGS – INTRODUCTION

None.

CONSENT AGENDA

Administration & Community Affairs (Chair Hughes)

- a) Trustee Posthuma moved **Approval and payment of the accounts payable for the period of August 31, 2020 through September 15, 2020, in the aggregate amount of \$2,179,599.39 as set forth on the list provided by the Village Treasurer, of which a permanent copy is on file with the Village Clerk.** Trustee Byrnes seconded the motion.

AYES: Trustees Posthuma, Banke, Stifflear, Hughes, Haarlow and Byrnes

NAYS: None

ABSTAIN: None

ABSENT: None

Motion carried.

Zoning & Public Safety (Chair Stifflear)

- b) **Approve the issuance of a purchase order to AXON Enterprise Inc. in the amount of \$24,384.00 for eight Conductive Energy Weapons (TASER 7), Holsters, and qualification/duty cartridges** *(First Reading – September 1, 2020)*

Trustee Stifflear introduced the item and moved to **Approve the issuance of a purchase order to AXON Enterprise Inc. in the amount of \$24,384.00 for eight Conductive Energy Weapons (TASER 7), Holsters, and qualification/duty cartridges.** Trustee Banke seconded the motion.

AYES: Trustees Posthuma, Banke, Stifflear, Hughes, Haarlow and Byrnes

NAYS: None

ABSTAIN: None

ABSENT: None

Motion carried.

SECOND READINGS / NON-CONSENT AGENDA – ADOPTION

Zoning & Public Safety (Chair Stifflear)

- a) **Approve or deny the request for a Third Major Adjustment to the Site Plan to permit approval of an access drive between 300 and 336 E. Ogden Avenue for the Land Rover/Jaguar dealership; OR**
Refer the request to the Plan Commission for further hearing and review (*First Reading – September 1, 2020*)

This item was not addressed by the Board, but forwarded to a future agenda for consideration.

- b) **Approve a purchase order in an amount not to exceed \$60,000 with Cotsirilos, Tighe, Streicker, Poulos and Campbell, LT, Chicago Illinois for independent evaluation**
Trustee Stifflear introduced the item and asked for a motion to **Approve a purchase order in an amount not to exceed \$60,000 with Cotsirilos, Tighe, Streicker, Poulos and Campbell, LT, Chicago Illinois for independent evaluation.** Trustee Posthuma seconded the motion.

AYES: Trustees Posthuma, Banke, Stifflear, Hughes, Haarlow and Byrnes

NAYS: None

ABSTAIN: None

ABSENT: None

Motion carried.

- c) **Refer the application packet to the Plan Commission for a hearing and consideration of a map amendment and concurrent planned development concept plan by Ryan Companies, US Inc.; OR**
Move to deny the map amendment and concurrent planned development concept plan by Ryan Companies, US Inc.

Trustee Stifflear introduced the item and thanked President Cauley for his introductory remarks in Presidents Report, and elaborated on the process, stating that a new application restarts the process. This application applies to 32.5 acres of the total 60 acres of the IBLP property. He noted that a referral to another body could be made with only one read, but due to the complexity of the project, there had been two reads on the original proposal in January 2020. He clarified that a referral is not backing or support of the project; it is the next step in the process so that the specifics can be heard at a public hearing, and residents can opine. Specifically, this application includes a 1) map amendment to change 7.6 acres from an IB district to R-2. He explained that a 140,000' square foot building such as a school, satellite campus for a community college, veteran's hospital, or any type of government building could be built by right on this property. Further, the IB district provides the height of any building can be up to 40' feet. This application calls for 2) a text amendment to reduce the minimum number of required acres for a planned development in a residential district from 20 acres to 15 acres minimum, and 3) a planned development on the entire site. If this application were referred to the Plan Commission, a public hearing would likely be scheduled in October. Prior to the public hearing, notices would be sent by certified mail, and published in the local paper. Residents can opine and provide input on any aspect of project. The purpose of a planned

unit development concept plan is to illustrate the basic scope and character of the entire plan before detailed engineering and site plans are required. The Plan Commission will provide a recommendation to the Board regarding the concept plan. It would return to the Village Board for direction regarding the need in the community, use, density, height and setbacks. If the concept plan is approved a detailed plan is then provided, and goes back to the Plan Commission for another public hearing to discuss water management, building material, aesthetics, traffic, landscaping, and other similar issues. After a recommendation regarding the detail plan, the matter comes back to the Village Board a third time for possible final approval. He acknowledged the process is complex, and noted that the last planned development before the Board and Plan Commission was the project at 55th and County Line Road, and took close to 12 months to move through the process. This project will not be pushed through without many opportunities for resident input. It was confirmed that the existing IBLP building property is zoned IB, and the property east of Adams Street is zoned R-2.

Mr. Dave Erickson, representing Ryan Companies, addressed the Board, stating that over the past nine months, Ryan Companies has been listening and adjusting their plans. The original application filed in December 2019 was before the Village Board in January 2020 for feedback and referral; they adjusted the plans following that meeting. They resubmitted in March to present to the Plan Commission, and following feedback from the Plan Commission public hearings, they held an open house in early August. It was clear after the open house the right thing to do was to withdraw the application. They understood the concerns brought forward which included traffic problems and a genuine fear of what was being proposed on the east side of Adams. The new application was submitted in early September. The development area has changed, and the architecture has changed from Craftsman to a Georgian style with updated detailing and cornices especially along Ogden Avenue. The 31 villas at Cheval Road have been eliminated; the new application proposes 27 villas on the east side of Adams. There is no change to Cheval Drive. Traffic improvement is subject to IDOT approval, but they would widen the intersection of Adams and Ogden to include dedicated right and left turn lanes. They increased the setback from Ogden Avenue to 11' feet, and 15' feet on Adams. They decreased the height of the building along Ogden Avenue to two-stories, and have exceeded the code minimum for parking requirements. He also noted Ryan Companies is no longer making the request for a code change for the acreage requirements for a planned development. The proposed public benefit is to give 12 acres of existing open space east of Adams to the Village to use as passive park space, and to allow the Village to place gateway signage on Ryan property, if desired. There is no rezoning in Oak Brook north of the proposed senior living facility, and south of Cheval, but they will work with Oak Brook on engineering to provide a storm water benefit.

East of Adams is the proposed location for 27 senior living villas. These are one-story buildings with no basements. The existing berm with large trees will be kept as is to provide a sizeable buffer for sound and view. Regarding storm water in the area, when it rains the runoff goes to a creek. Code requires they provide storm water basins, vaults and piping into the creek. The Village of Hinsdale, Oak Brook and the County provide storm water management accountability and will need to approve these plans.

Mr. Erickson explained their belief that the market need for a facility of this nature is tremendous. With respect to the concerns related to COVID-19, skilled nursing has been most affected, but this facility provides independent, assisted and memory care. There have been positive net move-ins in their independent living communities across the country, with

limited COVID-19 effects. Assisted living and memory care residences have also maintained consistent occupancy. This will be the only facility of this type in the area that includes all three housing options. He believes the property will look better from Ogden, will bring new jobs to the area, and will generate property tax revenue for the Village and schools. Senior living will not impact the number of children in the schools, the parking exceeds code requirements, the traffic impact will not be at peak times, and senior living is a low traffic generator. The architecture will be consistent with Hinsdale, and the scale is appropriate for the location. The existing berms will be enhanced. He also referenced their partner, Life Care Services, as a quality provider. Mr. Erickson thanked the Board and requested a positive referral. He hopes the Board can see that Ryan Companies is listening, and that they respect the process.

Trustee Hughes asked if any land controlled by Ryan Companies is unaccounted for, and confirmed that the McNaughton property by Madison is not part of this project. He asked if there would be any issues for villa residents crossing Adams to access amenities on the west side. Mr. Erickson stated the plan is to have a town car pick up residents to come across safely.

President Cauley asked about visibility from Ogden Avenue. Mr. Erickson stated the single story villas on the east side of Adams are not visible because of the berm. They could do a site line analysis, but he believes most if not all is hidden. He believes that the proposed building on the west side is no taller than the existing building, but the three-story section at the back of the building might be taller.

Trustee Banke asked about the effect of the business in terms of COVID-19 and area first responders. Mr. Erickson said he would provide more information, based on statistics from other facilities. President Cauley asked about the cost to the Village of additional Fire Department calls.

Trustee Haarlow asked about the type of medical faculty on site. Mr. Erickson explained there are medical professionals on staff, but acknowledged an ambulance would likely be called from time to time. He added that unlike the Manor Care facility, where residents are frail, theirs is also an older community, but generally healthier. He explained there are policies in place for levels of care, but a doctor is not on staff 24/7. She asked about the entry price point. Mr. Erickson said there is no a membership fee. With their business model, the up-front fee is minimal, and the market will determine what the monthly rate may be at the time of opening, likely between \$4,000-\$7,000/per month.

Trustee Byrnes and Trustee Posthuma asked about the villas. Mr. Erickson explained these are not single-family homes, but part of the age-restricted senior living community. The square footage is between 1,500' and 2,000' square feet each. The elevations are included in the packet, but more details would be worked out as the project moves through the process. Discussion followed regarding the other areas east of Adams owned by IBLP, and President Cauley confirmed they could be developed as single-family homes, but cautioned it is still being marketed as a development property.

President Cauley suggested a bus for employees as a way to minimize traffic; Mr. Erickson said this has not been contemplated, because there is ample parking on site. He mentioned another concern from Fullersburg residents brought up at the August open house was that people who could not turn from Adams would use Madison instead. Mr. Erickson said this is a two mile further drive, and he does not believe that is likely, but they plan to install signage to manage this problem.

Trustee Stifflear pointed out that the list of modifications are included in the packet, but with respect to building coverage, floor area ratio (FAR) is .3% over, and lot coverage is below the 25% maximum.

Trustee Haarlow said the proposed public benefit is an improvement, with room for growth to make it a true benefit. She believes the courtyards are less a public benefit, but actually a resident benefit. The welcome signage is a nice idea but the location is not optimal, and might not be effective. The donation of the 12 acres indicates a clear appreciation of open space, but it needs to be usable, to be cleaned up and made into a space that is usable for residents of all ages.

President Cauley asked for public comment. There was none. He recommended a second reading on this item because of the importance of the issue. Mr. Erickson added it is their intention to hold another open house prior to the Plan Commission public hearings, and that they are doing their best to provide people with options to give their feedback, too.

Discussion followed regarding the timing of any possible future hearings.

The Board agreed to move this item forward for a second reading at their next meeting.

DISCUSSION ITEMS

a) Tollway update

Assistant Village Manager/Director of Public Safety Brad Bloom said there were no updates at this time.

b) Chamber of Commerce – request to extend Farmers Market

Mr. Bloom stated the Chamber of Commerce requests a two-week extension of the Farmers Market, and that Public Services has no objections. The Board agreed to the request.

c) 2020 Annual Street Maintenance program

President Cauley explained in his remarks earlier in the meeting that the \$500,000 street maintenance program is postponed until there is more clarity with respect to the financial situation of the Village. This does not impact the Master Infrastructure Plan (MIP), and Trustees Byrnes and Posthuma want Eighth Street and Chicago addressed next year as they are heavily trafficked and in bad condition. Ms. Gargano said this conversation would continue during budget preparation.

d) Title 14 Historic Preservation draft

Ms. Gargano introduced the item stating that at the August 9 meeting of the Village Board, staff was directed to continue to review historic preservation incentives in other communities. Mr. Nathan Parch did an evaluation and summary of the information he found in the form of a working draft. He has asked for more time to allow him to dialogue with selected communities about their historic preservation practices. She referenced issues such as the fact that Hinsdale does not charge a fee for Certificate of Appropriateness, and there is an extensive amount of work and public hearing expense related to demolitions, non-home rule authority limitations, expanding outside of Robbins, and identifying those historic homes to be included.

Mr. Parch addressed the Board stating the intent of his report is to investigate what types of preservation incentives are available for residential properties at the Federal, State and local levels, adding he has not found a lot at the Federal or State level. He wants to review the 12 communities included in his study in more depth, and speak with their staff. Those

communities are Downers Grove, Evanston, Glen Ellyn, Glencoe, Highland Park, Lake Forest, Naperville, Oak Park, River Forest, Riverside, Wilmette and Winnetka. A second component would be a table to compare those communities to what is being considered in Hinsdale.

President Cauley believes a Committee of the Whole (COW) meeting with the Historic Preservation Commission (HPC) to review this matter and hash out the details is the best way to proceed. Ms. Gargano said the research done to date is sufficiently comprehensive at this point to move to a COW. She would recommend bringing the ordinance introduced by President Cauley to the HPC to work through the ordinance. She acknowledged the HPC has finished their Title 14 work, and have asked the consultant that has been working with them to provide a summary of changes. These documents would have to be merged together for a public hearing. President Cauley wants to start with incentives and demolitions. The HPC has worked on a document about their procedures and how they will interact with the Board and what their powers will be. The Board has been dealing with the substantive issues of demolition and incentives. Trustee Hughes is concerned about adopting the draft piece meal. President Cauley explained there would be two COW reviews, one for the substantive matters and another for the procedural. Ms. Gargano added there are two components to Title 14, one is the demolition component, and the other is Title 14 as a procedural manual for applicants, and to define the roll of the HPC. Demos are a discreet item, and can be resolved before addressing procedural aspects. Trustee Hughes asked that the steps be laid out to eliminate confusion and avoid delay. President Cauley said he anticipates there would be two Committee of the Whole meetings over a couple of months.

Trustee Posthuma asked when the discussions about the financial impact would occur. President Cauley said as part of the COW discussion regarding demos. Board discussion followed regarding financial impacts and incentives. Trustee Hughes recommended providing numbers and scenarios prior to the meeting to illustrate what those numbers mean. Ms. Gargano said the Board would need to determine how wide a net to cast, and balancing the desire for historic preservation against the costs, as there could be serious revenue impacts. President Cauley said he wants a structured meeting that would include a list of incentives, and the corresponding financial impact, if any.

Ms. Gargano said staff would work with Trustees Stifflear and Hughes to develop a calendar in the next couple of months that will be provided in Manager's Notes.

DEPARTMENT AND STAFF REPORTS

- a) Community Development
- b) Fire

The report(s) listed above were provided to the Board. There were no additional questions regarding the content of the department and staff reports.

Ms. Gargano reported that on a call with area restaurant owners, they asked that they be able to continue the outdoor dining as long as possible. Staff agreed to work with them. She added there is overwhelming support that outdoor seating be available for next year even without COVID-19, as restaurants and residents have enjoyed the environment.

REPORTS FROM ADVISORY BOARDS AND COMMISSIONS

None.

CITIZENS' PETITIONS

None

TRUSTEE COMMENTS

None.

ADJOURNMENT

There being no further business before the Board, President Cauley asked for a motion to adjourn. Trustee Hughes moved to **adjourn the regularly scheduled meeting of the Hinsdale Village Board of Trustees of September 15, 2020**. Trustee Banke seconded the motion.

AYES: Trustees Posthuma, Banke, Stifflear, Hughes, Haarlow and Byrnes

NAYS: None

ABSTAIN: None

ABSENT: None

Motion carried.

Meeting adjourned at 9:31 p.m.

ATTEST: _____
Christine M. Bruton, Village Clerk

Public Services & Engineering

AGENDA SECTION: First Read – EPS
SUBJECT: 2020 Watermain Project Phase 1 Change Order 2
MEETING DATE: October 6, 2020
FROM: Dan Deeter, PE Village Engineer

Recommended Motion

Approve “A resolution approving the 2020 Watermain Project Phase 1 contract change order number 2 in the amount of \$184,031.85 to John Neri Construction Company, Inc.”

Background

Phase 1 of the watermain project consisted of replacing a 98-year old, 12-inch water main from the water plant on Symonds Drive to the intersection of Washington and Chicago Streets. It also included replacing the 12-inch watermain under the BNSF railroad tracks using a trenchless technology. These 12-inch watermains are the major distribution lines supplying potable water to the south and west portions of the Village. The circuitous route of the watermain was required due to the high density of public and private underground utilities in Phase 1.

On 08/11/20, the Board of Trustees approved change order 1 for an additional \$17,750. Change order 1 included +/- \$71,000 of additional costs for directional boring the watermain under the BNSF railroad right of way. This cost included the time and material for the directional boring crew and railroad flagger when the boring process was delayed by a higher than anticipated number of underground boulders.

Discussion & Recommendation

Both the open trenching and trenchless methods of watermain installation proved challenging during Phase 1 for several reasons. The contractor encountered numerous conflicts with abandoned building foundations, abandoned stream tunnels, and existing public and private utilities. These conflicts caused the contractor to alter the watermain route, increase the excavation, or alter the installation techniques (open trenching versus trenchless methods) at many points in the project. The Village also did not have accurate records of the decades-old infrastructure. While the designer used numerous techniques to identify the existing conditions (surveys, soil borings, and utility locates), the lack of precise knowledge impacted excavations at junction points with the water plant and some watermains on adjacent streets. During the watermain construction, the resident engineer updated staff weekly with the project status and costs. This information was then forwarded to the Board of Trustees.

Throughout the watermain construction portion of the project, the construction team monitored the variances between the actual line-item quantities used versus the planned quantities. For the most part, the sum of the variations generally cancelled each other out. However, during

the restoration of the public right of way – the street pavement, curb & gutter, parkway and sidewalk - the quantities of several items greatly exceeded the planned quantities. These areas are discussed below:

Issue	Cause	Estimate Cost Difference
Class D Patching (bituminous patch of a utility trench)	Variations in the watermain route to avoid underground obstacles caused increased pavement patching quantities. Additionally, granular soils encountered in the watermain route would collapse into the trench. This undercut the adjacent pavement requiring more pavement patching.	\$ 80,730.00
Concrete curb & gutter and sidewalk restoration	Variations in the watermain route consequent increased excavations caused more curb & gutter and sidewalk restoration than planned. Staff also replaced additional sidewalks that did not meet ADA standards or were identified as tripping/slipping hazards within the work zone as necessary.	\$ 59,361.85
Landscape restoration	Rerouted or widened trenches also required more landscape restoration than estimated in the original plans.	\$ 43,940.00

Per the Village change order procedure, when these quantities were verified by the resident engineer and reported to Staff, the Village Manager and Village President were notified. A summary of planned versus actual line item quantities is attached. Including change orders 1 and 2, the total variation to the project cost is estimated at \$201,781.85.

50 ILCS 525/5 requires that change orders amounting to 50% or more of a contractor's payments are not allowed and should be bid as a separate project. This change order will not increase the contractor payment amounts by more than 50%. This change order has been reviewed by the Village attorney. Therefore, staff recommends approval of the motion. As with all street improvements, final payouts will be dependent upon actual work done.

Budget Impact

There are sufficient capital improvement funds to support change order 2.

Village Board and/or Committee Action

N/A

Documents Attached

1. Resolution
2. HR Green Estimated Total Costs

RESOLUTION NO. _____

A RESOLUTION APPROVING THE
2020 WATERMAIN PROJECT PHASE 1
CONTRACT CHANGE ORDER NUMBER 2
IN THE AMOUNT OF \$184,031.85 TO
JOHN NERI CONSTRUCTION COMPANY, INC.

WHEREAS, the Village of Hinsdale (the "Village") and John Neri Construction Company, Inc. ("Neri") have entered into that certain Contract (the "Contract") providing for the construction of the 2020 Watermain Project Phase 1 in the amount of \$998,662; and

WHEREAS, on August 11, 2020, the President and Board of Trustees approved Change Order No. 1 to the Contract, in the amount of \$17,750 ("Change Order No. 1"); and

WHEREAS, Neri has now requested a second change order in the amount of \$184,031.85 ("Change Order No. 2"). The purpose and reasons for Change Order No. 2 are set forth in **Exhibit A** attached hereto and made a part hereof; and

WHEREAS, the President and Board of Trustees of the Village hereby find that the circumstances necessitating Change Order No. 2 were not reasonably foreseeable at the time the Contract was signed, Change Order No. 2 is germane to the original Contract as signed, and Change Order No. 2 is in the best interest of the Village of Hinsdale and authorized by law;

NOW, THEREFORE, BE IT RESOLVED by the President and Board of Trustees of the Village of Hinsdale, DuPage and Cook Counties and State of Illinois, as follows:

Section 1. Recital. The foregoing recitals are incorporated herein as findings of the President and Board of Trustees.

Section 2. Approval of Change Order No. 2. Change Order No. 2 in the amount of \$184,031.85 is hereby approved in the form set forth in **Exhibit A** attached hereto and made a part hereof.

Section 3. Final Determination. This Resolution shall constitute the written determination required by Section 33E-9 of the Article 33E of the Criminal Code of 1961, as amended and shall be retained in the Contract file as required by said Section.

Section 4. Execution of Change Order. The Village Manager is authorized to execute Change Order No. 2 on behalf of the Village.

Section 5. Effective Date. This resolution shall be in full force and effective from and after its passage and approval.

PASSED: this _____ day of _____ 2020,

AYES:

NAYS:

ABSENT:

APPROVED this _____ day of _____ 2020.

Village President

ATTEST:

Village Clerk

**Exhibit A
VILLAGE OF HINSDALE
CHANGE ORDER**

Project: 2020 Watermain Project Phase 1
Location: Various Streets
Contractor: John Neri Construction Company, Inc.

Change Order No. 2
Contract No. - N/A
Date: 10/06/20
Page 1 of 2

- I. A. Description of Changes Involved:
- 1 Class D Patching (bituminous patch of the utility trench)
 - 2 Concrete curb & gutter and sidewalk restoration
 - 3 Landscape restoration
- B. Reason for Change:
- 1 The volume of paving to restore the street surface over the water main trenches was more than forecasted for two reasons: Underground obstacles during trenching/pipe installation caused rerouting or expansion of trenches, which increased the amount of excavation/road destruction. Additionally, granular soils encountered in the watermain route would collapse into the trench. This undercut the adjacent pavement requiring more pavement patching.
 - 2 Underground obstacles during trenching/pipe installation caused rerouting of the watermain, which required more curb & gutter and sidewalks to be restored. Staff replaced additional sidewalks that did not meet ADA standards or were identified as tripping/slipping hazards within the work zone as necessary.
 - 3 Rerouted or widened trenches also required more landscape restoration than estimated on the original plans.
- C. Revision in Contract Price: Total Addition: \$ 184,031.85
- | | |
|------------|--------------|
| 1 Addition | \$ 80,730.00 |
| 2 Addition | \$ 59,361.85 |
| 3 Addition | \$ 43,940.00 |

Project: 2020 Watermain Project Phase 1
Location: Various Streets
Contractor: John Neri Construction Company, Inc.

Change Order No. 2
Contract No. - N/A
Date: 10/06/20
Page 2 of 2

II. Adjustments in Contract Price:

A.	Original Contract Price:	<u>998,662.00</u>
B.	Net (addition)(reduction) due to all previous Change Order No. <u>1</u>	<u>\$ 17,750.00</u>
C.	Contract Price, not including this Change Order	<u>\$ 1,016,412.00</u>
D.	(Addition)(Deduction) to Contract Price due to this Change Order	<u>\$ 184,031.85</u>
E.	Contract Price including this Change Order	<u><u>\$ 1,200,443.85</u></u>

Accepted:
Contractor: John Neri Construction Company, Inc.

By: _____
Signature of Authorized Representative

Date

Village of Hinsdale:

By: _____
Signature of Authorized Representative

Date



MEMO

To: Dan Deeter – Village of Hinsdale Engineer
From: Kevin Berry – HR Green
Subject: Chicago Ave Water Main Total Cost Estimate Summary
Date: 9/24/2020

Chicago Ave Water Main Phase 1 Cost Estimate Summary

The Village of Hinsdale – Chicago Ave Water Main Phase 1 Project is nearing completion. This project consisted of the installation of a 12-inch water main and abandonment of the existing water main from the intersection of Chicago Ave / Washington St to the intersection of Symonds Dr / Park St. This was a fairly complex water main project located near the Village water plant and extended into Hinsdale's business district. The improvements included (2) directional borings across 3 sets of railroad tracks and across Garfield St. along with strategic water main sequencing operations.

This project was awarded in the amount of \$998,662.00. The estimated total project cost is \$1,200,443.85 as shown on the attached cost summary spreadsheet.

A brief explanation of the project overages is covered below:

1. CLASS D PATCHES, 10" – (See the attached patching exhibit) HMA Patching had a significant increase in quantity due to numerous underground conflicts that were encountered during construction of the water main including old foundations, utility conflicts, and differing conditions of the existing water main. The total area of patching was increased from a original plan of 753 SY to 1,455 SY resulting in a price increase of \$80,730.
2. WATERMAIN OPERATIONS – The existing water main had differing conditions than the plans anticipated which required the need for additional water main valves, valve vaults, and additional water main capping and abandonment which created additional costs.
WATER MAIN INSTALLATION – The new water main encountered numerous underground conflicts requiring additional water main bends and fittings which created additional installation costs.
3. BORING – Boulders were encountered during the water boring operations which resulted in extended installation times. The extended installation times created additional costs for railroad flagging along with T&M bills for removal of the boulders.
4. CURB AND GUTTER – The new water main alignment was altered to avoid underground conflicts which required additional curb and gutter replacement.
5. LANDSCAPE RESTORATION – The new water main alignment was altered to avoid underground conflicts which required additional landscape restoration consisting of topsoil, seed, fertilizer, and erosion control blanket.

HINSDALE 2020 INFRASTRUCTURE IMPROVEMENTS - PHASE 1
VILLAGE OF HINSDALE, IL

ESTIMATED TOTAL COSTS
9/25/2020

Section No.: 19-000-98-00-RS

HR Green Project No: 190242.01

Contract Bid Construction Cost = \$998,662.0

	UNIT	Unit Price	Plan Quantity	Actual Quantity	Total
1	TREE TRUNK PROTECTION				
2	TREE ROOT PRUNING	\$200.00	1	6.0	\$1,200.00
3	TRENCH BACKFILL	\$50.00	10	0.0	\$0.00
4	REMOVAL AND DISPOSAL OF UNSUITABLE MATERIALS	\$45.00	570	570.0	\$25,650.00
5	TOPSOIL FURNISH AND PLACE, 4"	\$25.00	89	0.0	\$0.00
6	NITROGEN FERTILIZER NUTRIENT	\$8.00	310	2,027.0	\$16,216.00
7	PHOSPHORUS FERTILIZER NUTRIENT	\$10.00	5	0.0	\$0.00
8	POTASSIUM FERTILIZER NUTRIENT	\$10.00	5	0.0	\$0.00
9	MULCH, METHOD 3	\$20,000.00	0.07	0.0	\$0.00
10	SODDING (SPECIAL)	\$18.00	310	0.0	\$0.00
11	SUPPLEMENTAL WATERING	\$1.00	14	0.0	\$0.00
12	TEMPORARY EROSION CONTROL SEEDING	\$10.00	7	0.0	\$0.00
13	PERIMETER EROSION BARRIER	\$5.00	276	0.0	\$0.00
14	INLET FILTERS	\$150.00	18	15.0	\$2,250.00
15	AGGREGATE BASE COURSE, TYPE B (4")	\$5.50	920	1,455.0	\$8,002.50
16	PORTLAND CEMENT CONCRETE SIDEWALK 5 INCH	\$12.00	301	2,360.1	\$28,321.20
17	DETECTABLE WARNINGS	\$45.00	10	60.0	\$2,700.00
18	COMBINATION CURB AND GUTTER REMOVAL	\$10.00	108	609.8	\$6,096.00
19	SIDEWALK REMOVAL	\$4.00	301	2,360.1	\$9,440.40
20	CLASS C PATCHES, 10 INCH	\$120.00	133	78.0	\$9,360.00
21	CLASS D PATCHES, 10 INCH	\$115.00	753	1,455.0	\$167,325.00
22	WATER VALVES 8"	\$2,100.00	3	4.0	\$8,400.00
23	WATER VALVES 12"	\$3,600.00	7	8.0	\$28,800.00
24	FIRE HYDRANTS TO BE REMOVED	\$900.00	4	2.0	\$1,800.00
25	FIRE HYDRANT WITH AUXILIARY VALVE AND VALVE BOX	\$6,500.00	4	3.0	\$19,500.00
26	VALVE VAULTS, TYPE A, 4-DIAMETER, TYPE 1 FRAME, CLOSED LID	\$2,800.00	3	3.0	\$8,400.00
27	VALVE VAULTS, TYPE A, 5-DIAMETER, TYPE 1 FRAME, CLOSED LID	\$3,500.00	6	7.0	\$24,500.00
28	VALVE VAULTS, TYPE A, 6-DIAMETER, TYPE 1 FRAME, CLOSED LID	4,800.00	3	4.0	\$19,200.00
29	VALVE VAULTS TO BE REMOVED	\$500.00	12	11.0	\$5,500.00
30	VALVE BOX	\$350.00	2	3.0	\$1,050.00
31	COMBINATION CONCRETE CURB AND GUTTER, TYPE B-6.12	\$40.00	106	609.6	\$24,384.00
32	MOBILIZATION	\$27,500.00	1	1.0	\$27,500.00
33	NON-SPECIAL WASTE DISPOSAL	\$90.00	570	0.0	\$0.00
34	SOIL DISPOSAL ANALYSIS	\$2,500.00	1	0.0	\$0.00
35	REGULATED SUBSTANCES PRE-CONSTRUCTION PLAN	\$3,500.00	1	0.0	\$0.00
36	ON-SITE MONITORING OF REGULATED SUBSTANCES	\$900.00	10	0.0	\$0.00
37	REGULATED SUBSTANCES FINAL CONSTRUCTION REPORT	\$3,000.00	1	0.0	\$0.00
38	WATER MAIN TO BE ABANDONED, 8"	\$1,200.00	1	5.0	\$6,000.00
39	WATER MAIN TO BE ABANDONED, 12"	\$1,500.00	4	8.0	\$12,000.00
40	PRESSURE CONNECTION 8"	\$4,800.00	1	1.0	\$4,800.00
41	PRESSURE CONNECTION 12"	\$7,500.00	3	3.0	\$22,500.00
42	WATER MAIN 8" (DIRECT CONNECTION)	\$1,200.00	3	4.0	\$4,800.00
43	WATER MAIN 12" (DIRECT CONNECTION)	\$1,800.00	2	2.0	\$3,600.00
44	PVC WATER MAIN 6"	\$95.00	57	48.0	\$4,560.00
45	PVC WATER MAIN 8"	\$120.00	124	53.0	\$6,360.00
46	PVC WATER MAIN 12"	\$145.00	1,431	1,870.0	\$271,150.00
47	WATER SERVICE RECONNECTION	\$2,800.00	7	5.0	\$14,000.00
48	DOMESTIC WATER SERVICE BOXES (CURB STOP)	\$150.00	6	3.0	\$450.00
49	WATER SERVICE LINE, 1 1/2"	\$40.00	81	71.0	\$2,840.00
50	WATER SERVICE LINE, 2"	\$50.00	25	6.0	\$300.00

Section No.: 19-000-98-00-RS

HR Green Project No: 190242.01

Contract Bid Construction Cost = \$998,662.0

	UNIT	Unit Price	Plan Quantity	Actual Quantity	Total
51	FOOT	\$150.00	32	40.0	\$6,000.00
52	FOOT	\$95.00	115	39.0	\$3,705.00
53	EACH	\$750.00	3	3.0	\$2,250.00
54	FOOT	\$12.00	191	0.0	\$0.00
55	L SUM	\$18,500.00	1	1.0	\$18,500.00
56	L SUM	\$6,000.00	1	1.0	\$6,000.00
57	FOOT	\$1,200.00	20	52.0	\$62,400.00
58	L SUM	\$4,500.00	1	1.0	\$4,500.00
59	EACH	\$6,500.00	1	1.0	\$6,500.00
60	EACH	\$8,800.00	1	1.0	\$8,800.00
61	EACH	\$21,800.00	1	1.0	\$21,800.00
62	FOOT	\$175.00	479	0.0	\$0.00
63	FOOT	\$600.00	231	221.0	\$132,600.00
64	L SUM	\$2,500.00	1	1.0	\$2,500.00
			Total Costs		\$1,074,510.10

Change Orders

F1	FA#1 - BORING OBSTRUCTIONS T&M	EACH	\$32,694.62	1	1.0	\$32,694.62
F2	FA#2 - OVERSIZED BORING PIT	EACH	\$3,982.54	1	1.0	\$3,982.54
F3	FA#3 - FOUNDATION REMOVAL @ SYMONDS/PARK	EACH	\$1,365.31	1	1.0	\$1,365.31
F4	FA#4 - MODIFY 4" WATER SERVICE TO POLICE DEPARTMENT	EACH	\$3,903.28	1	1.0	\$3,903.28
A1	AUP #1 - STR Larger Frame for 18" Valve	EACH	\$1,600.00	1	1.0	\$1,600.00
A2	AUP #2 - Replace RCP Lateral with PVC (4 FT)	FOOT	\$75.00	4	4.0	\$300.00
A3	AUP #3 - 12" Nylon Gaskets (For DIP)	EACH	\$150.00	1	1.0	\$150.00
A3A	AUP #3A - 12" M.J. Nitrile Gasket (For D.I. Fitting)	EACH	\$100.00	19	19.0	\$1,900.00
A3B	AUP #3B - 8" M.J. Nitrile Gasket (For D.I. Fitting)	EACH	\$60.00	15	17.0	\$1,020.00
A4	AUP #4 - 12" D.I.P. C1. 52 W/Poly Wrap	FOOT	\$175.00	100	100.0	\$17,500.00
A4A	AUP #4A - 8" D.I.P. C1. 52 W/Poly Wrap	FOOT	\$148.00	44	80.5	\$11,914.00
A5	AUP #5 - Water Main To Be Abandoned 18 inch	EACH	\$2,400.00	1	1.0	\$2,400.00
A6	AUP #6 - FERTILIZER CL 1A SEED & BLANKET	SY	\$12.00	2,000	2,517.0	\$30,204.00
A7	AUP #7 - 12" DIP 45-DEGREE BEND W/ ACCESSORIES	EACH	\$850.00	19	19.0	\$16,150.00
A8	AUP #8 - 8" DIP 45-DEGREE BEND WITH ACCESSORIES	EACH	\$425.00	2	2.0	\$850.00
A9	AUP #9 - HMA BINDER COURSE	TON	\$240.00	300	0	\$0.00
A10	AUP #10 - HMA SURFACE COURSE	TON	\$267.50	150	0	\$0.00
A11	AUP #11 - HMA SURFACE REMOVAL 2"	SY	\$4.00	500	0	\$0.00
A12	AUP #12 - HMA SURFACE COURSE 2" MACHINE METHOD	SY	\$45.50	500	0	\$0.00
				Total Costs		\$125,933.75

ORIGINAL CONTRACT VALUE
HINSDALE CHANGE ORDER #1
HINSDALE CHANGE ORDER #2
AMENDED CONTRACT VALUE

Grand Total	\$1,200,443.85
TOTAL	\$998,662.00
TOTAL	\$17,750.00
TOTAL	\$184,031.85
TOTAL	\$1,200,443.85

Community Development

AGENDA SECTION: First Reading – ZPS

SUBJECT: Exterior Appearance for various façade improvements to the existing commercial building for Nabuki restaurant to expand at 16 E. 1st St.
Nabuki Restaurant - B-2 Central Business District - Case A-23-2020

MEETING DATE: October 6, 2020

FROM: Chan Yu, Village Planner

Recommended Motion

Approve an Ordinance approving an Exterior Appearance Plan for Façade Improvements - 16 E. First Street.

Background

The Village of Hinsdale has received an Exterior Appearance application from Barker/Nestor, Inc., architect on behalf of Peter Burdi, owner of the Nabuki restaurant, requesting approval to redevelop the storefront of an existing 1-story building at 16 E. 1st Street in the B-2 Central Business District and downtown historic district. The proposed scope of work includes: replacing the existing entry with an aluminum storefront system, infill masonry knee wall and painting the masonry to match Nabuki next door. Per the applicant, the new storefront and knee wall would match the existing design, proportions and detailing.

The purpose of the façade redevelopment is for the existing Nabuki restaurant to expand into the space at 16 E. 1st Street (former retail store). To this end, the restaurant would occupy, by tenant space, 16 to 22 E. 1st Street. The stone sill would be painted white and a black awning would be installed for continuity with the façade next door. The proposed work would not enlarge the existing building envelope.

Discussion & Recommendation

At the September 9, 2020, Plan Commission meeting, the PC unanimously recommended approval for the proposed exterior appearance improvements, 6-0, and 2 absent, with the condition that the brick above the awning not be painted and the recommendation that the Village Board receive feedback from the Historic Preservation Commission (HPC). Per the condition, the applicant has revised the request with no paint on the brick above the awning.

Staff solicited individual feedback from the members of the HPC on the application and received responses from 4 of the 6 commissioners. Three of the HPC commissioners are opposed to the request, citing that the proposed façade will not be compatible with the historic district and would ruin the symmetry of the building. However, one HPC commissioner supported the updated request, which excludes painting above the awning and no changes to the original decorative stone.

Village Board and/or Committee Action

N/A

Documents Attached

Draft Ordinance

1. Exterior Appearance Application and Exhibits
2. Zoning Map and Project Location
3. Street View of 16 E. 1st Street

VILLAGE OF HINSDALE

ORDINANCE NO. _____

AN ORDINANCE APPROVING AN EXTERIOR APPEARANCE PLAN FOR FAÇADE IMPROVEMENTS – 16 E. First Street

WHEREAS, Barker/Nestor, Inc. has submitted an application (the “Application”) on behalf of Peter Burdi (the “Applicant”), owner of Nabuki Restaurant, seeking approval to redevelop the storefront of an existing one-story building at 16 E. First Street (the “Subject Property”) for the expansion of Nabuki Restaurant, currently located at 18 - 22 E. First Street. The Subject Property is legally described in Exhibit A attached hereto and made a part hereof; and

WHEREAS, the Subject Property is located in the Village’s B-2 Central Business District. The proposed scope of work includes: replacing the existing entry with an aluminum storefront system, infill masonry knee wall, painting the masonry and installing a tile quoin to match the existing Nabuki property next door. The stone sill would be painted white and a black awning would be installed for continuity with the Nabuki façade next door. The purpose of the façade redevelopment is for the existing Nabuki restaurant to expand into the former retail store space on the Subject Property. The proposed work would not enlarge the existing building envelope. The proposed modifications are depicted in the Exterior Appearance Plan attached hereto as Exhibit B and made a part hereof; and

WHEREAS, the Application has been referred to the Plan Commission of the Village and has been processed in accordance with the Hinsdale Zoning Code (“Zoning Code”), as amended; and

WHEREAS, on September 9, 2020, the Plan Commission of the Village of Hinsdale reviewed the Application at a public meeting pursuant to notice given in accordance with the Zoning Code; and

WHEREAS, the Plan Commission, after considering all of the testimony and evidence presented at the public meeting, recommended approval of the proposed Exterior Appearance Plan on a vote of six (6) “Ayes,” zero (0) “Nays,” and two (2) “Absent,” subject to the condition that the brick above the awning not be painted, and the recommendation that the Village Board receive feedback from the Historic Preservation Commission, all as set forth in the Plan Commission’s Findings and Recommendation in this case (“Findings and Recommendation”), a copy of which is attached hereto as Exhibit C and made a part hereof. Per the condition, the Applicant has revised the request with no paint on the brick above the awning and that revision is reflected in the Exterior Appearance Plan attached as Exhibit B and made a part hereof. The Plan Commission has filed its report of Findings and Recommendation regarding the approval sought in the Application with the President and Board of Trustees; and

WHEREAS, the President and Board of Trustees have duly considered the Findings and Recommendation of the Plan Commission, and all of the materials, facts and circumstances affecting the Application, and find that the Application satisfies the standards established in Section 11-606E of the Zoning Code governing exterior appearance review, subject to the conditions stated in this Ordinance.

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Hinsdale, DuPage and Cook Counties and State of Illinois, as follows:

SECTION 1: Recitals. The foregoing recitals are incorporated into this Ordinance by this reference as findings of the President and Board of Trustees.

SECTION 2: Adoption of Findings and Recommendation. The President and Board of Trustees of the Village of Hinsdale approve and adopt the findings and recommendation of the Plan Commission, a copy of which is attached hereto as **Exhibit C** and made a part hereof, and incorporate such findings and recommendation by reference as if fully set forth herein.

SECTION 3: Approval of Exterior Appearance Plan. The Board of Trustees, acting pursuant to the authority vested in it by the laws of the State of Illinois and Section 11-606 of the Hinsdale Zoning Code, approves the Exterior Appearance Plan attached to, and by this reference, incorporated into this Ordinance as **Exhibit B** (the "Approved Plans"), relative to the façade improvements, subject to the conditions set forth in Section 4 of this Ordinance.

SECTION 4: Conditions on Approvals. The approvals granted in Section 3 of this Ordinance are expressly subject to all of the following conditions:

- A. **Compliance with Plans.** All work on the exterior of the Subject Property shall be undertaken only in strict compliance with the Approved Plans attached as **Exhibit B**.
- B. **Compliance with Codes, Ordinances, and Regulations.** Except as specifically set forth in this Ordinance, the provisions of the Hinsdale Municipal Code and the Hinsdale Zoning Code shall apply and govern all development on, and improvement of, the Subject Property. All such development and improvement shall comply with all Village codes, ordinances, and regulations at all times.
- C. **Building Permits.** The Applicant shall submit all required building permit applications and other materials in a timely manner to the appropriate parties, which materials shall be prepared in compliance with all applicable Village codes and ordinances.
- D. **Painting Limitation.** The Applicant shall not paint any of the brick above the awning.

SECTION 4: Violation of Condition or Code. Any violation of any term or condition stated in this Ordinance, or of any applicable code, ordinance, or regulation of the Village, shall be grounds for rescission by the Board of Trustees of the approvals set forth in this Ordinance.

SECTION 5: Severability and Repeal of Inconsistent Ordinances. Each section, paragraph, clause and provision of this Ordinance is separable, and if any section, paragraph, clause or provision of this Ordinance shall be held unconstitutional or invalid for any reason, the unconstitutionality or invalidity of such section, paragraph, clause or provision shall not affect the remainder of this Ordinance, nor any part thereof, other than that part affected by such decision. All ordinances, resolutions or orders, or parts thereof, in conflict with the provisions of this Ordinance are to the extent of such conflict hereby repealed.

SECTION 6: Effective Date. This Ordinance shall be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

ADOPTED this _____ day of _____, 2020, pursuant to a roll call vote as follows:

AYES: _____

NAYS: _____

ABSENT: _____

APPROVED by me this _____ day of _____, 2020, and attested to by the Village Clerk this same day.

Thomas K. Cauley, Jr., Village President

ATTEST:

Christine M. Bruton, Village Clerk

ACKNOWLEDGEMENT AND AGREEMENT BY THE APPLICANT TO THE
CONDITIONS OF THIS ORDINANCE:

By: _____

Its: _____

Date: _____, 2020

EXHIBIT A

LEGAL DESCRIPTION OF THE SUBJECT PROPERTY

LOT 7 (EXCEPT THAT PART THEREOF CONVEYED BY DEED RECORDED AS DOCUMENT 351695, WHICH CONVEYS BY METES AND BOUNDS THAT PART OF LOT 7, AFORESAID, AND OTHER PROPERTY LYING WEST OF A LINE DRAWN FROM A POINT ON THE SOUTH LINE OF FIRST STREET, DISTANT 172.98 FEET, MORE OR LESS, FROM THE EAST LINE OF WASHINGTON STREET TO A POINT ON THE NORTH LINE OF LOT 9 IN THE RESUBDIVISION HEREINAFTER DESCRIBED, DISTANT 173.49 FEET, MORE OR LESS, FROM THE EAST LINE OF WASHINGTON STREET, SAID DESCRIBED LINE BEING THE CENTER OF THE WALL DIVIDING THE TWO STORE BUILDINGS SITED ON PART OF LOT 6 AND ALL OF LOT 7 IN THE RESUBDIVISION HEREINAFTER DESCRIBED) IN HINSDALE STATE BANK RESUBDIVISION OF LOT 2 AND THE NORTH 12 FEET OF LOT 3 IN BLOCK 5 IN THE ORIGINAL TOWN OF HINSDALE, IN THE NORTHWEST $\frac{1}{4}$ OF SECTION 12, TOWNSHIP 38 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID RESUBDIVISION RECORDED NOVEMBER 10, 1909 AS DOCUMENT 98783, IN DUPAGE COUNTY, ILLINOIS.

Commonly known as: 16 E. First Street, Hinsdale, IL 60521
PIN: 09-12-130-005

EXHIBIT B

**APPROVED EXTERIOR APPEARANCE PLAN
(ATTACHED)**

EXHIBIT C

**FINDINGS AND RECOMMENDATION
(ATTACHED)**

HINSDALE PLAN COMMISSION

Application: Case A-23-2020 – Applicant: Barker/Nestor, Inc., architect for Peter Burdi, owner of Nabuki Restaurant

Request: Exterior Appearance/ Site Plan – 16 E. 1st Street in the B-2 Central Business District

DATE OF PLAN COMMISSION (PC) REVIEW: September 9, 2020

DATE OF BOARD OF TRUSTEES 1ST READING: October 6, 2020

FINDINGS AND RECOMMENDATION

I. FINDINGS

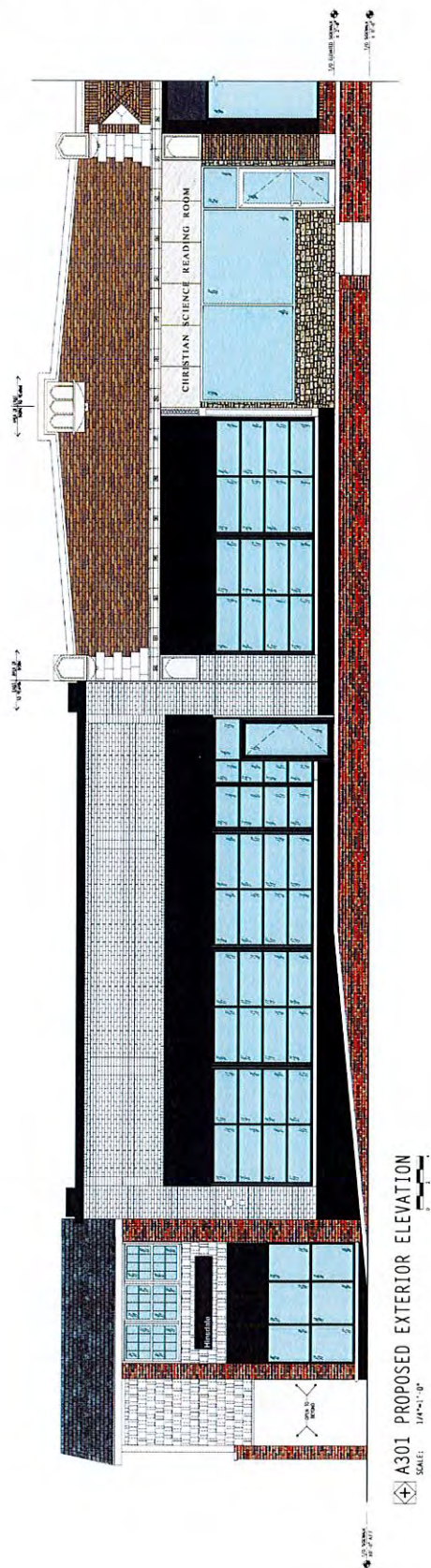
1. The PC heard testimony from the applicant, Ryan Nestor and Joel Yanong, architects for Peter Burdi. They reviewed that Nabuki restaurant is expanding for the second time since it's established and looking to expand into the 16 E. 1st Street space. The goal of the exterior appearance plan is to extend the identity of Nabuki to the neighboring building and is driven by the extension of the interior. The high top bar is a high demand seating area and this plan would allow the area to be extended. Ryan Nestor stated that the existing recessed doorway will not serve a purpose anymore and would recycle the brick for the new knee wall to ensure the same texture of the existing building. (11-606(E))
2. The subject property is located in the Downtown Historic District, and a Commissioner Crnovich cited the Title 14 Historic Preservation code, hoping that the Historic Preservation Commission (HPC) would be able to review and give their recommendation on the request. Commissioner Crnovich expressed that this is not the right way moving forward without HPC input. (11-606(D) and Title 14-5-1(B))
3. Commissioner Crnovich is opposed to the white paint color and recommends using only the black awning, and referenced that the restaurant left the original brick exposed when Nabuki expanded to the east in 2016. ((11-605(E)(2))
4. The applicant stated that the aforementioned 2016 expansion was a failure due to being disconnected with the main restaurant area, and to this end, will be converted into a carryout area for Nabuki. The 2016 expansion is also challenging due to the very narrow floorplan configuration. ((11-605(E)(1)(d))
5. Commissioner Jablonski believes the request is an attractive one and a great addition to the downtown. Commissioners Krillenberger and Fiascone agreed. ((11-605(E)(2))
6. Commissioner Fisher believes the windows look good and the bottom of the plan looks fine, but splitting the building in half with the white paint looks odd. Commissioner Fisher asked if there were other ideas if they did not paint the top of the building white. The applicant replied there were no other ideas considered, and it was either paint or not to paint. ((11-605(E)(2))
7. Chairman Cashman does not support painting the brick above the awning because it would create an unbalanced appearance to the building and pointed out that this is a contributing building to the historic downtown district. ((11-605(E)(2))
8. There were no public comments at the Plan Commission public meeting on September 9, 2020. (11-604(E))

II. RECOMMENDATIONS

Following a motion to recommend approval of the proposed exterior appearance, with the condition that the applicant not paint above the awning, and the recommendation that the Village Board receive feedback from the Historic Preservation Commission, the Village of Hinsdale Plan Commission, on a vote of six (6) "Ayes," and two (2) "Absent," recommends that the President and Board of Trustees approve the application as stated.

THE HINSDALE PLAN COMMISSION By: _____, Chairman

Dated this day of _____, 2020.



PROPOSED EXTERIOR RENOVATIONS FOR: NABUKI 26 E. 25 TH STREET MINNEAPOLIS, MN 55401		PREPARED FOR: NABU, LLC 18-25 E. 25 TH STREET MINNEAPOLIS, MN 55401	
PROJECT NUMBER: EA 3		SHEET NUMBER: 1	
PROFESSIONAL SEAL: ARCHITECT MINNEAPOLIS, MN 10-25 E. 25 TH STREET MINNEAPOLIS, MN 55401		PREPARED BY: + b a r k e r / n e s t o r ARCHITECTURE + DESIGN 18-25 E. 25 TH STREET MINNEAPOLIS, MN 55401	
DATE: 10/20/2020 DRAWN BY: J. B. BARKER CHECKED BY: J. B. BARKER		DATE: 10/20/2020 DRAWN BY: J. B. BARKER CHECKED BY: J. B. BARKER	



PLAN COMMISSION APPLICATION

Applicant

Name: Joel Yanong
Address: 1101 S. Robert Dr.
City/Zip: Mount Prospect, IL 60056
Phone/Fax: (847) 848 1343 /
E-Mail: 312 907-9448

Name: Peter Burdi
Address: 18-20 E 1st St.
City/Zip: Hinsdale, 60521
Phone/Fax: (312) 907-9448 /
E-Mail:

Name: Kevin J. Barker
Title: Architect
Address: 600 W Cermak Rd, #3C
City/Zip: Chicago/60616
Phone/Fax: (847) 763-1692 / 763-1697
E-Mail: jyanong@barkernestor.com

Name: Edward & Nancy McKeague
Title: Building Owner
Address: 42 S Bodin St.
City/Zip: Hinsdale, 60521.
Phone/Fax: (____) _____ / _____
E-Mail: _____

- 1) _____
- 2) _____
- 3) _____

II. SITE INFORMATION

Address of subject property: 16 E 1st Street

Property identification number (P.I.N. or tax number): 09 - 12 - 130 - 005

Brief description of proposed project: Exterior renovation of existing F-Mercantile tenant space to A-2 Assembly space, including replacement of exterior storefront, infill masonry knee wall, painting of existing masonry facade and installation of tile quoin to match existing adjacent quoin.

General description or characteristics of the site: Existing Type III-B masonry building with F-Mercantile tenant, with main entry via existing raised brick sidewalk from the North, and existing service entry via existing alley to the South - no proposed changes.

Existing zoning and land use: B-2

Surrounding zoning and existing land

uses: North: B-2 Central Business District

South: IB Institutional Buildings District

East: B-2 Central Business District

West: B-2 Central Business District

Proposed zoning and land use: B-2 (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

☐ 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: _____

☐ Planned Development 11-603E

☐ Development in the B-2 Central Business District Questionnaire

TABLE OF COMPLIANCE

Address of subject property: 16 E 1st Street

The following table is based on the B-2 Zoning District.

You may write "N/A" if the application does NOT affect the building/subject property.	Minimum Code Requirements	Existing Development	Proposed Development
Lot Area (SF)	2,500	1,339 (exist.)	1,339 (no change)
Lot Depth	125' min.	64.30' (exist.)	64.30' (no change)
Lot Width	20' min.	20.83'	20.83' (no change)
Building Height	30' max.	15'	15' (no change)
Number of Stories	2 max.	1	1 (no change)
Front Yard Setback	0	0	0 (no change)
Corner Side Yard Setback	0	0	0 (no change)
Interior Side Yard Setback	0	0	0 (no change)
Rear Yard Setback	20'	14' (exist.)	14' (no change)
Maximum Floor Area Ratio (F.A.R.)*	2.5	1,004 s.f. / 0.75	0.75 (no change)
Maximum Total Building Coverage*	80%	1,004 s.f. / 75%	75% (no change)
Maximum Total Lot Coverage*	100%	1,004 s.f. / 75%	75% (no change)
Parking Requirements	n/a	Exist. street parking	Exist. street parking
Parking front yard setback	n/a		
Parking corner side yard setback	n/a		
Parking interior side yard setback	n/a		
Parking rear yard setback	n/a		
Loading Requirements			
Accessory Structure Information	n/a		

* 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: _____

All bulk, space, yard and parking conditions are existing with no proposed changes.

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 kind 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 7 day of Aug, 2020, I/We have read the above certification, understand it, and agree to abide by its conditions.

Signature of applicant or authorized agent

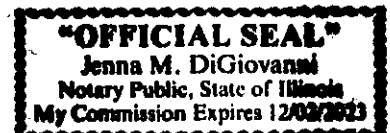
Peter Burdi
Name of applicant or authorized agent

Signature of applicant or authorized agent

Joel Yanong
Name of applicant or authorized agent

SUBSCRIBED AND SWORN
to before me this 7 day of
August, 2020.

Jenna M. DiGiovanni
Notary Public





**COMMUNITY DEVELOPMENT
DEPARTMENT
EXTERIOR APPEARANCE AND
SITE PLAN REVIEW CRITERIA**

Address of proposed request: 16 E 1st Street

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.**

FEES for Exterior Appearance/Site Plan Review:

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.

n/a

2. *Materials.* The quality of materials and their relationship to those in existing adjacent structures.

New storefront, kneewall and quoining construction will match existing adjacent tenant finishes in design specification and detailing.

3. *General design.* The quality of the design in general and its relationship to the overall character of neighborhood.

New storefront, kneewall and quoining construction will match existing adjacent tenant finishes in design specification and detailing.

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.

n/a

5. *Height.* The height of the proposed buildings and structures shall be visually compatible with adjacent buildings.

n/a

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.

n/a

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.

New storefront and kneewall construction will match existing adjacent tenant proportions, design and detailing.

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.

The relationship of solids to voids in the storefront and kneewall design will match existing adjacent tenant proportions and rhythm.

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.

n/a

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.

n/a

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.

New storefront, kneewall and quoining construction will match existing adjacent tenant finishes in materials and texture.

12. *Roof shapes.* The roof shape of a building shall be visually compatible with the buildings to which it is visually related.

n/a

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.

n/a

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.

New storefront and kneewall construction will match windows of existing adjacent tenant facade in design and proportion.

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.

New storefront and kneewall construction will match directional expression of existing adjacent tenant.

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.

New storefront, kneewall and quoining construction will match existing adjacent tenant finishes in design specification and detailing.

REVIEW CRITERIA – Site Plan Review

Below are the criteria that will be used by the Plan Commission and Board of Trustees in determining if the application does not meet the requirements for Site Plan Approval. Briefly describe how this application will not 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.

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.

n/a

11. The proposed site plan does not provide for required public uses designated on the Official Map.

n/a

12. The proposed site plan otherwise adversely affects the public health, safety, or general welfare.

n/a

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.

n/a

2. The proposed site plan interferes with easements and rights-of-way.

n/a

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.

n/a

4. The proposed site plan is unreasonably injurious or detrimental to the use and enjoyment of surrounding property.

n/a

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.

n/a

6. The screening of the site does not provide adequate shielding from or for nearby uses.

n/a

7. The proposed structures or landscaping are unreasonably lacking amenity in relation to, or are incompatible with, nearby structures and uses.

n/a

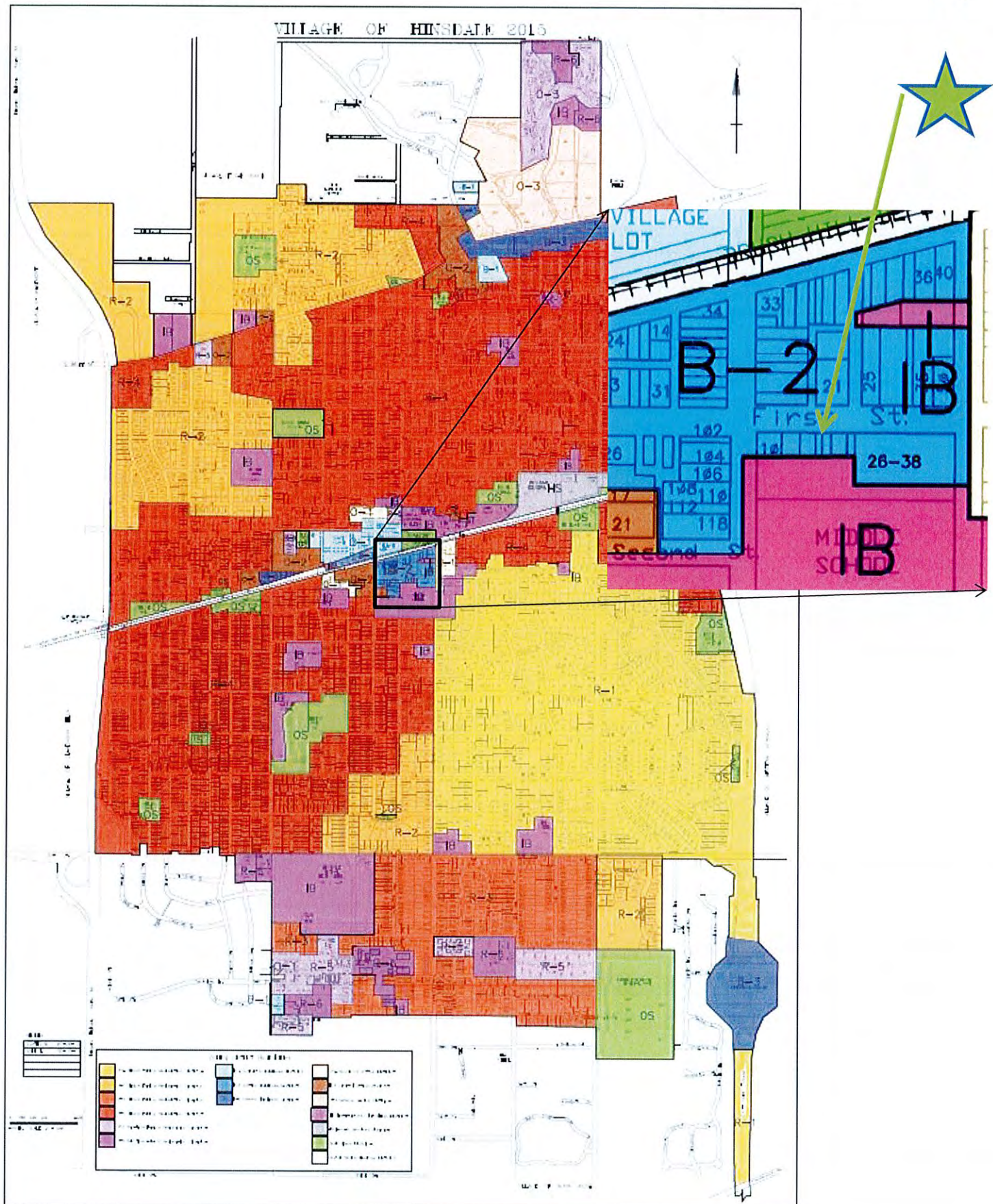
8. In the case of site plans submitted in connection with an application for a special use permit, the proposed site plan makes inadequate provision for the creation or preservation of open space or for its continued maintenance.

n/a

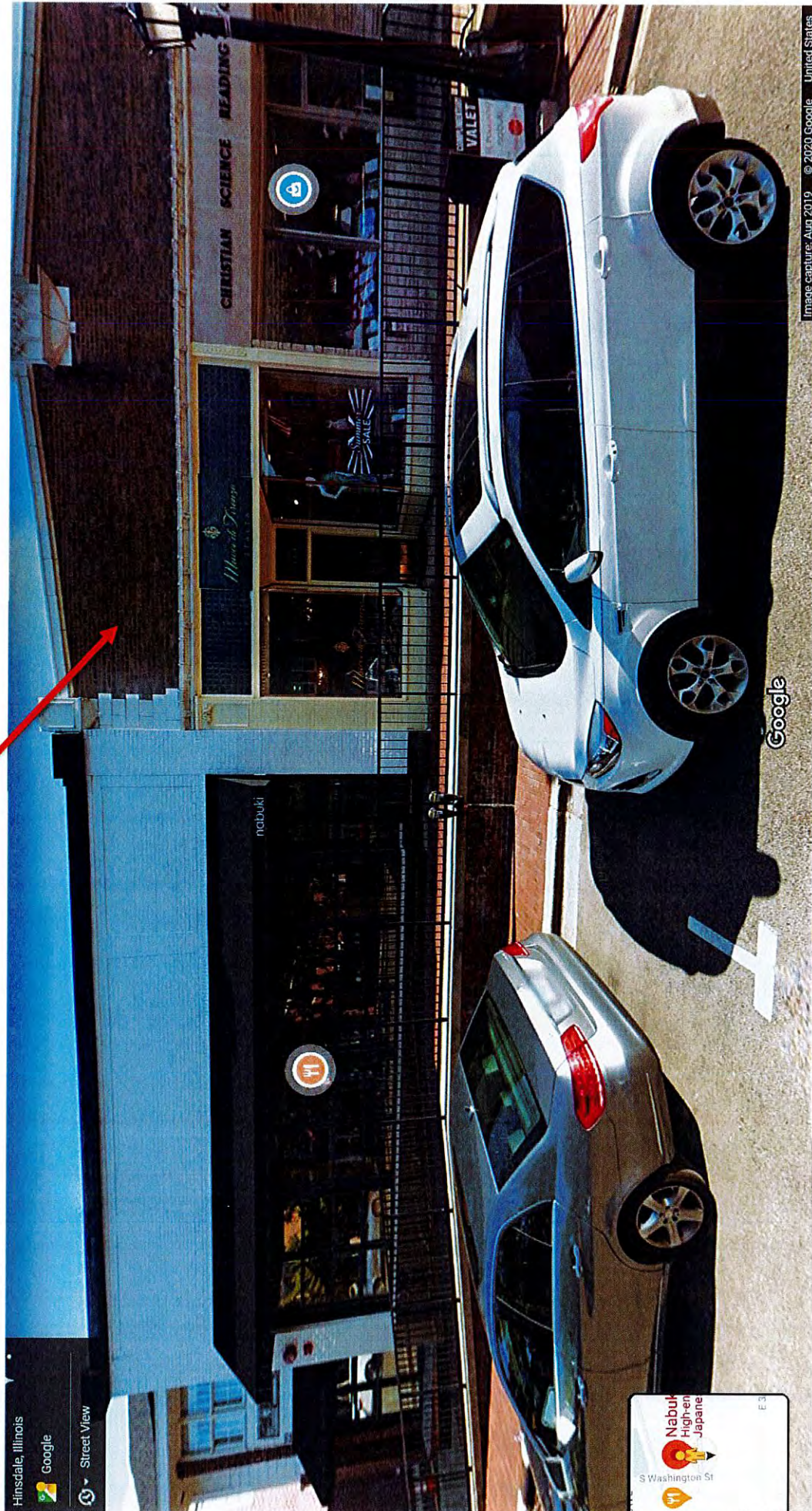
9. The proposed site plan creates unreasonable drainage or erosion problems or fails to fully and satisfactorily integrate the site into the overall existing and planned ordinance system serving the community.

n/a

Attachment 2: Village of Hinsdale Zoning Map and Project Location



Attachment 3: Street View of 16 E. 1st Street



Community Development

AGENDA SECTION: First Reading – ZPS

SUBJECT: Tentative Plat of Subdivision to subdivide (1) Residential Lot into (2) Code Compliant Residential Lots at 820 N. County Line Road
R-4 Single Family Residential District - Case A-07-2020

MEETING DATE: October 6, 2020

FROM: Chan Yu, Village Planner

Recommended Motion

Approve an Ordinance approving a Tentative Plat of Subdivision - 820 N. County Line Road.

Background

The Village of Hinsdale has received a request from John Stock III, attorney on behalf of the property owner, to subdivide a single 17,680.53 SF residential through lot into two (2) code compliant R-4 single family residential lots. The subject property is located at 820 N. County Line Road and has an existing one story brick and frame residence. Per the applicant, the house would remain and the new subdivided lot would remain vacant until sold.

The proposed subdivision would create 2 near equally sized lots, 8,842.53 SF for 820 N. County Line Road and 8,842.02 SF for the new vacant lot (exact address yet to be assigned). Per Section 3-110(I)(2), a through lot meeting this section is capable of being subdivided into 2 lots containing not less than 8,750 SF in the R-4 residential district (Attachment 6). The subject property is surrounded by the R-4 Single Family Residential District to the north, east, south and west.

Per Title 11-7-7 of the municipal code, the applicant may request, and the Plan Commission (PC) may, at its discretion, waive the below requirements for a tentative plat which it deems unnecessary or not pertinent to a particular subdivision. To this end, the PC approved the applicant's below highlighted requested letters to waive: D, E, F, J, K, and L, for the proposed Zoning Code compliant residential subdivision in an established residential district:

- A. Title of proposed subdivision.
- B. Exact boundaries of property to be subdivided.
- C. Existing buildings, structures and improvements on the property together with and within fifty feet (50') thereof and a statement as to the proposed use or disposition thereof.
- D.** Watercourses on or adjacent to the property.
- E.** Contour lines or two foot (2') intervals.
- F.** The name, width and location of existing roads or streets on, abutting or intersecting the property.

- G. The name, width and location of new roads, streets or alleys proposed to be dedicated for public use and the width and location of utility easements existing or proposed for public use. Also, private streets and easements must be shown.
- H. The layout and dimensions of lots and blocks on the property.
- I. Proposed setback lines in accordance with applicable zoning laws.
- J. Name of owner or sponsor of the subdivision.
- K. Location, size and description of existing water and sewer facilities, sidewalks, curbs and pavements on or immediately adjacent to the property.
- L. Location and area of lands, other than public streets or alleys, proposed to be set aside for public use such as park areas and school sites. (2-3-76)
- M. Location of special management areas and riparian areas.
- N. Such other information or features that the Plan Commission may request. (3-17-92)

Community development and engineering staff have reviewed the application and has no concerns for the proposed tentative plat of subdivision request. Subsequent to an approved tentative plat request, a final plat of subdivision would be reviewed by the PC and Village Board, and shall be in strict accordance with the approved tentative plat and meet the requirements of Title 11-1-10 and 11-1-11.

Discussion & Recommendation

At the September 9, 2020, Plan Commission meeting, the PC unanimously recommended approval for the proposed tentative plat of subdivision request to subdivide (1) residential lot into (2) code compliant residential lots at 820 N. County Line Road in the R-4 single family residential district, 6-0, and 2 absent. There were no public comments at the PC meeting by neighbors regarding the request.

Village Board and/or Committee Action

N/A

Documents Attached

Draft Ordinance

1. Exterior Appearance and Site Plan Application and Exhibits
2. Zoning Map and Project Location
3. Aerial View of 820 N. County Line Road
4. Birds Eye View of 820 N. County Line Road
5. Zoning Code Section 3-110(I)(2)

VILLAGE OF HINSDALE

ORDINANCE NO. _____

**AN ORDINANCE APPROVING A TENTATIVE PLAT OF SUBDIVISION
(820 N. County Line Road)**

WHEREAS, John Stock III, attorney on behalf of State Bank of Countryside Trust 06-2865 (the "Applicant"), property owner of 820 N. County Line Road, Hinsdale, Illinois (the "Property"), filed an application seeking approval for a tentative plat of subdivision of the Property in a manner that will allow development of a second residence on the Property, as shown on the Tentative Plat of Subdivision entitled "820 N. County Line Road Subdivision" attached hereto and made a part hereof as **Exhibit A** ("Plat of Subdivision"). The Property is a through lot located in the R-4 Single Family Zoning District; and

WHEREAS, the Village of Hinsdale Plan Commission, at its September 9, 2020 meeting, considered all of the matters related to the Tentative Plat of Subdivision, and has recommended approval by the Board of Trustees on a unanimous vote of six (6) in favor and zero (0) opposed, with two (2) absent. The Plan Commission waived, subject to its discretion and at the request of the Applicant, the following requirements in Section 11-1-7 (Tentative Plats) of the Village Code: D, E, F, J, K and L; and

WHEREAS, the President and Board of Trustees of the Village of Hinsdale, having reviewed the Tentative Plat of Subdivision for the Property and having found it to be in conformity with the subdivision and other ordinances of the Village, find that approval of the Tentative Plat of Subdivision, with the requested waivers, will be in the best interests of the Village of Hinsdale.

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Hinsdale, DuPage and Cook Counties and State of Illinois, as follows:

SECTION 1: Recitals. The foregoing recitals are incorporated into this Ordinance by this reference as findings of the President and Board of Trustees.

SECTION 2: Tentative Plat of Subdivision Approval. The Board of Trustees, acting pursuant to the authority vested in it by the laws of the State of Illinois and Section 11-1-8 of the Village Code of the Village of Hinsdale, approves and accepts the attached Tentative Plat of Subdivision, incorporated into this Ordinance as **Exhibit A**.

SECTION 3: Severability and Repeal of Inconsistent Ordinances. Each section, paragraph, clause and provision of this Ordinance is separable, and if any section, paragraph, clause or provision of this Ordinance shall be held unconstitutional or invalid for any reason, the unconstitutionality or invalidity of such section, paragraph, clause or provision shall not affect the remainder of this Ordinance, nor any part thereof, other than that part affected by such decision. All ordinances, resolutions or orders, or parts

thereof, in conflict with the provisions of this Ordinance are to the extent of such conflict hereby repealed.

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

ADOPTED this _____ day of _____, 2020, pursuant to a roll call vote as follows:

AYES: _____

NAYS: _____

ABSENT: _____

APPROVED by me this _____ day of _____, 2020, and attested to by the Village Clerk this same day.

Thomas K. Cauley, Jr., Village President

ATTEST:

Christine M. Bruton, Village Clerk

EXHIBIT A

**APPROVED TENTATIVE PLAT OF SUBDIVISION
(ATTACHED)**

LOT ONE (1) IN KENNETH C. BROWN'S RESUBDIVISION OF PART OF HINSDALE HIGHLANDS, BEING A SUBDIVISION OF PART OF THE NORTHEAST QUARTER OF SECTION ONE (1), TOWNSHIP THIRTY EIGHT (38) NORTH, RANGE ELEVEN (11) EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF KENNETH C. BROWN'S RESUBDIVISION RECORDED AUGUST 20, 1947 AS DOCUMENT 527578 AND CERTIFICATE OF CORRECTION RECORDED AS DOCUMENT 528461 IN DUPAGE COUNTY, ILLINOIS.

COUNTY LINE ····· ROAD ·····



WHAT SUBMITTED FOR RECORDING BY:
WILLIAM J. COLE HINSDALE
19 E. CHICAGO AVENUE
HINSDALE, ILLINOIS 60521



**VILLAGE OF HINSDALE
COMMUNITY DEVELOPMENT
DEPARTMENT**

PLAN COMMISSION APPLICATION

I. GENERAL INFORMATION

Applicant

Name: Juanita Durkin
Address: 7642 S. 88th Ct.
City/Zip: Justice, IL 60458
Phone/Fax: (708) 359-1935 /
E-Mail: burf90@aol.com

Owner

Name: State Bank of Countryside Trust 06-2865
Address: 6734 Joliet Rd.
City/Zip: Countryside, IL 60525
Phone/Fax: (708) 485-3100 /
E-Mail: n/a

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

Name: John P. Stock III
Title: attorney
Address: 124C S. County Farm Rd.
City/Zip: Wheaton, IL 60187
Phone/Fax: (630) 665-2500 /
E-Mail: stock@scomlaw.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: 820 N. County Line Rd., Hinsdale, Illinois

Property identification number (P.I.N. or tax number): 09 - 01 - 213 - 008

Brief description of proposed project: subdivide 1 thru lot into two equal lots with the residence lot facing

County Line Road and the back vacant lot facing Jefferson Street

General description or characteristics of the site: single family residence with adjoining vacant land

Existing zoning and land use: R-4 residential

Surrounding zoning and existing land uses:

North: R-4 residential

South: R-4 residential

East: R-4 residential

West: R-4 residential

Proposed zoning and land use: R-4 residential

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
Amendment Requested: _____

☐ Design Review Permit 11-605E

☐ Exterior Appearance 11-606E

☐ Planned Development 11-603E

☐ Special Use Permit 11-602E

Special Use Requested: _____

☐ Development in the B-2 Central Business
District Questionnaire

TABLE OF COMPLIANCE

Address of proposed request: 820 North County Line Road

The following table is based on the R4 as amended per 3-110I(2) Zoning District.

	Minimum Code Requirements	Existing Development	Proposed Development
Lot Area	8750 sf	17,684.53 sf	8,842.53 sf
Lot Depth	100'	267.95'	133.98'
Lot Width	50'	66'	66'
Building Height	30'	Existing	Existing
Number of Stories	3	LESS THAN 3	LESS THAN 3
Front Yard Setback	Block average	34.3'	34.3'
Corner Side Yard Setback	Not applicable	Not applicable	Not applicable
Interior Side Yard Setback	6'	6.2'	6.2'
Rear Yard Setback	25'	180' +	47.35'
Maximum Floor Area Ratio (F.A.R.)*	Lot area x 25% + 1100 sf	17,684.53 x 24% + 1200 = 5444.29 sf max; 2,020.0 existing	8,842.53 x 25% + 1100 sf = 3,310.63 sf max; 2,020.0 existing
Maximum Total Building Coverage*	Lot area x 25%	2,020.0 sf (11.42 %)	2,020.0 sf (22.84 %)
Maximum Total Lot Coverage*	Lot area x 60%	3,256.0 sf (18.41%)	3,256.0 sf (36.82%)
Parking Requirements	2 off street	2+	2+
Parking front yard setback	Block average	34.3'	34.3'
Parking corner side yard setback	Not applicable	Not applicable	Not applicable
Parking interior side yard setback	1.0'	8' +/-	7.75'
Parking rear yard setback	1.0'	150' +	18.4'
Loading Requirements	Not applicable	Not applicable	Not applicable
Accessory Structure Information	Lot area x 10%	448.0 sf (2.53%)	448.0 sf (5.07%)

* 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:

UPDATED: 07/07/20

A.D.C.

Address of proposed request: 8** Jefferson Road (exact address yet to be assigned)

The following table is based on the R4 as amended per 3-110I(2) Zoning District.

	Minimum Code Requirements	Proposed Development (empty lot)
Lot Area	8750 sf	8,842.02 sf
Lot Depth	100'	133.97'
Lot Width	50'	66'
Building Height	30'	30'
Number of Stories	3	3
Front Yard Setback	Block average	36.96'
Corner Side Yard Setback	Not applicable	Not applicable
Interior Side Yard Setback	6'	7.6'
Rear Yard Setback	25'	25'
Maximum Floor Area Ratio (F.A.R.)*	Lot area x 25% + 1100 sf	8,842.02 x 25% + 1100 sf = 3,310.51 sf max
Maximum Total Building Coverage*	Lot area x 25%	2,210.51 sf max
Maximum Total Lot Coverage*	Lot area x 60%	5,305.21 sf max
Parking Requirements	2 off street	2 off street
Parking front yard setback	Block average	36.96'
Parking corner side yard setback	Not applicable	Not applicable
Parking interior side yard setback	1.0'	1.0'
Parking rear yard setback	1.0'	1.0'
Loading Requirements	Not applicable	Not applicable
Accessory Structure Information	Lot area x 10%	884.20 sf max

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:

UPDATED: 08/12/20


ADC.

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 kind 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 6TH day of MARCH, 2020, I/We have read the above certification, understand it, and agree to abide by its conditions.


Signature of applicant or authorized agent

Juanita Durkin

Name of applicant or authorized agent

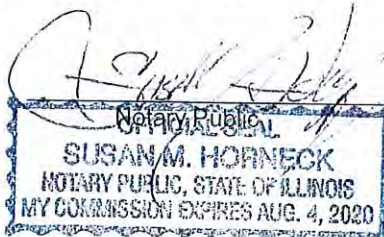
Signature of applicant or authorized agent

Name of applicant or authorized agent

SUBSCRIBED AND SWORN
to before me this 6th day of

March, 2020.

2017 Version





**COMMUNITY DEVELOPMENT
DEPARTMENT
EXTERIOR APPEARANCE AND
SITE PLAN REVIEW CRITERIA**

Address of proposed request: 820 N. County Line Rd., Hinsdale IL 60521

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.

FEES for Exterior Appearance/Site Plan Review:

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.
The existing residential structures will remain the same; no future structure planned.
2. *Materials.* The quality of materials and their relationship to those in existing adjacent structures.
N/A
3. *General design.* The quality of the design in general and its relationship to the overall character of neighborhood.
N/A

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.

Will be the same or similar to the residence at 820 N. County Line Road. General site development will be the same or similar for the residence to be erected on the subdivided lot facing Jefferson as the adjacent properties and residences in the surrounding neighborhood

5. *Height.* The height of the proposed buildings and structures shall be visually compatible with adjacent buildings.

N/A

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.

N/A

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.

N/A

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.

N/A

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.

N/A

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.

N/A

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.

N/A

12. *Roof shapes.* The roof shape of a building shall be visually compatible with the buildings to which it is visually related.

N/A

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.

N/A

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.

N/A

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.

N/A

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.

N/A

REVIEW CRITERIA – Site Plan Review

Below are the criteria that will be used by the Plan Commission and Board of Trustees in determining if the application does not meet the requirements for Site Plan Approval. Briefly describe how this application will not 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.

The request is to sub-divide an existing conforming lot of record into two conforming lots of record in the R-4 district.

2. The proposed site plan interferes with easements and rights-of-way.

Not applicable

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.

Not applicable

4. The proposed site plan is unreasonably injurious or detrimental to the use and enjoyment of surrounding property.

Not applicable

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.

Not applicable

6. The screening of the site does not provide adequate shielding from or for nearby uses.

Not applicable

7. The proposed structures or landscaping are unreasonably lacking amenity in relation to, or are incompatible with, nearby structures and uses.

Not applicable

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.

Not applicable

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.

Not applicable

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.

Not applicable

11. The proposed site plan does not provide for required public uses designated on the Official Map.

Not applicable

12. The proposed site plan otherwise adversely affects the public health, safety, or general welfare.

Not applicable

11-1-7: TENTATIVE PLATS:

Except as modified by Sections 11-1-4 and 11-1-5 above, any owner of land within the corporate limits of the Village or within the review authority of the Plan Commission, set forth in section 10 of the Plan, wishing to divide or subdivide the same into lots (for the purpose of sale or assessment, or both) or wishing to dedicate streets, alleys or other lands for public use, shall first submit to the Plan Commission six (6) copies of a tentative plat of the proposed subdivision or dedication on a scale not less than one hundred feet to one inch (1"-100'). Said tentative plat shall show the following:

A. Title of proposed subdivision.

820 N. County Line Road

B. Exact boundaries of property to be subdivided.

267.95 ft. x 66 ft.

C. Existing buildings, structures and improvements on the property together with and within fifty feet (50') thereof and a statement as to the proposed use or disposition thereof.

Existing buildings, structures and improvements on the property shall remain as standing and shall continue to be used as a single family residence on the subdivided lot facing County Line Road.

D. Watercourses on or adjacent to the property.

N/A

E. Contour lines or two foot (2") intervals.

N/A

a. The name, width and location of existing roads or streets on, abutting or intersecting the property.

County Line Road will abutt the east side of the 820 County Line Road lot.
Jefferson Street will abutt the west side of the subdivided through lot.

F. Than name, width and location of new roads, streets or alleys proposed to be dedicated for public use and the width and location of utility easements existing or proposed for public use. Also, private streets and easements must be shown.

N/A

- G. The layout and dimensions of lots and blocks on the property.

The 2 subdivided lots will have the same dimensions and be of equal size as set forth on the Tentative Plat.

- H. Proposed setback lines in accordance with applicable zoning laws.

Tentative plat and proposed sub-divided lots will comport with applicable zoning laws.

- I. Name of owner or sponsor of the subdivision.

Juanita Durkin

- J. Location, size and description of existing water and sewer facilities, sidewalks, curbs and pavements on or immediately adjacent to the property.

N/A

- K. Location and area of lands, other than public streets or alleys, proposed to be set aside for public use such as park areas and school sites (2-3-76).

N/A

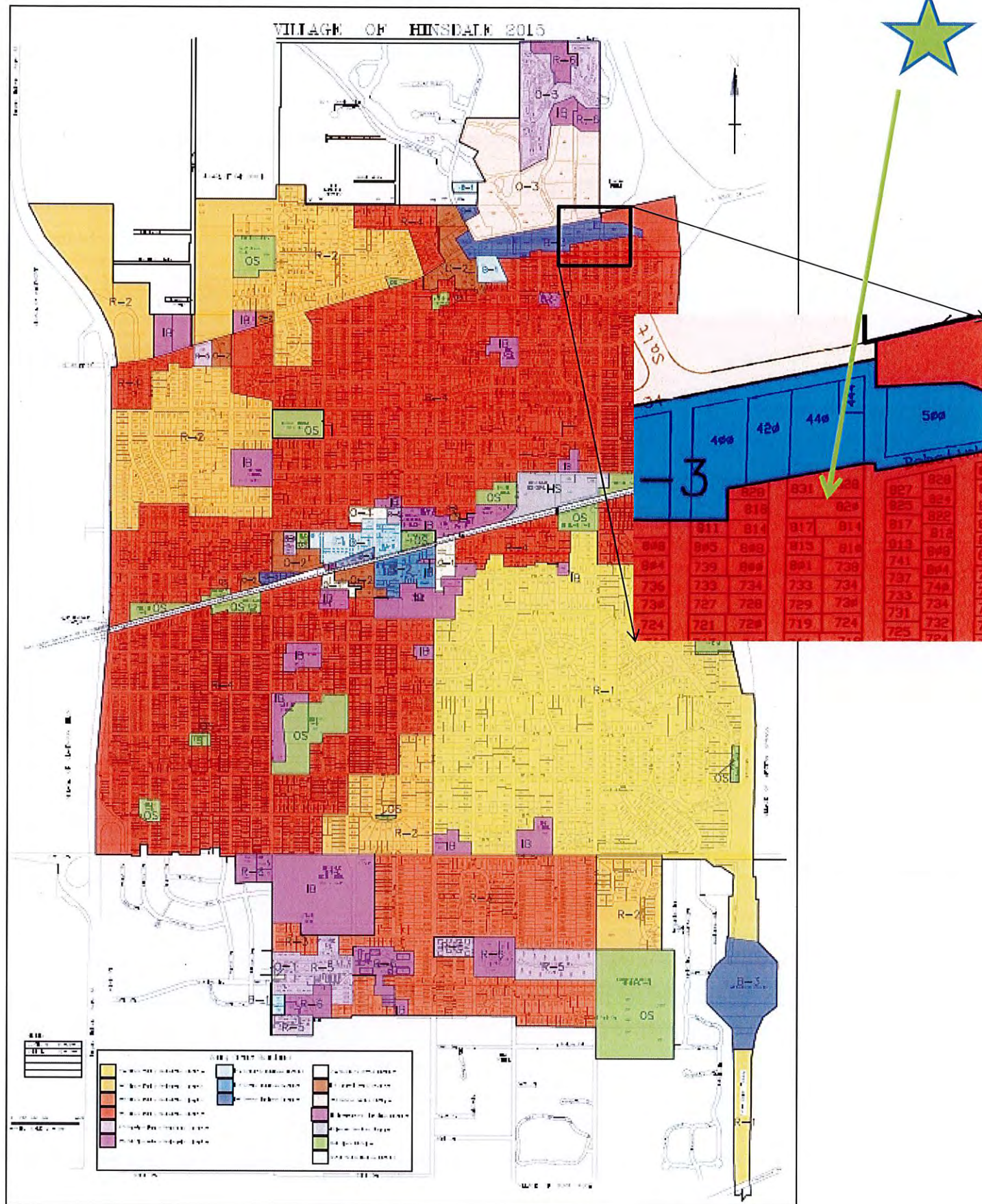
- L. Location of special management areas and riparian areas.

N/A

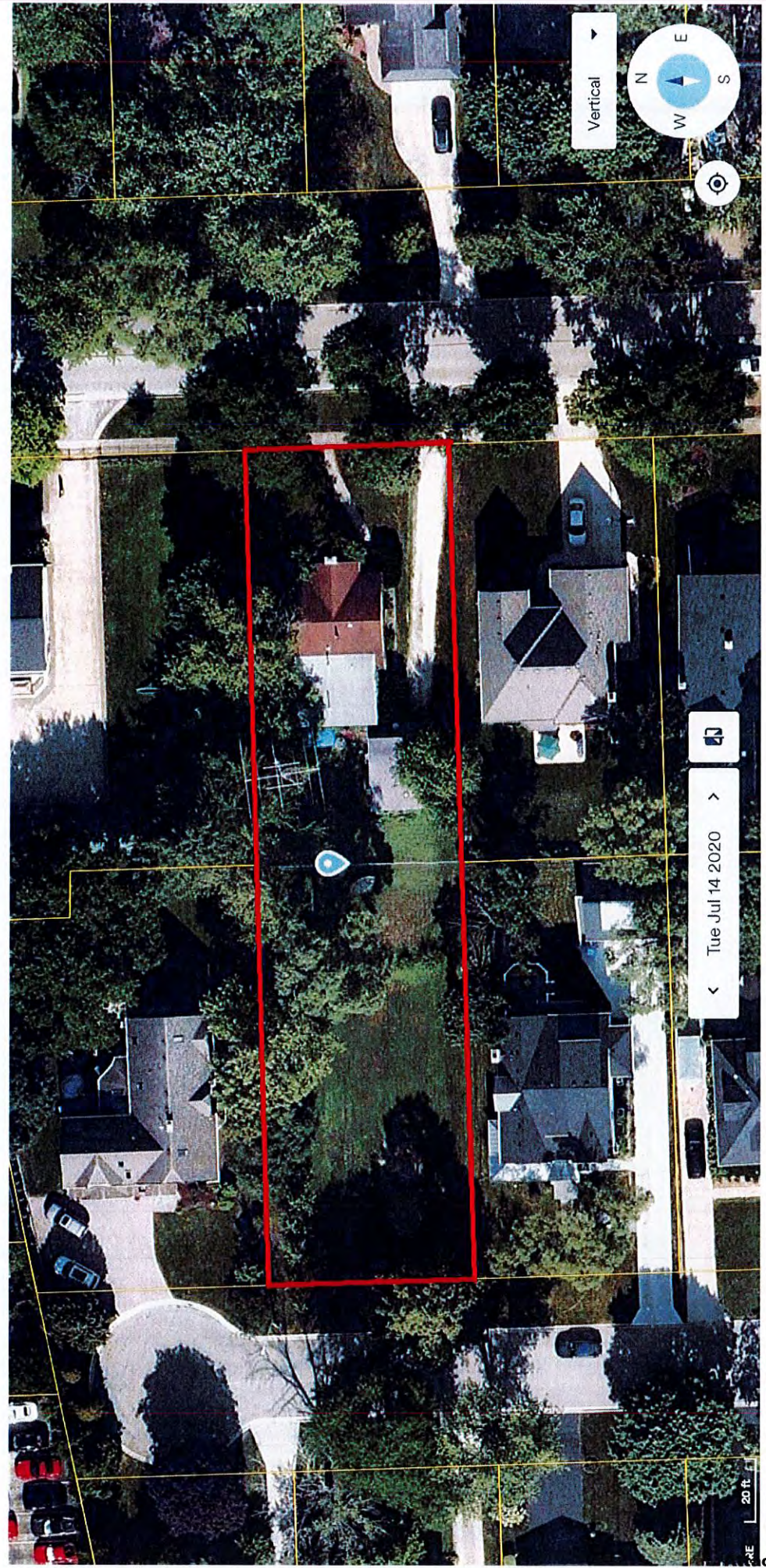
- M. Such other information or features that the Plan Commission may request (3-17-92)

The Plan Commission may, at its own discretion, waive such of the above requirements for a tentative plat which it deems unnecessary or not pertinent to a particular subdivision or dedication.

Attachment 2: Village of Hinsdale Zoning Map and Project Location



Attachment 3: Aerial View of 820 N County Line Road



Attachment 4: Bird's-Eye View of 820 N. County Line Road



Attachment 5

Section 3-110 (I)

2. Exception For Through Lots: Any through lot that:


- (a) Is a lot of record;
- (b) Was platted prior to October 4, 1995;
- (c) Was created by a plat or deed recorded at a time when the creation of a lot of such size, shape, depth, and width at such location would not have been prohibited by any ordinance or other regulation;
- (d) Is the only through lot that is a lot of record within the block in which it is located;
- (e) Is capable of being subdivided into two (2) lots, each containing not less than 87.5 percent of the required lot area for the zoning district in which it is located and each having a lot width and depth no less than those required pursuant to subsections 10-105A2(b) and A2(c) of this code;
- (f) Is capable of being subdivided without creating any new, or increasing any existing, nonconformity with respect to any building located on such through lot; and
- (g) Is not capable of being subdivided in conformance with all of the requirements of this code; may nevertheless be subdivided, but only into two (2) lots of substantially equal area. Each of the resulting lots shall be deemed to be a legal nonconforming lot of record subject to the requirements of section 10-105 of this code regarding nonconforming lots.

REQUEST FOR BOARD ACTION
Finance

AGENDA SECTION: Consent – ACA

SUBJECT: Accounts Payable-Warrant #1726

MEETING DATE: October 6, 2020

FROM: Darrell Langlois, Finance Director 

Recommended Motion

Approve payment of the accounts payable for the period of September 14, 2020 through October 2, 2020 in the aggregate amount of \$1,249,712.47 as set forth on the list provided by the Village Treasurer, of which a permanent copy is on file with the Village Clerk.

Background

At each Village Board meeting the Village Treasurer submits a warrant register that lists bills to be paid and to ratify any wire transfers that have been made since the last Village Board meeting. Supporting materials for all bills to be paid are reviewed by Village Treasurer and one Village Trustee prior to the Village Board meeting.

Discussion & Recommendation

After completion of the review by the Village Treasurer and Village Trustee approval of Warrant #1726 is recommended.

Budget Impact

N/A

Village Board and/or Committee Action

Village Board agenda policy provides that the Approval of the Accounts Payable should be listed on the Consent Agenda

Documents Attached

1. Warrant Register #1726

VILLAGE OF HINSDALE

ACCOUNTS PAYABLE WARRANT REGISTER #1726

FOR PERIOD September 14, 2020 through October 2, 2020

The attached Warrant Summary by Fund and Warrant Register listing TOTAL DISBURSEMENTS FOR ALL FUNDS of \$1,249,712.47 reviewed and approved by the below named officials.

APPROVED BY Carroll J. Langlois DATE 10/2/20
VILLAGE TREASURER/FINANCE DIRECTOR

APPROVED BY _____ DATE _____
VILLAGE MANAGER

APPROVED BY _____ DATE _____
VILLAGE TRUSTEE

Village of Hinsdale
#1726
Summary By Fund

Fund or Sub-Fund	Fund	Program Accounts	Account Accounts	Total
General Fund	100	284,846.06	178,257.87	463,103.93
2012A Bond Fund	304	475.00		475.00
Capital Project Fund	400	422,569.00	-	422,569.00
Water & Sewer Operations	600	14,566.15	-	14,566.15
Escrow Funds	720	76,200.00	-	76,200.00
Payroll Revolving Fund	740	11,322.96	261,475.43	272,798.39
Total		809,979.17	439,733.30	1,249,712.47

Village of Hinsdale
Schedule of Bank Wire Transfers and ACH Payments
1726

		Transaction	Amount
Electronic Federal Tax Payment Systems			
9/18/2020	Village Payroll #19 - Calendar 2020	FWH/FICA/Medicare	\$ 89,242.53
10/2/2020	Village Payroll #20 - Calendar 2020	FWH/FICA/Medicare	\$ 91,243.66
Illinois Department of Revenue			
9/18/2020	Village Payroll #19 - Calendar 2020	State Tax Withholding	\$ 18,473.24
10/2/2020	Village Payroll #20 - Calendar 2020	State Tax Withholding	\$ 18,937.08
ICMA - 457 Plans			
9/18/2020	Village Payroll #19 - Calendar 2020	Employee Withholding	\$ 18,670.62
10/2/2020	Village Payroll #20 - Calendar 2020	Employee Withholding	\$ 18,953.08
HSA PLAN CONTRIBUTION			
9/18/2020	Village Payroll #19 - Calendar 2020	Employer/Employee Withholding	\$ 1,290.11
10/2/2020	Village Payroll #20 - Calendar 2020	Employer/Employee Withholding	\$ 4,665.11
Intergovernmental Personnel Benefit Cooperative		Employee Insurance	\$ 178,257.87
Illinois Municipal Retirement Fund		Employer/Employee	\$ -
Total Bank Wire Transfers and ACH Payments			<u><u>\$ 439,733.30</u></u>



Warrant Register 1726

Invoice	Description	Invoice/Amount
AFLAC-FLEXONE		
5168	Payroll Run 1 - Warrant PR19	846.65
	Check Date 9/17/2020 Total For Check # 107098	846.65
NATIONWIDE RETIREMENT SOL		
5167	Payroll Run 1 - Warrant PR19	309.50
	Check Date 9/17/2020 Total For Check # 107099	309.50
NATIONWIDE TRUST CO FSB		
5169	Payroll Run 1 - Warrant PR19	3,414.41
	Check Date 9/17/2020 Total For Check # 107100	3,414.41
STATE DISBURSEMENT UNIT		
5170	Payroll Run 1 - Warrant PR19	230.77
	Check Date 9/17/2020 Total For Check # 107101	230.77
VSP ILLINOIS - 30048087		
5166	Payroll Run 1 - Warrant PR19	530.86
	Check Date 9/17/2020 Total For Check # 107102	530.86
AMERICAN EXPRESS		
8-03003-091120	AUG20 MISCELLANEOUS CHARGES	49.95
8-03003-091120	AUG20 MISCELLANEOUS CHARGES	0.99
8-03003-091120	AUG20 MISCELLANEOUS CHARGES	-0.86
	Check Date 9/22/2020 Total For Check # 107103	50.08
BMO HARRIS BANK N.A. PYMT		
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	29.38
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	704.00
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	28.98
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	71.46
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	89.99
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	104.91
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	665.49
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	132.31
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	499.00
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	0.99
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	140.00
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	5.00
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	59.99
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	9.99
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	122.03
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	15.96

**Warrant Register 1726**

Invoice	Description	Invoice/Amount
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	12.00
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	19.49
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	202.74
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	41.04
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	60.79
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	646.25
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	44.86
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	89.85
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	8.70
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	80.10
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	8.64
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	54.18
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	5.39
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	97.91
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	21.60
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	10.80
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	11.00
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	111.00
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	299.97
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	22.83
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	70.12
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	18.32
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	140.00
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	36.53
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	105.00
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	95.73
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	14.61
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	15.64
AUG2020	AUG 2020 MISCELLANEOUS CHARGES	624.75
Check Date 9/22/2020 Total For Check # 107104		5,649.32
COMCAST		
8771201110009242	POLICE/FIRE 9/16 TO 10/15	69.61
8771201110009242	POLICE/FIRE 9/16 TO 10/15	69.60
Check Date 9/22/2020 Total For Check # 107105		139.21
METROPOLITAN MAYORS CAUCUS		
091620	FY2019 CAUCUS DUES	756.52
Check Date 9/22/2020 Total For Check # 107106		756.52



Warrant Register 1726

Invoice	Description	Invoice/Amount
ADVANCED WEIGHING SYS INC		
28337	RE CERT OF TRUCK SCALES	135.00
	Check Date 10/2/2020 Total For Check # 107107	135.00
AIR ONE EQUIPMENT		
160076	TURN OUT BOOTS	179.00
160538	EXTRICATION GLOVES	344.00
	Check Date 10/2/2020 Total For Check # 107108	523.00
AMALGAMATED BK OF CHICAGO		
TRUST #1854992009	ADMIN FEE HINSDALE GO 2012A BONDS	475.00
	Check Date 10/2/2020 Total For Check # 107109	475.00
APPLIED CONCEPTS, INC		
369431	REMOTE CONTROL FOR SPEED RADAR	134.00
	Check Date 10/2/2020 Total For Check # 107110	134.00
AT & T		
63032338639258	VEECK PARK-WP 9/13-10/12	322.02
	Check Date 10/2/2020 Total For Check # 107111	322.02
AVOLIN, LLC		
5835853533310145	AUG20 GOMEMBERS DATA MIGRATE-KARALL	950.00
	Check Date 10/2/2020 Total For Check # 107112	950.00
BANNERVILLE USA		
29378	BANNERS FOR SPECIAL EVENTS	90.00
29395	BANNERS FOR SPECIAL EVENTS	90.00
	Check Date 10/2/2020 Total For Check # 107113	180.00
BEACON SSI INCORPORATED		
93836	SEPT20 FUEL TANK INSPECT WATER PLANT	125.00
	Check Date 10/2/2020 Total For Check # 107114	125.00
BERLA		
20-S03-0902	TRAINING-INFOTAINMENT SYS	4,250.00
	Check Date 10/2/2020 Total For Check # 107115	4,250.00
BRAVO SERVICES, INC		
6	CONTRACT CLEANING VILL BUILDINGS VOB APPR 3/16/20	1,250.00
6	CONTRACT CLEANING VILL BUILDINGS VOB APPR 3/16/20	1,200.00
6	CONTRACT CLEANING VILL BUILDINGS VOB APPR 3/16/20	2,750.00



Warrant Register 1726

Invoice	Description	Invoice/Amount
6	CONTRACT CLEANING VILL BUILDINGS VOB APPR 3/16/20	650.00
	Check Date 10/2/2020 Total For Check # 107116	5,850.00
BUTTREY RENTAL SERVICE IN		
289940	PROPANE REFILL	40.92
	Check Date 10/2/2020 Total For Check # 107117	40.92
C.A. BENSON & ASSOCIATES		
091620	ALLEY APPRAISAL	450.00
	Check Date 10/2/2020 Total For Check # 107118	450.00
CALL ONE		
322848	PHONE CHARGES-SEPT20	-0.03
322848	PHONE CHARGES-SEPT20	-611.10
322848	PHONE CHARGES-SEPT20	216.95
322848	PHONE CHARGES-SEPT20	194.98
322848	PHONE CHARGES-SEPT20	156.91
322848	PHONE CHARGES-SEPT20	135.49
	Check Date 10/2/2020 Total For Check # 107119	93.20
CARROLL CONSTRUCTION		
LEO54124	CONCRETE COLD PATCH	84.68
	Check Date 10/2/2020 Total For Check # 107120	84.68
CENTRAL TURF & IRRIGATION		
7659747-00	SPRINKLER HEADS FOR PARK IRRIGATION	540.41
7659886-00	SPRINKLER HEADS FOR PARK IRRIGATION	26.50
	Check Date 10/2/2020 Total For Check # 107121	566.91
CINTAS CORPORATION 769		
4061779276	MATS & TOWEL SERVICE SEP20	22.85
4061779276	MATS & TOWEL SERVICE SEP20	27.42
4061779276	MATS & TOWEL SERVICE SEP20	21.39
4061779276	MATS & TOWEL SERVICE SEP20	12.15
4061779276	MATS & TOWEL SERVICE SEP20	46.07
4061779276	MATS & TOWEL SERVICE SEP20	42.97
	Check Date 10/2/2020 Total For Check # 107122	172.85
CITI CARDS		
SEPT2020	SEPT20 MISCELLANEOUS CHARGES	99.00
SEPT2020	SEPT20 MISCELLANEOUS CHARGES	149.90
SEPT2020	SEPT20 MISCELLANEOUS CHARGES	51.27

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Invoice	Description	Invoice/Amount
	Check Date 10/2/2020 Total For Check # 107123	300.17
CLARK BAIRD SMITH LLP		
13021	LEGAL-FILE/LABOR GENERAL FILE #12929	75.00
	Check Date 10/2/2020 Total For Check # 107124	75.00
COEO SOLUTIONS		
1040357	FIBER INTERNET CONNECT-9-1 TO 9-30-20	1,323.40
	Check Date 10/2/2020 Total For Check # 107125	1,323.40
COMED		
0651102260	PD CAMERA	29.37
0825110049	PD CAMERA-440 E OGDEN	30.78
	Check Date 10/2/2020 Total For Check # 107126	60.15
COMMERCIAL COFFEE SERVICE		
158816	COFFEE-PUB SVCS	78.00
158947	COFFEE VILLAGE HALL	40.75
158947	COFFEE VILLAGE HALL	40.75
	Check Date 10/2/2020 Total For Check # 107127	159.50
CONRAD POLYGRAPH, INC		
4024	POLYGRAPH EXAM	160.00
	Check Date 10/2/2020 Total For Check # 107128	160.00
CORE & MAIN LP		
M847388	WATER MAIN REPAIR CLAMPS	2,036.00
M850826	1" WATER METERS, TOUCH PADS	1,374.00
M925158	TAPPING MATERIAL	2,743.75
M935233	ROD STYLE B-BOXES	168.78
	Check Date 10/2/2020 Total For Check # 107129	6,322.53
COURTNEYS SAFETY LANE		
301295626	SAFETY INSPECTION #15	40.50
301295660	SAFETY INSPECTION #16	40.50
	Check Date 10/2/2020 Total For Check # 107130	81.00
CREATIVE PRODUCT SOURCING		
134966	DARE SUPPLIES	1,149.81
	Check Date 10/2/2020 Total For Check # 107131	1,149.81
CUMMINS NPOWER, LLC		
F2-88844	REPLACE DIESEL ENG TURBO-#84	6,712.42
	Check Date 10/2/2020 Total For Check # 107132	6,712.42

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Invoice	Description	Invoice/Amount
CURRIE MOTORS		
E8007	NEW SQUAD #41 VOB 11/19/20	36,636.00
	Check Date 10/2/2020 Total For Check # 107133	36,636.00
DAILY HERALD PADDOCK PUB		
156010	BID NOTICE-SEWER CLEANING	94.30
	Check Date 10/2/2020 Total For Check # 107134	94.30
DUPAGE COUNTY DIV OF TRAN		
4573	SIGNS FOR BNSF PARKING	770.51
	Check Date 10/2/2020 Total For Check # 107135	770.51
DUPAGE COUNTY RECORDER		
R2020-08052020	RECORDING FEES-AUG20	1,320.00
	Check Date 10/2/2020 Total For Check # 107136	1,320.00
EMERGENCY MEDICAL PROD		
2196582	2 BLOOD PRESSURE CUFFS/MONITORS	17.18
	Check Date 10/2/2020 Total For Check # 107137	17.18
ENHANCED PERFORMANCE		
180645	FALL FEST BAGS	732.17
	Check Date 10/2/2020 Total For Check # 107138	732.17
FULLERS HOME & HARDWARE		
AUGUST2020	AUG20 MISCELLANEOUS HARDWARE	35.33
AUGUST2020	AUG20 MISCELLANEOUS HARDWARE	27.32
AUGUST2020	AUG20 MISCELLANEOUS HARDWARE	57.11
AUGUST2020	AUG20 MISCELLANEOUS HARDWARE	8.99
AUGUST2020	AUG20 MISCELLANEOUS HARDWARE	12.58
AUGUST2020	AUG20 MISCELLANEOUS HARDWARE	11.97
AUGUST2020	AUG20 MISCELLANEOUS HARDWARE	40.63
AUGUST2020	AUG20 MISCELLANEOUS HARDWARE	5.39
AUGUST2020	AUG20 MISCELLANEOUS HARDWARE	17.98
AUGUST2020	AUG20 MISCELLANEOUS HARDWARE	11.69
	Check Date 10/2/2020 Total For Check # 107139	228.99
FUN EXPRESS, LLC		
704815176-01	FALL FEST EVENT SUPPLIES	710.64
	Check Date 10/2/2020 Total For Check # 107140	710.64
GALLS		
15454724	UNIFORM ALLOW	74.14
	Check Date 10/2/2020 Total For Check # 107141	74.14



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Invoice	Description	Invoice/Amount
GRAINGER, INC.		
9647922450	FLASHLIGHT BRACKETS	71.88
9651291172	ENTRY BUTTON/NEW DOOR	19.64
9651926223	FLASHLIGHT BATTERY	22.78
9659289681	MOTOR CAP FOR FAN	257.49
Check Date 10/2/2020 Total For Check # 107142		371.79
GRANICUS		
130725	LIVESTREAMING SVS 9-11 TO 12-10-20	1,230.00
Check Date 10/2/2020 Total For Check # 107143		1,230.00
GREAT LAKES CONCRETE, LLC		
239741	SEWER PIPE MISSION COUPLINGS	176.00
239921	ADJUSTING RINGS	182.74
Check Date 10/2/2020 Total For Check # 107144		358.74
GREAT NORTHERN EQUIPMENT		
SI-320014	STUMP GRINDER TEETH	245.10
SI-325063	STUMP GRINDER TEETH	205.40
Check Date 10/2/2020 Total For Check # 107145		450.50
GRIZZ PEST MANAGEMENT INC		
11935	RAT TRAPS	400.00
Check Date 10/2/2020 Total For Check # 107146		400.00
H2O SERVICES, INC.		
4533	BOILER CHEM	456.50
Check Date 10/2/2020 Total For Check # 107147		456.50
HANZEL, SAMANTHA		
091020	MILEAGE REIMBURSEMENT	114.84
Check Date 10/2/2020 Total For Check # 107148		114.84
HAWKINS, INC.		
4786766	CHLORINE FOR POOL	558.80
4782672	CHLORINE FOR POOL	559.30
Check Date 10/2/2020 Total For Check # 107149		1,118.10
HINSDALE NURSERIES, INC.		
25879	CONT BD-634 S WASHINGTON #25879	500.00
Check Date 10/2/2020 Total For Check # 107150		500.00
HITCHCOCK DESIGN GROUP		
25072	PARKING DECK BEAUTIFICATION PROJ	1,500.00
Check Date 10/2/2020 Total For Check # 107151		1,500.00

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Invoice	Description	Invoice/Amount
HOME DEPOT CREDIT SERVICE		
AUG2020	AUG2020 MISC HARDWARE	31.49
AUG2020	AUG2020 MISC HARDWARE	39.92
AUG2020	AUG2020 MISC HARDWARE	41.45
AUG2020	AUG2020 MISC HARDWARE	57.04
AUG2020	AUG2020 MISC HARDWARE	59.28
AUG2020	AUG2020 MISC HARDWARE	53.81
AUG2020	AUG2020 MISC HARDWARE	237.19
Check Date 10/2/2020 Total For Check # 107152		520.18
HEMECRAFTERS LLC		
25302	CONT BD-830 S PARK #25302	10,000.00
25303	ST MGMT-830 S PARK #25303	3,000.00
Check Date 10/2/2020 Total For Check # 107153		13,000.00
HONEY BUCKET		
9276	PORTABLE JOHNS FOR KLM	410.00
Check Date 10/2/2020 Total For Check # 107154		410.00
HR GREEN INC		
137814	TOPOGRAPHIC SURVEY	750.00
137816	2019 E CHGO DRAINAGE-PAY 15	2,475.10
137819	2020 VEECK PARK OPERATOR-PAY 6	124.00
137817	REP SVC PARKING DECK 7-18 TO 8-14-20	3,116.40
137099	2020 WM PH 1 CONST OBSER PAY2-BOT 5/5/20	49,308.98
137807	2020 WM PH 1 CONST OBSERV-PAY 3 VOB 5/5/20	19,190.78
137098	E CHGO DRAINAGE PROJ-PAY 2 VOB 5/5/20	59,599.05
137806	E CHGO DRAINAGE PROJ-PAY 3 VOB 5/5/20	18,536.50
132737	12-14-19/1-17-20 OWNERS REP PARKING DECK	4,097.95
134207	2-15-20/3-13-20 OWNERS REP PARKING DECK	1,881.30
134818	3-14-20/4-17-20 OWNERS REP PARKING DECK	4,945.00
Check Date 10/2/2020 Total For Check # 107155		164,025.06
ILLCO, INC.		
2507963	MISC SUPPLIES BOILER REPAIRS	26.44
2507963	MISC SUPPLIES BOILER REPAIRS	26.44
Check Date 10/2/2020 Total For Check # 107156		52.88
INTERNATIONAL EXTERMINATO		
09-3796	AUG20-PEST CONTROL	273.00
Check Date 10/2/2020 Total For Check # 107157		273.00



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Invoice	Description	Invoice/Amount
INTERSTATE POWERSYSTEMS		
R042029243-01	REPLACE DIESEL ENGINE COMPUTER-E85	2,701.16
	Check Date 10/2/2020 Total For Check # 107158	2,701.16
IRMA		
178561-01	BILLING FOR MSP	4,550.98
	Check Date 10/2/2020 Total For Check # 107159	4,550.98
JAMES J BENES & ASSOC INC		
PAY #15	PAY #15 FY 2019-20 3RD PTY REVIEWS	2,600.00
	Check Date 10/2/2020 Total For Check # 107160	2,600.00
JP SIMONS & COMPANY		
0158320	BATTERIES	133.92
	Check Date 10/2/2020 Total For Check # 107161	133.92
K-FIVE CONSTRUCTION CORP		
24514	HOT PATCH	382.88
25247	HOT PATCH	717.15
25580	HOT PATCH	160.23
	Check Date 10/2/2020 Total For Check # 107162	1,260.26
KACMARCIK, JOYCE		
081220	REIMBURSE FOR NCARB EXAM	25.00
	Check Date 10/2/2020 Total For Check # 107163	25.00
KAMAN FLUID POWER LLC		
F82781-001	HOSE FITTINGS	330.13
F86545-001	#21 HYD FITTINGS	159.62
	Check Date 10/2/2020 Total For Check # 107164	489.75
KATHLEEN W BONO CSR		
8478	#V-04-20 & #V-03-20	353.35
8478	#V-04-20 & #V-03-20	905.95
	Check Date 10/2/2020 Total For Check # 107165	1,259.30
KRCEK, KRISTIAN		
TENNIS2020C	REIMBURSE PRIVATE TENNIS LESSONS	280.00
TENNIS2020D	REIMBURSE PRIVATE TENNIS LESSONS	70.00
	Check Date 10/2/2020 Total For Check # 107166	350.00
KREFFT, THOMAS M		
8282020	REIMBURSEMENT PARKING	42.00
	Check Date 10/2/2020 Total For Check # 107167	42.00

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Invoice	Description	Invoice/Amount
LAKE VIEW NATURE CENTER		
090520	AUG20 OBT NATURE CTR PROGRAMS	173.70
	Check Date 10/2/2020 Total For Check # 107168	173.70
LAKESHORE RECYCLING SYS		
PS334241	STREET SWEEPING	3,147.21
	Check Date 10/2/2020 Total For Check # 107169	3,147.21
LINCHPIN SEO		
16164	KLM MARKETING SEPT2020	400.00
	Check Date 10/2/2020 Total For Check # 107170	400.00
MANGANIELLO, JIM		
SEPTEMBER2020	SEPT20 METER READS	72.50
	Check Date 10/2/2020 Total For Check # 107171	72.50
MCMASTER-CARR		
44672510	ATHLETIC LIGHT POLES SCREENS	431.20
	Check Date 10/2/2020 Total For Check # 107172	431.20
MENARDS		
58925	PAINT/BRUSHES	48.38
58634	DRILL BITS	35.66
	Check Date 10/2/2020 Total For Check # 107173	84.04
METROPOLITAN MAYORS CAUCUS		
2020-135	FY2020 CAUCUS DUES	756.72
	Check Date 10/2/2020 Total For Check # 107174	756.72
MOTOROLA SOLUTIONS		
5038420200601	AIR TIME STARCOM MOBILE 9-1 THRU 11-30-20	306.00
8280661767	MULTI UNIT RADIO CHARGER	912.50
	Check Date 10/2/2020 Total For Check # 107175	1,218.50
NAPA AUTO PARTS		
4343-679659	FLASHLIGHTS	299.90
4343-679660	BATTERY OPERATED IMPACT DRILL	479.00
	Check Date 10/2/2020 Total For Check # 107176	778.90
NATIONAL SEED		
598930SI	GRASS SEED	112.50
	Check Date 10/2/2020 Total For Check # 107177	112.50
NICOR GAS		
13270110003	350 N VINE-7/17-9/16/20	124.92
12952110000	5905 S COUNTY LINE 8/17-9/15/20	40.94



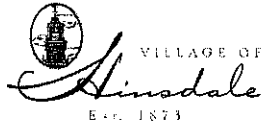
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Invoice	Description	Invoice/Amount
06677356575	PLATFORM TENNIS-8/17-9/15/20	208.07
38466010006	121 SYMONDS-8/16-9/14/20	62.73
38466010006	121 SYMONDS-8/16-9/14/20	62.73
90077900000	YOUTH CENTER-8/16-9/15/20	48.47
	Check Date 10/2/2020 Total For Check # 107178	547.86
ALAMUDDIN, DARCY		
25598	CONT BD-419 S BODIN #25598	6,000.00
	Check Date 10/2/2020 Total For Check # 107179	6,000.00
ANGELATS, JUAN		
4212	RETURN STICKER-NO LONGER HAVE CAR	24.00
	Check Date 10/2/2020 Total For Check # 107180	24.00
AYALA-JOHNSON, NEAL T		
218050	CANCEL-POOL MEMBERSHIP #218050	160.00
	Check Date 10/2/2020 Total For Check # 107181	160.00
BIEGAJ, JANUSZ		
25670	CONT BD-9 N QUINCY #25670	750.00
	Check Date 10/2/2020 Total For Check # 107182	750.00
BLAKE, TERRY & CHRIS		
3921	REPAIRS LANDSCAPE LIGHTING	378.35
	Check Date 10/2/2020 Total For Check # 107183	378.35
CARLISLE UTILITY CONTRACTORS INC		
METER #77817254	DEPOSIT/WATER USED	2,000.00
METER #77817254	DEPOSIT/WATER USED	-41.58
	Check Date 10/2/2020 Total For Check # 107184	1,958.42
CASPER, KENNETH		
25882	CONT BD-38 S QUINCY #25882	500.00
	Check Date 10/2/2020 Total For Check # 107185	500.00
CHUMAN, CHRISTINE		
218385	KLM SECURITY DEP-#25906	250.00
	Check Date 10/2/2020 Total For Check # 107186	250.00
COURTYARD CUSTOM BUILDERS		
25320	CONT BD-306 N GARFIELD #25320	600.00
	Check Date 10/2/2020 Total For Check # 107187	600.00
COURTYARD CUSTOM HOMES		
23886	ST MGMT-118 N CLAY #23886	3,000.00
	Check Date 10/2/2020 Total For Check # 107188	3,000.00



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Invoice	Description	Invoice/Amount
COURTYARD CUSTOM HOMES		
23887	STMWR-118 N CLAY #23887	9,250.00
	Check Date 10/2/2020 Total For Check # 107189	9,250.00
DOUVAS, DEMETRA		
25682	CONT BD-306 S COUNTY LINE #25682	500.00
	Check Date 10/2/2020 Total For Check # 107190	500.00
EMERGENCY INS SERVICE LLC		
25698	CONT BD-306 W MAPLE #25698	3,750.00
	Check Date 10/2/2020 Total For Check # 107191	3,750.00
FINISHED BASEMENT COMPANY INC		
25649	CONT BD-20 N GRANT #25649	3,000.00
	Check Date 10/2/2020 Total For Check # 107192	3,000.00
FOWLER, JACQUIE		
218208	REFUND FALL FEST SPONSORSHIP	75.00
	Check Date 10/2/2020 Total For Check # 107193	75.00
GIESE, MARY		
218056	REFUND REMAINING POOL BALANCE-#218056	6.00
	Check Date 10/2/2020 Total For Check # 107194	6.00
GRANT & POWER LANDSCAPING		
25810	CONT BD-34 S THURLOW #25810	500.00
	Check Date 10/2/2020 Total For Check # 107195	500.00
HARDER, JEFFREY		
25888	CONT BD-315 N ELM #25888	750.00
	Check Date 10/2/2020 Total For Check # 107196	750.00
HEIMKE, KENNETH		
26022	CONT BD-914 S COUNTY LINE #26022	500.00
	Check Date 10/2/2020 Total For Check # 107197	500.00
HURLEY, PAT		
25833	CONT BD-521 N ELM #25833	500.00
	Check Date 10/2/2020 Total For Check # 107198	500.00
KABAKER, ADAM		
217863	CANCELLED POOL VISITS #217863	44.00
	Check Date 10/2/2020 Total For Check # 107199	44.00



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Invoice	Description	Invoice/Amount
KELLER, TARA		
217956	CANCEL POOL VISITS #217956	36.00
	Check Date 10/2/2020 Total For Check # 107200	36.00
KOUBA, MICHELLE		
218128	CLASS CANCEL-SOCCER	57.00
	Check Date 10/2/2020 Total For Check # 107201	57.00
LACUISINE CATERING		
218368	CATERING CANCEL	585.00
	Check Date 10/2/2020 Total For Check # 107202	585.00
LEE, LESLIE & GARY		
25103	CONT BD-928 OAKWOOD TER #25103	500.00
	Check Date 10/2/2020 Total For Check # 107203	500.00
LOSS, EDWARD & GAIL		
25881	CONT BD-1232 INDIAN TRAIL RD #25881	500.00
	Check Date 10/2/2020 Total For Check # 107204	500.00
MANCINI, PAUL		
25764	CONT BD-738 S MADISON #25764	500.00
	Check Date 10/2/2020 Total For Check # 107205	500.00
NATIONAL POWER RODDING		
METER #83880252	DEPOSIT/WATER USED	2,000.00
METER #83880252	DEPOSIT/WATER USED	-500.36
	Check Date 10/2/2020 Total For Check # 107206	1,499.64
OBURRDALE, INC		
25844	CONT BD-434 E HICKORY #25844	1,000.00
	Check Date 10/2/2020 Total For Check # 107207	1,000.00
PLATT, STEVEN KEITH		
25803	CONT BD-631 E SIXTH ST #25803	500.00
	Check Date 10/2/2020 Total For Check # 107208	500.00
REBRAG INC		
26980	ST MGMT-453 E SIXTH #26980	3,000.00
	Check Date 10/2/2020 Total For Check # 107209	3,000.00
ROBINSON, CHADWICK		
218109	CANCEL-POOL MEMBERSHIP	258.00
	Check Date 10/2/2020 Total For Check # 107210	258.00



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Invoice	Description	Invoice/Amount
SACHANDA, EILEEN & JOHN		
25629	CONT BD-531 W NINTH #25629	2,000.00
	Check Date 10/2/2020 Total For Check # 107211	2,000.00
SAWTELL, MATTHEW		
218399	MULTI DISCOUNT NOT APPLIED	60.00
	Check Date 10/2/2020 Total For Check # 107212	60.00
SCHUELER, KELLEY		
24983	STMWR-120 N GARFIELD #24983	10,000.00
	Check Date 10/2/2020 Total For Check # 107213	10,000.00
VALENZUELA, FERNANDO		
25890	CONT BD-615 E HICKORY #25890	500.00
	Check Date 10/2/2020 Total For Check # 107214	500.00
VAN LOON, MEGAN		
218084	WITHDREW FROM CLASS #218084	40.00
	Check Date 10/2/2020 Total For Check # 107215	40.00
WESCON UNDERGROUND		
26987	CONT BD-621 S STOUGH #26987	500.00
	Check Date 10/2/2020 Total For Check # 107216	500.00
WHITNEY SIGNATURE HOMES		
25338	ST MGMT-233 S QUINCY #25338	3,000.00
	Check Date 10/2/2020 Total For Check # 107217	3,000.00
WHITNEY SIGNATURE HOMES		
25339	CONT BD-234 S QUINCY #25339	10,000.00
	Check Date 10/2/2020 Total For Check # 107218	10,000.00
WOSS, PAT		
218199	CANCEL POOL MEMBERSHIP #218199	143.00
	Check Date 10/2/2020 Total For Check # 107219	143.00
YAMAOKA, TIFFANY		
091020	SPRING T-BALL CANCEL	55.00
	Check Date 10/2/2020 Total For Check # 107220	55.00
ORBIS SOLUTIONS		
5570501	IT SUPPORT-AFTER HOURS	300.00
5570549	MONTHLY IT SUPPORT/EMERG & AFTER HOURS	16,294.00
	Check Date 10/2/2020 Total For Check # 107221	16,594.00

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Invoice	Description	Invoice/Amount
OTT HYDROMET CORP		
ACR/10033264	CSO SIGNAL ANNUAL FEE	240.00
	Check Date 10/2/2020 Total For Check # 107222	240.00
PENTEGRA SYSTEMS		
62127	SURVEILLANCE SYSTEM UPGRADE-BOT 2/18/20	47,289.78
	Check Date 10/2/2020 Total For Check # 107223	47,289.78
PERMA SEAL		
25116	CONT BD-38 S THURLOW #25116	600.00
25576	CONT BD-541 E HICKORY #25576	500.00
	Check Date 10/2/2020 Total For Check # 107224	1,100.00
PERSONNEL STRATEGIES LLC		
082720	PSYCH EVAL POLICE OFFICER	550.00
	Check Date 10/2/2020 Total For Check # 107225	550.00
PHILLIPS FLORIST		
568691	ANNIVERSARY WREATH	260.00
	Check Date 10/2/2020 Total For Check # 107226	260.00
POMPS TIRE SERVICE, INC.		
470074958	STATE BID PRICING-TIRES	2,671.00
470074958A	REPLACE SPLIT RIM	161.00
	Check Date 10/2/2020 Total For Check # 107227	2,832.00
POWELL, BRIAN		
091420	MILEAGE REIMBURSEMENT	28.89
	Check Date 10/2/2020 Total For Check # 107228	28.89
POWER DMS INC		
38542	POLICY SOFTWARE 11/11/20 TO 11/10/21	2,239.20
	Check Date 10/2/2020 Total For Check # 107229	2,239.20
QUADIENT INC		
40155709	BRUSH & SPONGE KIT POSTAGE MACHINE	20.00
	Check Date 10/2/2020 Total For Check # 107230	20.00
RAY O'HERRON CO INC		
2019444-IN	UNIFORM ALLOW	254.00
2019443-IN	UNIFORM ALLOW	254.00
2018489-IN	UNIFORM ALLOW	683.22
2024973-IN	UNIFORM ALLOW	44.99
2035306-IN	SAMPLE SERVICES BARS	0.99
2048431-IN	UNIFORM ALLOW	77.87

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Invoice	Description	Invoice/Amount
2048430-IN	UNIFORM ALLOW	151.86
2042485-IN	UNIFORM ALLOW	65.00
2039664-IN	UNIFORM ALLOW	65.00
2050055-CM	CREDIT	-53.80
2039669-IN	UNIFORM ALLOW	80.00
2022992-IN	FLARES	284.97
2046589-IN	FLARES	379.66
2018486-IN	UNIFORM ALLOW	0.69
1972265-IN	5.56 MM FMJ AND 40 S&W	1,620.00
2005152-IIN	5.56 MM FMJ AND 40 S&W	1,950.00
2005148-CM	CREDIT FROM 1972265-IN AMO	-975.00
2041717-IN	40 S&W	866.40
2051053-IN	FLASHLIGHT BATTERIES	159.92
2052650-IN	POLICE SUPPLIES	107.94
2052652-IN	UNIFORMS	319.92
Check Date 10/2/2020 Total For Check # 107231		6,337.63
RED WING BUSINESS ADVANTA		
20200910019991	UNIFORM ALLOW	215.99
Check Date 10/2/2020 Total For Check # 107232		215.99
REPUBLIC SERVICES #551		
0551-014948962	RESIDENT WASTE STICKERS	3,250.00
Check Date 10/2/2020 Total For Check # 107233		3,250.00
RUSSELL, CAMERON		
092021	MILEAGE REIMBURSE-TRT TRAINING	165.94
Check Date 10/2/2020 Total For Check # 107234		165.94
RUSSO POWER EQUIPMENT		
SPI10393099	NOZZLES FOR HOSES	66.96
Check Date 10/2/2020 Total For Check # 107235		66.96
SEBA SIGNS AND PRINTING		
14988	PLAQUE	9.50
Check Date 10/2/2020 Total For Check # 107236		9.50
SEMMER LANDSCAPE		
16272	AUG2020 LANDSCAPING MOWING-VOB 2/18/20	5,027.50
16272	AUG2020 LANDSCAPING MOWING-VOB 2/18/20	14,569.50
16273	ROW MOVING & CODE ENFORCEMENT	1,250.00
Check Date 10/2/2020 Total For Check # 107237		20,847.00



Warrant Register 1726

Invoice	Description	Invoice/Amount
SERVICE FORMS & GRAPHICS		
0094597	BLUE LASER CHECKS	409.76
0093737	LETTERHEAD PAPER	873.88
	Check Date 10/2/2020 Total For Check # 107238	1,283.64
SHERWIN WILLIAMS		
SS085569	CONCRETE COLD PATCH	165.00
	Check Date 10/2/2020 Total For Check # 107239	165.00
SIRCHIE		
0458434-IN	ET SUPPLIES	100.95
	Check Date 10/2/2020 Total For Check # 107240	100.95
SPORTSKIDS INC		
187375	SUMMER 2020	2,954.70
	Check Date 10/2/2020 Total For Check # 107241	2,954.70
STARGUARD ELITE LLC		
964	LIFEGUARD TRAINING FEES	245.00
	Check Date 10/2/2020 Total For Check # 107242	245.00
STENZEL CLINICAL SERVICES		
090420	CLASS FD-STRESS DEBRIEFING	800.00
	Check Date 10/2/2020 Total For Check # 107243	800.00
STEVE PIPER & SONS		
16087	TREE REMOVAL PER CONTRACT	5,590.62
16121	TREE REMOVAL PER CONTRACT	1,143.59
	Check Date 10/2/2020 Total For Check # 107244	6,734.21
STRATEGIA CONSULTING LLC		
1252	MEDIA CONSULTING	875.00
	Check Date 10/2/2020 Total For Check # 107245	875.00
STREICHERS		
I1452486	VEST REPLACEMENT	66.49
I1451961	VEST REPLACEMENT	199.47
	Check Date 10/2/2020 Total For Check # 107246	265.96
SUBURBAN DOOR CHECK		
IN529431	KEY REPLACEMENT	39.40
	Check Date 10/2/2020 Total For Check # 107247	39.40
SWARD, CARTER		
090520	UNIFORM ALLOW	110.00
090520	UNIFORM ALLOW	150.38
91320	UNIFORM ALLOWANCE	186.30



Warrant Register 1726

Invoice	Description	Invoice/Amount
	Check Date 10/2/2020 Total For Check # 107248	446.68
T2 SYSTEMS		
F013115	T2 SOFTWARE LICENSE/SUBSCRIP VOB-8/11/20	23,708.16
	Check Date 10/2/2020 Total For Check # 107249	23,708.16
TELCOM INNOVATIONS GROUP		
A55717M	ANNUAL MAINTENANCE AGREEMENT	4,250.00
A55444	REMOTE SVCS CHARGE #171868	65.00
A55679	HOURLY REMOTE SVCS #172702	65.00
A55905	CHARGE REMOTE SERVICES #173373	97.50
	Check Date 10/2/2020 Total For Check # 107250	4,477.50
THE LAW OFFICES OF		
H-9-17-2020	SEPT20 ADMIN HEARINGS-TOWINGS	150.00
	Check Date 10/2/2020 Total For Check # 107251	150.00
THE POLICE & SHERIFFS		
138417	ID CARD	17.55
	Check Date 10/2/2020 Total For Check # 107252	17.55
THIRD MILLENIUM		
25234	UTILITY BILLING-9./2/20	1,110.26
25244	VEH STICKER ONLINE 6/1-8/31/20	156.15
	Check Date 10/2/2020 Total For Check # 107253	1,266.41
THOMSON REUTERS WEST		
824911641	CLEAR CHARGES-AUG2020	211.84
	Check Date 10/2/2020 Total For Check # 107254	211.84
TOTAL PARKING SOLUTIONS		
105051	WEB MONITORING	1,920.00
105052	PREVENTIVE MAINTENANCE AGREEMENT	2,760.00
105089	PARKING TERMINAL MONITORING	960.00
105088	PM ON PAY BOX	1,380.00
	Check Date 10/2/2020 Total For Check # 107255	7,020.00
TPI BLDG CODE CONSULTANT		
202008	3RD PTY PLUMBING INSP-AUG2020	1,850.00
	Check Date 10/2/2020 Total For Check # 107256	1,850.00
TRESSLER, LLP		
420928	PROF FEES THRU 8/31/20 #011269-00010	218.50
421129	PROF FEES THRU 8/31/20 #011269-00009	1,063.00
421117	PROF FEES THRU 8/31/20 #011269-00001	1,500.00
	Check Date 10/2/2020 Total For Check # 107257	2,781.50



Warrant Register 1726

Invoice	Description	Invoice/Amount
TRUSTWORTHY CLEANING		
19	KLM CLEANING	675.00
	Check Date 10/2/2020 Total For Check # 107258	675.00
TYLER TECHNOLOGIES, INC		
045-315183	SAAS CONTRACT IMPLEM-AUG20	640.00
	Check Date 10/2/2020 Total For Check # 107259	640.00
US GAS		
341046	MEDICAL OXYGEN 14 CYLINDERS	124.40
	Check Date 10/2/2020 Total For Check # 107260	124.40
USA BLUE BOOK		
327606	WATER TESTING REAGENTS	264.42
332173	HYDRANT TRAFFIC REPAIR KITS	574.59
	Check Date 10/2/2020 Total For Check # 107261	839.01
VERIZON WIRELESS		
9861711872	IPADS/MDTS 7-29 THRU 8-28-20	235.10
9861711872	IPADS/MDTS 7-29 THRU 8-28-20	922.12
9861711872	IPADS/MDTS 7-29 THRU 8-28-20	96.45
	Check Date 10/2/2020 Total For Check # 107262	1,253.67
VILLA PARK OFFICE EQUIPMENT INC		
105801	REPLACE BROKEN CHAIRS	1,139.94
	Check Date 10/2/2020 Total For Check # 107263	1,139.94
WAREHOUSE DIRECT INC		
4758540-0	OFFICE SUPPLIES	579.89
4747273-0	OFFICE SUPPLIES	81.02
4756618-0	OFFICE SUPPLIES	74.57
4756618-1	OFFICE SUPPLIES	24.69
4764188-0	OFFICE SUPPLIES	35.86
4764188-0	OFFICE SUPPLIES	63.14
4764188-0	OFFICE SUPPLIES	63.15
4763427-0	KLM JANITORIAL SUPPLIES	33.32
4763427-0	KLM JANITORIAL SUPPLIES	16.99
4760966-0	KLM JANITORIAL SUPPLIES	11.45
4767554-0	OFFICE SUPPLIES	172.02
4754443-1	JANITORIAL SUPPLIES	89.99
4754443-1	JANITORIAL SUPPLIES	89.99
4627838-1	JANITORIAL SUPPLIES	47.98

**Warrant Register 1726**

Invoice	Description	Invoice/Amount
4664397-0	JANITORIAL SUPPLIES	147.86
4664401-0	OFFICE SUPPLIES	117.76
4667131-0	OFFICE SUPPLIES	249.50
4686019-0	OFFICE SUPPLIES	108.92
4686020-0	JANITORIAL SUPPLIES	92.57
4686019-1	OFFICE SUPPLIES	58.33
4706134-0	JANITORIAL SUPPLIES	61.58
4715647-0	OFFICE SUPPLIES	233.94
4729573-0	OFFICE SUPPLIES	254.01
4729583-0	JANITORIAL SUPPLIES	167.50
4774522-0	OFFICE SUPPLIES	39.42
4769141-0	KLM JANITORIAL SUPPLIES	22.90
4767144-0	OFFICE SUPPLIES	349.12
	Check Date 10/2/2020 Total For Check # 107264	3,287.47
WARREN OIL COMPANY		
W1333364	JULY/AUG20 DIESEL FUEL	478.76
W1333364	JULY/AUG20 DIESEL FUEL	249.78
W1333364	JULY/AUG20 DIESEL FUEL	665.64
W1333364	JULY/AUG20 DIESEL FUEL	163.07
	Check Date 10/2/2020 Total For Check # 107265	1,557.25
WESTSIDE TRACTOR		
N97528	OIL & FUEL FILTERS-#105	179.36
	Check Date 10/2/2020 Total For Check # 107266	179.36
WIGHT CONSTRUCTION		
PAYMENT #21	PAYMENT APPLICATION #21-VOB 2/15/18	257,917.94
	Check Date 10/2/2020 Total For Check # 107267	257,917.94
WILLOWBROOK FORD INC		
6333455/1	CHECK ENGINE LIGHT #34	936.80
633613/1	AIRBAG LIGHT #33	534.18
6333413/1	LEAK #23	1,990.45
	Check Date 10/2/2020 Total For Check # 107268	3,461.43
WINSTON & STRAWN		
2758832	LEGAL SERVICES THRU 8/31/20	18,433.01
	Check Date 10/2/2020 Total For Check # 107269	18,433.01
WINTER EQUIPMENT		
IV45045	CURB GUARDS/WINTER EQUIP	685.22
	Check Date 10/2/2020 Total For Check # 107270	685.22

**Warrant Register 1726**

Invoice	Description	Invoice/Amount
AFLAC-FLEXONE		
5394	Payroll Run 1 - Warrant PR20	846.65
	Check Date 10/1/2020 Total For Check # 107271	846.65
COLONIAL LIFE PROCESSIONING		
5390	Payroll Run 1 - Warrant PR20	92.36
	Check Date 10/1/2020 Total For Check # 107272	92.36
ILLINOIS FRATERNAL ORDER		
5392	Payroll Run 1 - Warrant PR20	864.00
	Check Date 10/1/2020 Total For Check # 107273	864.00
NATIONWIDE RETIREMENT SOL		
5393	Payroll Run 1 - Warrant PR20	309.82
	Check Date 10/1/2020 Total For Check # 107274	309.82
NATIONWIDE TRUST CO FSB		
5395	Payroll Run 1 - Warrant PR20	3,391.17
	Check Date 10/1/2020 Total For Check # 107275	3,391.17
NCPERS GRP LIFE INS#3105		
5391	Payroll Run 1 - Warrant PR20	256.00
	Check Date 10/1/2020 Total For Check # 107276	256.00
STATE DISBURSEMENT UNIT		
5396	Payroll Run 1 - Warrant PR20	230.77
	Check Date 10/1/2020 Total For Check # 107277	230.77
	Total For ALL Checks	809,979.17



Warrant Summary by Fund:

RECAP BY FUND	FUND NUMBER	FUND TOTAL
GENERAL FUND	100	284,846.06
2012A BOND FUND	304	475.00
CAPITAL PROJECTS FUND	400	422,569.00
WATER & SEWER OPERATIONS FUND	600	14,566.15
ESCROW FUND	720	76,200.00
PAYROLL REVOLVING FUND	740	11,322.96
	TOTALS:	809,979.17

END OF REPORT



REQUEST FOR BOARD ACTION

Public Services &
Engineering

AGENDA SECTION: Consent Agenda – EPS

SUBJECT: Bid #1674 - Sewer Cleaning, Televising, and Root Cutting

MEETING DATE: October 6, 2020

FROM: Mark Pelkowski, Superintendent of Water and Sewer
Garrett Hummel, Administrative Analyst

Recommended Motion

Award Bid #1674 to National Power Rodding Inc. in the amount of \$45,739.40 and perform additional sewer cleaning, televising, and root cutting services not to exceed the budgeted amount of \$60,000.

Background

Annually, Public Services Staff solicits bids for Village-wide sewer cleaning, televising, and root cutting in order to secure competitive unit pricing. This program operates on a rotational basis with one-third of the Village's sewer system receiving cleaning, televising and/or root cutting services each year, as needed, with the goal of servicing the entire system every 3 years.

Public Services staff published the bid package in the Daily Herald and on the Village's website on August 30, 2020. The bid opening was held on September 16, 2020 via conference call. The Village received three (3) competitive bids from the following companies: National Power Rodding Inc., Sewertech LLC, and Chicagoland Trenchless Rehabilitation.

Discussion & Recommendation

Bid #1674 includes unit pricing for hydrojet cleaning, televising cleaned sewers, and root cutting services. These services are an important part in maintaining the Village's sewer system. Public Services staff recommends awarding Bid #1674 to National Power Rodding Inc. in the amount of \$45,739.40, with the ability to utilize the fully budgeted amount of \$60,000 for additional sewer cleaning, televising, and root cutting.

Budget Impact

Included in the Public Services Department CY2020 Budget (4600-7425) is \$60,000 for sewer cleaning, televising, and root cutting services. National Power Rodding Inc. provided the lowest qualified bid at a total cost of \$45,739.40 (attachment #2). As the total contract bid from National Power Rodding Inc. is \$14,260.60 under budget, Public Services staff recommends approval to utilize the fully budgeted amount of \$60,000 for additional needed cleaning, televising, and/or root cutting in the south east section of the Village including the Woodlands.

Village Board and/or Committee Action

Per the Village's approved meeting policy, this award is included on the Consent Agenda without the benefit of a First Reading because it meets the definition for a routine item: it is included in the approved budget, is under budget, and is less than \$100,000.

Documents Attached

1. Bid #1674 - Tabulation
2. National Power Rodding LLC Bid #1674 Proposal
3. Sewer Cleaning Map and Root Cutting/Televising Lists for 2020

Village of Hinsdale
Bid #1674 Sewer Cleaning/Televising/Root Cutting
Bid Tabulation, 10:00 a.m., September 16, 2020

				National Power Rodding Inc.		Sewertech LLC		Chicagoland Trenchless Rehabilitation	
				Bid Bond		Bid Bond		Bid Bond	
ITEM	DESCRIPTION	UNIT	QUANTITY(FT)*	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL	UNIT PRICE	TOTAL
1.	Hydrojet cleaning up to 30" diam.	Foot	79,000	0.30	23,700.00	0.45	35,550.00	0.70	55,300.00
2.	Photographing cleaned sewers	Foot	2,425	5.00	12,125.00	2.00	4,850.00	1.35	3,273.75
3.	Root cutting up to 30" diam.	Foot	33,048	0.30	9,914.40	0.50	16,524.00	1.24	40,979.52
TOTAL					\$45,739.40		\$56,924.00		\$99,553.27

PROPOSAL

VILLAGE OF HINSDALE
CONTRACT FOR
SEWER CLEANING, TELEVISIONING & ROOTCUTTING
BID #1674

BIDDER'S PROPOSAL

Full Name of Bidder National Power Rodding Corp. ("Bidder")

Principal Office Address 2500 W. Arthington St., Chicago, IL 60612

Local Office Address 2500 W. Arthington St., Chicago, IL 60612

Contact Person Reid W. Ruprecht Telephone 312-666-7700

Email Rruprecht@nationalpowerrodding.com

TO: Village of Hinsdale ("Owner")
19 E. Chicago Avenue
Hinsdale, Illinois 60521
Attention: Garrett Hummel

Bidder warrants and represents that Bidder has carefully examined the Work Site described below and its environs and has reviewed and understood all documents included, referred to, or mentioned in this bound set of documents, including Addenda Nos. 1, which are securely stapled to the end of this Bidder's Proposal [if none, write "NONE"] ("Bid Package").

Bidder acknowledges and agrees that all terms capitalized in this Bidder's Proposal shall have the meaning given to them in the documents included in the Bid Package.

1. Work Proposal

A. Contract and Work. If this Bidder's Proposal is accepted, Bidder proposes, and agrees, that Bidder will contract with Owner, in the form of the Contract included in the Bid Package: (I) to provide, perform and complete at the site or sites described in the Bid Package ("Work Site") and in the manner described and specified in the Bid Package all necessary work, labor, services, transportation, equipment, materials, apparatus, machinery, tools, fuels, gas, electric, water, waste disposal, information, data and other means and items

PROPOSAL

necessary for the **SEWER CLEANING, TELEVISIONING, & ROOT CUTTING**; (2) to procure and furnish all permits, licenses and other governmental approvals and authorizations necessary in connection therewith except as otherwise expressly provided in Attachment A to the Contract included in the Bid Package; (3) to procure and furnish all Bonds and all certificates and policies of insurance specified in the Bid Package; (4) to pay all applicable federal, state and local taxes; (5) to do all other things required of Contractor by the Contract; and (6) to provide, perform and complete all of the foregoing in a proper and workmanlike manner and in full compliance with, and as required by or pursuant to, the Contract; all of which is herein referred to as the "Work."

B. Manner and Time of Performance. If this Bidder's Proposal is accepted, Bidder proposes, and agrees, that the Bidder will perform the Work in the manner and time prescribed in the Bid Package and according to the requirements of Owner pursuant thereto.

C. General. If this Bidder's Proposal is accepted, Bidder proposes, and agrees, that Bidder will do all other things required of Bidder or Contractor, as the case may be, by the Bid Package.

2. Contract Price Proposal

If this Bidder's Proposal is accepted, Bidder will, except as otherwise provided in Section 2.1 of the Contract, take in full payment for all Work and other matters set forth under Section 1 above, including overhead and profit; taxes, contributions, and premiums; and compensation to all subcontractors and suppliers, the compensation set forth on the following "Schedule of Prices" ("Price Proposal"), which Schedule of Prices Bidder understands and agrees will be made a part of the Contract:

SCHEDULE OF PRICES

☒ A. UNIT PRICE CONTRACT

For providing, performing, and completing all Work, the sum of the products resulting from multiplying the number of acceptable units of Unit Price Items listed below incorporated in the Work by the Unit Price set forth below for such Unit Price Item:

PROPOSAL

COMPLETE TABLE AS INDICATED

VILLAGE OF HINSDALE SEWER CLEANING, TELEVISIONING & ROOT CUTTING

2020

BID NO. 1674

ITEM NO.	ITEM	APPROXIMATE QUANTITY	UNIT COST	TOTAL
1.	To clean by hydro-jet method sanitary, storm and combined sewers 0" to 30" diameter in size, including all labor, materials, and incidentals each year.	79,000/L.F.	\$.30 /ft.	\$23,700.00
2.	Photographing cleaned sewers as directed by the owner and submitting the pictorial record.	2,425/L.F.	\$ 5.00 /ft.	\$12,125.00
3.	Root cutting various storm & sanitary sewers 0" to 30" diameter in size including all labor, material, and incidentals each year.	33,048/L.F.	\$.30 /ft.	\$9,914.40

Estimated total cost of this maintenance **this contract year**. This program is to be completed according to the Specifications of the Contract.

HYDRO-JET METHOD

\$ 45,739.40

Indicate the approximate rate at which you proposed to accomplish the jetting, root cutting and photographing called for herein. 3,000 ft. /day

The Bidder agrees that this proposal is firm and shall remain in effect for 60 days from the date for opening of bids.

PROPOSAL

TOTAL CONTRACT PRICE:

Forty-five thousand seven hundred thirty-nine Dollars and forty Cents
(in writing) (in writing)

45,739 Dollars and 40 Cents
(in figures) (in figures)

DATE: 9-16-20

BIDDER:

Sole Proprietorship _____

National Power Rodding Corp.

Corporation X

Partnership _____

By 
William T. Kreidler

Title President

Address: 2500 W. Arthington St.

Chicago, IL 60612

(Corporate Seal)

D. BASIS FOR DETERMINING PRICES

It is expressly understood and agreed that:

1. The approximate quantities set forth in this Schedule of Prices for each Unit Price Item are Owner's estimate only, that Owner reserves the right to increase or decrease such quantities, and that payment for each Unit Price Item shall be made only on the actual number of acceptable units of such

PROPOSAL

Unit Price Item installed complete in place, measured on the basis defined in the Contract;

2. Owner is not subject to state or local sales, use and excise taxes and no such taxes are included in this Schedule of Prices,
3. All other applicable federal, state, and local taxes of every kind and nature applicable to the Work as well as all taxes, contributions, and premiums for unemployment insurance, old age or retirement benefits, pensions, annuities, or other similar benefits are included in this Schedule of Prices; and
4. All costs, royalties, and fees arising from the use on, or the incorporation into, the Work of patented equipment, materials, supplies, tools, appliances, devices, processes, or inventions are included in this Schedule of Prices.

All claim or right to dispute or complain of any such estimated quantity, or to assert that there was any misunderstanding in regard to the nature or amount of any Unit Price Item to be provided or performed, or to claim any additional compensation by reason of the payment of any such tax, contribution, or premium or any such cost, royalty or fee is hereby waived and released.

3. **Contract Time Proposal**

If this Bidder's Proposal is accepted, Bidder will commence the Work not later than the "Commencement Date" set forth in Attachment A to the Contract and will perform the Work diligently and continuously and will complete the Work not later than the "Completion Date" set forth in Attachment A to the Contract.

4. **Firm Proposal**

All prices and other terms stated in this Bidder's Proposal are firm and shall not be subject to withdrawal, escalation, or change for a period of 60 days after the date on which any Bidder's Proposal is opened or such extended acceptance date for Bidder's Proposals as may be established pursuant to Sections 10 and 13 of the General Instructions to Bidders.

5. **Bidder Representations**

A. **No Collusion.** Bidder warrants and represents that the only persons, firms, or corporations interested in this Bidder's Proposal as principals are those named in Bidder's Sworn Acknowledgment attached hereto and that this Bidder's Proposal is made without collusion with any other person, firm or corporation.

B. **Not Barred.** Bidder warrants, represents and certifies that it is not barred by law from contracting with Owner or with any unit of state or local government.

C. **Qualified.** Bidder warrants and represents that it has the requisite experience, ability, capital, facilities, plant, organization and staff to enable Bidder to perform

PROPOSAL

the Work successfully and promptly and to commence and complete the Work within the Contract Price and Contract Time Proposals set forth above. In support thereof, Bidder submits the attached Sworn Work History Statement. In the event Bidder is preliminarily deemed to be one of the most favorable to the interests of Owner, Bidder hereby agrees to furnish upon request, within two business days or such longer period as may be set forth in the request, such additional information as may be necessary to satisfy Owner that Bidder is adequately prepared to fulfill the Contract.

D. Owner's Reliance. Bidder acknowledges that Owner is relying on all warranties, representations and statements made by Bidder in this Bidder's Proposal.

6. Surety and Insurance

Bidder herewith tenders surety and insurance commitment letters as specified in Section 6 of the Invitation for Bidder's Proposals.

7. Bid Security

Bidder herewith tenders a Cashier's Check, Certified Check, or Bid Bond as specified in Section 6 of the Invitation for Bidder's Proposals for the sum of 10 percent of bid amount ~~dollars~~ (\$ 10%), which is equal to at least ten percent of Bidder's Price Proposal ("Bid Security").

8. Owner's Remedies

Bidder acknowledges and agrees that should Bidder fail to timely submit all additional information that is requested of it; or should Bidder, if Owner awards Bidder the Contract, fail to timely submit all the Bonds and all the certificates and policies of insurance required of it; or should Bidder, if Owner awards Bidder the Contract, fail to timely execute the Contract, Contractor's Certification and all other required documentation related to the Contract, it will be difficult and impracticable to ascertain and determine the amount of damage that Owner will sustain by reason of any such failure and, for such reason, Owner shall have the right, at its option in the event of any such default by Bidder, to retain or recover as reasonably estimated liquidated damages, and not as a penalty, the entire amount of the Bid Security or ten percent of Bidder's Price Proposal, whichever is greater, or to exercise any and all equitable remedies it may have against Bidder.

9. Owner's Rights

Bidder acknowledges and agrees that Owner reserves the right to reject any and all Bidder's Proposals, reserves the right to accept or reject any item of any Bidder's Proposal and reserves such other rights as are set forth in Section 13 of the General Instructions to Bidders.

PROPOSAL

10. **Bidder's Obligations**

In submitting this Bidder's Proposal, Bidder understands and agrees that it shall be bound by each and every term, condition or provision contained in the Bid Package, which are by this reference incorporated herein and made a part hereof.

DATED this 16th day of September, 2020.

Attest/Witness:

National Power Rodding Corp.

Bidder

By:



By:

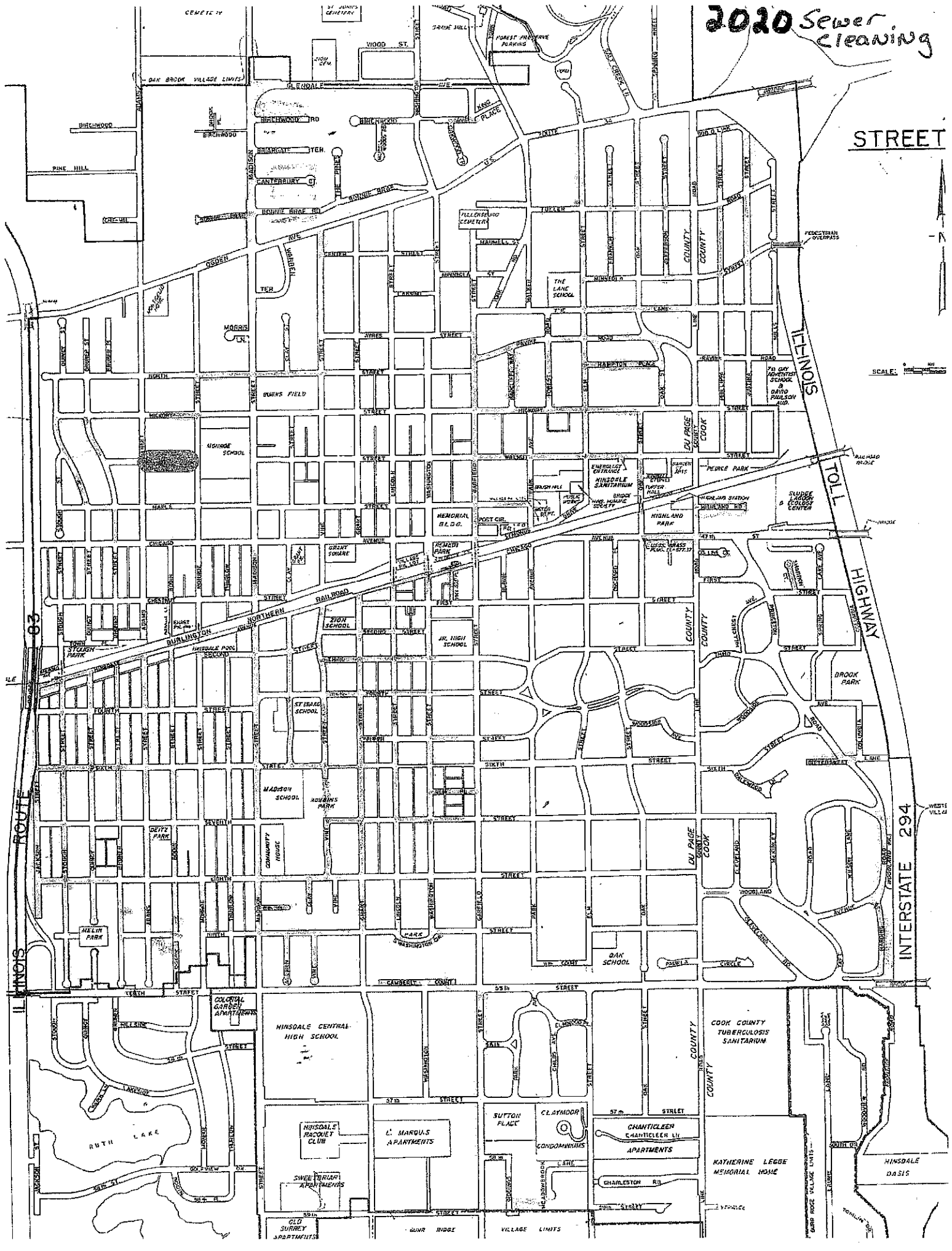


Title: Reid W. Ruprecht, Vice President

Title: William T. Kreidler, President

**SEE GENERAL INSTRUCTIONS TO BIDDERS, SECTION 7,
FOR SIGNATURE REQUIREMENTS**

STREET



Root cutting list 2020

Sheet 8

Oakwood & Birchwood #2780 to 2778	254 ft. 8" sanitary
Bonnie Brae MH2740 to MH 2700	197 ft. 10" sanitary
Bonnie Brae MH2742 to MH 2694	145 ft. 10" sanitary
Bonnie Brae MH2744 to MH 2740	158 ft. 10" sanitary
Bonnie Brae MH2746 to MH 2744	385 ft. 10" sanitary
Canterbury Ct MH2732 to MH2704	197 ft. 10" sanitary
Canterbury Ct. MH2734 to MH2732	267 ft. 10" sanitary
Vine St. MH2528 to MH 2526	270 ft. 10" sanitary

Sheet 9

Minneola MH S432 to S410	350 ft. 12" storm
700 & 800 block of N Elm	700 ft 10" storm
700 & 800 block of N Oak	750 ft 10" storm
700 block Franklin #2402 to 2300	320 ft. 8" sanitary
Franklin MH2410 to MH2356	370 ft. 8" sanitary
Franklin MH2410 to MH2300	500 ft. 8" sanitary
Franklin MH2402 to MH2406	350 ft. 8" sanitary
Jefferson MH2350 to MH2348	350 ft. 8" sanitary
Jefferson MH2352 to MH2350	250 ft. 8" sanitary
Jefferson MH2289 to MH2344	800 ft. 8" sanitary
Elm St. MH2414 to MH2304	214 ft. 8" sanitary
Elm St. MH2421 to MH2420	275 ft. 8" sanitary

Sheet 10

500 & 600 block of Phillippa	750 ft. 8" sanitary
Phillippa MH2184 to MH2182	413 ft. 8" sanitary
Phillippa MH2182 to MH158	430 ft. 8" sanitary
Phillippa MH2188 to MH2184	100 ft. 8" sanitary
Justina MH2200 to MH2202	365 ft. 8" sanitary
Justina M156 to MH2200	30 ft. 8" sanitary
Justina MH2202 to MH2204	360 ft. 8" sanitary
Justina MH2198 to M156	800 ft. 8" sanitary

Sheet 11

Bruner from Chicago to Maple	370 ft 8" storm
500 & 600 block of North	1070 ft 12" storm
Quincy M.H. 1320 to H2362	380 ft. 8" sanitary
Quincy MH S894 to S893	195 ft. 10" storm
Quincy/Bruner Easement MH S893 to S892	130 ft. 12" storm
Quincy/Bruner Easement MH S891 to S886	185 ft. 10" storm
Bruner MH S886 to Blind Connection	100 ft. 8" storm
Bruner MH S888 to S885	518 ft. 12" storm
Hickory St. MH1421 to MH1420	305 ft. 8" sanitary
Bruner MH1334 to H2360	750 ft. 8" sanitary
Walnut MH S1286 to MH S1222	500 ft. 12" Storm
Bruner MH1392 to MH1428	250 ft. 8" sanitary

300 & 400 block of W North	<u>Sheet 12</u>	800 ft 10" storm
Ravine from M.H.495 to 456	<u>Sheet 13</u>	1020 ft. 12" sanitary
The Lane MH2152 to MH459		220 ft. 10" sanitary
The Lane MH2154 to MH2152		220 ft. 10" sanitary
The Lane MH2156 to MH2154		215 ft. 10" sanitary
The Lane MH2158 to MH2156		200 ft. 10" sanitary
The Lane MH2160 to MH2158		200 ft. 10" sanitary
The Lane MH2162 to MH2160		185 ft. 10" sanitary
Highland Rd. MH2224 to H62	<u>Sheet 14</u>	275 ft. 10" sanitary
Highland Rd. MH2224 to MH2226		270 ft. 10" sanitary
Highland Rd. MH2226 to MH2228		180 ft. 10" sanitary
Highland Rd. MH2228 to MH2232		440 ft. 10" sanitary
400 block of S Stough	<u>Sheet 15</u>	670 ft 12" storm
400 block of S Madison		800 ft 15" storm
200 block of S Madison		430 ft. 15" storm
Thurlow St. MH1463 to MH1462		240 ft. 10" sanitary
Chicago Ave from M.H. S1266 West to Oak	<u>Sheet 17 & 18</u>	900 ft 12" storm
600 & 700 block of S Stough	<u>Sheet 19</u>	1300 ft 12" storm
600 & 700 block of S Madison		1400 ft 12" storm
S. Madison S866 to S870		300 ft 12" storm
8 th from Jackson to Quincy		700 ft. 10" storm
S. Stough MH1696 to MH1702		630 ft. 10" sanitary
Camberley Ct. MH2068 to Blind Connection	<u>Sheet 20</u>	80 ft. 8" sanitary
Harding Rd MH1983 to H58	<u>Sheet 22</u>	550 ft. 8" sanitary
Harding Rd. MH1980 to MH388		250 ft. 8" sanitary
Bittersweet MH1990 to MH1992		400 ft. 8" sanitary
Grant St. MH S1556 to MH S1552	<u>Sheet 24</u>	250 ft. 12" storm
Grant St. MH S1552 to MH S1532		150 ft. 12" storm
Grant St. MH S1532 to MH S1528		130 ft. 18" storm
Grant St. MH S1528 to MH S1115		130 ft. 18" storm
Racquet Ct. N. Easement S1532 to S1534		30 ft. 8" storm
Racquet Ct. N. Easement S1534 to S1536		50 ft. 6" storm
Racquet Ct. N. Easement S1536 to S1538		30 ft. 6" storm
Racquet Ct. N. Easement S1536 to S1540		350 ft. 6" storm
Racquet Ct. N. Easement S1540 to S1542		50 ft. 6" storm
Racquet Ct. N. Easement S1542 to S1548		150 ft. 6" storm

Racquet Ct. S. Easement S1116 to S1118
Racquet Ct. S. Easement S1118 to S1121

600 ft. 15" storm
280 ft. 12" storm

Sheet 25

End of Giddings S316 to S314
End of Giddings S314 to S328
End of Giddings S314 to S306
S. Garfield S1154 to S1142
S. Garfield S1142 to S334

70 ft 12" storm
300 ft. 15" storm
550 ft. 15" storm
675 ft 8" storm
1275 ft 15" storm

Total 33,048 Ft.

Televising List 2020

Sheet 9-Minneola from Franklin to Oak S432 to S410 350 FT. OF 12" Storm

Sheet 11-Quincy/Bruner Easement S893 TO S892 130 FT. 12" Storm

Sheet 11-Quincy/Bruner Easement S891 TO S886 185 FT. 10" Storm

Sheet 11-Bruner S886 TO Blind Connection 100 FT. 8" Storm

Sheet 11-Bruner S888 TO S885 520 FT. 12" Storm

Sheet 16-Village Place MH880 to MH870 280 FT. 12" Sanitary

Sheet 16-Hinsdale Ave MH872 to MH870 130 FT. 12" Sanitary

Sheet 16-Hinsdale Ave MH870 to MH850 280 FT. 12" Sanitary

Sheet 25-Claymore Easement S1403 to Outfall 450 FT. 30" Storm

Total 2,425 FT.

REQUEST FOR BOARD ACTION

Administration

AGENDA SECTION: ACA – Second Reading/Non-Consent

SUBJECT: Approval of an Ordinance to extend the expiration of outdoor dining and retail in public rights-of-way

MEETING DATE: October 6, 2020

FROM: Bradley Bloom, Assistant Village Manager/Dir of Public Safety

Recommended Motion

Approve an Ordinance Extending the Approval of Temporary Uses of Village Right-of-Way and Other Public and Private Spaces for Outdoor Dining, Retail and Other Authorized Purposes to June 30, 2021.

Background

On May 20, 2020, the Governor announced modifications to the Restore Illinois Plan that would allow outdoor dining and various other additional activities during Phase 3 of the Plan. In response, on May 28, 2020, the Village Board approved an ordinance allowing temporary changes to the traffic, parking and liquor codes and the installation of safety barriers in order to accommodate additional outdoor restaurant dining areas. Since the approval of this ordinance almost all the Hinsdale restaurants have expanded their outdoor dining areas. The ordinance allowing for additional outdoor restaurant dining will expire on December 31, 2020.

Discussion & Recommendation

Recently, Village staff hosted a virtual meeting with representatives of many of the Hinsdale restaurants to discuss their plans to continue outdoor dining as we approach colder weather. All of the restaurant representatives said that they would like to extend the outdoor dining as long as the weather cooperates, and people are willing to sit outside. Some of the restaurants are looking into using tents with heaters to extend the outdoor dining season, and other restaurants believe the outdoor tent option is not cost effective. It should be noted that the Governor's office has recently issued guidelines requiring that tents need to be open on two sides to be considered 'outdoor'.

There was consensus among the restaurant representatives that the outdoor seating was very popular with their customers, and they would like it to continue as late in the season as possible and continue or resume next year as the weather allows. Under the terms of the proposed ordinance the expiration date would be extended through June 30, 2021.

Should the Village Board approve extending the expiration date, the safety barriers, traffic and parking restrictions will remain in place.

The Police Department reports that they have not experienced any problems related to the temporary outdoor dining areas. Public Services indicates that the safety barriers will not hamper their snow removal efforts. Therefore, staff recommends approval of this ordinance.

Staff will maintain an open dialog with the restaurants to resolve any issues related to the extension the outdoor dining season.

Budget Impact

None

Village Board and/or Committee Action

N/A

Documents Attached

1. Ordinance

VILLAGE OF HINSDALE

ORDINANCE NO. _____

**AN ORDINANCE APPROVING CONTINUED TEMPORARY USES OF VILLAGE
RIGHT-OF-WAY AND OTHER PUBLIC AND PRIVATE SPACES FOR OUTDOOR
DINING, RETAIL AND OTHER AUTHORIZED PURPOSES**

WHEREAS, in late 2019, an outbreak of novel coronavirus ("COVID-19") occurred in China and quickly spread across the globe (the "COVID-19 Pandemic"); and

WHEREAS, beginning with an initial disaster declaration issued on March 9, 2020, and continuing through the latest disaster declaration issued on September 18, 2020, the Governor of Illinois has issued a series of disaster declarations in response to the COVID-19 Pandemic which have shuttered businesses and/or limited occupancy to businesses as a means to control the spread of the COVID-19 Pandemic; and

WHEREAS, the Governor's restrictions have, and continue to, inflict great harm on the Village's restaurants, stores and other businesses; and

WHEREAS, on May 5, 2020, the Governor announced the "Restore Illinois" plan ("the "Restore Illinois Plan"), which created a five-phase plan for reopening businesses, as well as other types of public places and establishments and, as later modified, applies a set of benchmarks to each of eleven regions within the State, and requires each region to have certain healthcare benchmarks before that particular region can move to the next phase of the Plan; and

WHEREAS, under the Restore Illinois Plan as currently formulated, the Village of Hinsdale is included in the West Suburban Region and is in Phase 4 of the Restore Illinois Plan; and

WHEREAS, at the time the Village moved to Phase 3 of the Restore Illinois Plan in May, 2020, the Village Board of Trustees approved Ordinance No. O2020-15, which allowed, on a temporary basis, the initiation or expansion of outdoor seating, outdoor dining and outdoor display of retail products, with certain restrictions to require social distancing, appropriate and safe pedestrian paths and to protect outdoor dining patrons and shoppers from vehicular traffic hazards; and

WHEREAS, the Board of Trustees continues to believe that it is imperative that it help facilitate and support the continued opening and reopening of those restaurants, stores and businesses harmed by the current restrictions, and continue to explore ways

in which the Village can assist Village businesses to recover from the closures and to prosper following the re-opening of their businesses; and

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

WHEREAS, pursuant to the Illinois Municipal Code (65 ILCS 5/1-2-1) the Village may pass all ordinances and make all rules and regulations proper or necessary to carry into effect the powers granted to municipalities; and

WHEREAS, the President and Board of Trustees of the Village of Hinsdale have determined that it is appropriate to extend the previous temporary uses approved in Ordinance No. O2020-15, by taking the following actions set forth below as temporary uses, and find that such actions satisfy the standards established in Section 9-103 of the Hinsdale Municipal Code governing temporary uses, subject to the conditions stated in this Ordinance.

BE IT ORDAINED by the President and Board of Trustees of the Village of Hinsdale, DuPage and Cook Counties and State of Illinois, as follows:

Section 1. Recitals. The foregoing recitals are incorporated into this Ordinance as findings of the President and Board of Trustees.

Section 2. Approval of Temporary Uses. The Board of Trustees, acting pursuant to the authority vested in it by laws of the State of Illinois and Section 9-103 of the Hinsdale Municipal Code, authorizes and approves the following as temporary uses:

A. Temporary Right-of-Way and other Public Property Closures: Temporary closure to thru-traffic and/or parking, and use for the Authorized Purposes specified herein, is authorized for the following Village Rights-of-Way, Parking Areas and other Property (collectively, the "Village Closure Areas"):

1. 1st Street between Garfield Street and Washington Street;
2. Washington Street, between 1st Street and Hinsdale Avenue;
3. Hinsdale Avenue, between Garfield Street and Washington Street;
4. 2nd Street, between Washington Street and Lincoln Street; and
5. Village Place (alley).

During the term of the temporary uses authorized by this Ordinance, the Village shall not consider a business or parking area to be in violation of any parking requirements

imposed by the Village's zoning ordinance as a result of the use of any parking spaces or lots for Village Closure Areas.

The Village Manager is authorized to designate additional Village Closure Areas as deemed appropriate by her. Such additional Village Closure Areas are subject to all requirements of this Ordinance, and shall be reported to the Village Board of Trustees at the next regular meeting of the Board following their designation.

B. Authorized Purposes - Village: During Periods of Temporary Closure, and subject to the parameters set forth in this Ordinance and any additional parameters, guidelines and regulations developed by the State of Illinois and the Village Manager, in consultation with the Chief of Police, the Village is authorized to place tables, tents and other dining and retail infrastructure into the Village Closure Areas for the purpose of facilitating consumption by members of the public of food and drinks, including alcoholic liquor, obtained from Village dining establishments, facilitating shopping by members of the public for goods from Village retail establishments, and for other purposes related to furthering the economic recovery of Village business establishments (collectively, the "Authorized Purposes").

C. Authorized Purposes – Individual Businesses: During Periods of Temporary Closure, and subject to the parameters set forth in this Ordinance and any additional parameters, guidelines and regulations developed by the State of Illinois and the Village Manager, in consultation with the Chief of Police, and submittal to, and approval by, the Village Manager of an application on a form provided by the Village requesting use of a portion of the Village Closure Areas for Authorized Purposes, individual businesses may be authorized to utilize the Village Closure Areas for Authorized Purposes.

D. Temporary Parking Lot Closures: During Periods of Temporary Closure, and subject to the parameters set forth in this Ordinance and any additional parameters, guidelines and regulations developed by the State of Illinois and the Village Manager, in consultation with the Chief of Police, the temporary closure of privately owned parking areas or portions of parking areas for use by individual businesses for the Authorized Purposes stated herein is authorized at the following locations (collectively, the "Private Closure Areas"), subject to the approval of the owner of the Private Closure Areas :

1. Parking Area located at Grant Square; and
2. Parking Area located at Gateway Square.

During the term of the temporary uses authorized by this Ordinance, the Village shall not consider a business or parking area to be in violation of any parking requirements imposed by the Village's zoning ordinance as a result of the use of any parking spaces or lots for Private Closure Areas.

The Village Manager is authorized to designate additional Private Closure Areas from time to time as deemed appropriate by her. Such additional Private Closure Areas are subject to all requirements of this Ordinance, and shall be reported to the Village Board of Trustees at the next regular meeting of the Board following their designation.

E. Times and Term: Closures of the Village Closure Areas and Private Closure Areas for Authorized Purposes may take place on any day, during hours to be determined by the Village Manager in her discretion as appropriate for each area ("Periods of Temporary Closure"), and until the Board of Trustees acts to terminate the temporary uses or the West Suburban Region reaches Stage 5 of the Restore Illinois Plan, whichever occurs earlier, but in no event later than June 30, 2021.

F. Liquor Consumption: During Periods of Temporary Closure, and subject to the parameters set forth in this Ordinance and any additional parameters, guidelines and regulations developed by the State of Illinois and the Village Manager, in consultation with the Chief of Police, the Village hereby waives enforcement of subsection 3-3-26 of the Village Code prohibiting possession and consumption of open containers of alcohol in public places in the Village Closure Areas and Private Closure Areas .

G. Liquor Licensing: The Authorized Purposes include, during Periods of Temporary Closure, and subject to the parameters set forth in this Ordinance, and any additional parameters, guidelines and regulations developed by the Village Manager, in consultation with the Chief of Police, and completion and approval by the individual business of an application for such purposes on a form provided by the Village, individual businesses may utilize designated portions of the Village Closure Areas and Private Closure Areas for the service of alcoholic liquor as an extension of their existing licensed premises. No bar areas are permitted in the Village Closure Areas and Private Closure Areas.

H. Fee Waivers: No outdoor dining permit or other fee shall be imposed by the Village based on the temporary uses approved by this Ordinance.

I. Temporary Signage: Temporary signage, as approved by the Village Manager or her designee, may be posted by the Village or by individual businesses in furtherance of the Authorized Purposes of this Ordinance. Such temporary signage may include, but is not limited to, additional 15-minute loading zone spaces on Village Rights-of-Way, window or outside signage related to curbside pickup or delivery of food and drink orders, and the posting of menus and phone numbers for placement of orders.

Section 3. Conditions. The approvals granted in Section 2 of this Ordinance are expressly subject to all of the following conditions:

A. Compliance with State and Federal Protocols, Guidelines and Regulations: All Authorized Uses conducted under this Ordinance shall comply with all protocols, guidelines and regulations issued by the Illinois Department of Commerce and Economic Opportunity, the Illinois Public Health, Centers for Disease Control and other official State or federal authority.

B. Compliance with Village Parameters, Guidelines and Regulations: The Village Manager, in consultation with the Chief of Police, shall develop such parameters, guidelines and regulations as are deemed by her to be necessary to safely and effectively implement the temporary uses authorized by this Ordinance. All

Authorized Uses conducted under this Ordinance shall comply with all such parameters, guidelines and regulations, as revised from time to time.

C. Liquor Licensing Compliance: All Authorized Uses conducted under this Ordinance shall comply with any specific direction relative to alcohol service issued under this Ordinance by the Local Liquor Control Commissioner. The Local Liquor Commissioner reserves the right to issue additional directions during the term of the temporary uses, to modify or revoke previously issued directions during the term of the temporary uses, and has authority to immediately revoke or terminate the approvals for alcoholic liquor service in the Village Closure Areas and Private Closure Areas extended under this Ordinance in general or as applied to any specific business where violations are observed to have occurred. Any failure by a specific business to comply with any of the provisions of the temporary uses, generally applicable Village Code provisions relative to service of alcoholic liquor, or any directions issued by the Local Liquor Control Commissioner or Village Manager relative to the service of alcoholic liquor or to the temporary uses, may result in the immediate modification or revocation of the use as applied to them.

D. Physical Barriers and Signage: All Village Closure Areas and Private Closure Areas shall be demarcated by physical concrete barriers or other barriers approved by the Village Manager, in consultation with the Chief of Police. No alcohol consumption or dining or retail activities shall be permitted beyond the demarcated areas. Only signage pre-approved approved by the Village Manager shall be allowed.

E. Masks and Social Distancing: Village employees and employees of individual businesses, and members of the public, except where engaged in eating and drinking activities, shall utilize face coverings in all Village Closure Areas and Private Closure Areas at all times when proper social distancing cannot be maintained. Tables shall be sized and spaced to observe proper social distancing.

F. Smoking: Smoking is prohibited in all Village Closure Areas and Private Closure Areas.

G. No Bar Service: No bars are allowed in Village Closure Areas and Private Closure Areas, and service of alcoholic liquor by individual businesses in such areas, where permitted, is only allowed in conjunction with the service of meals.

H. Release and Hold Harmless; Insurance. Any individual business applicant seeking to utilize Village Closure Areas for any of the Authorized Purposes is required to provide an executed Release, Hold Harmless and Indemnification Agreement, in a form provided by the Village, relative to the use. The Applicant must also provide the Village with proof of general liability insurance (and, when applicable, dramshop liability insurance) including the village as a named insured and insuring the village against any liability resulting from the temporary uses permitted by this Ordinance. Minimum coverage shall be in amounts to be determined by the Village Manager.

I. Sidewalk or Building Entrance Encroachment. The right of any individual business to temporarily utilize the Village Closure Areas may be rescinded by the

Village for cause at any time, should the Village need to perform work on the right-of-way, or should circumstances reduce the width of the public sidewalk or building entrance clearance exclusive of the encroachment to less than that determined by the Village to be necessary, or should the Village determine for any other reason that continuing encroachment onto the public right-of-way is not in the best interests of the Village. Upon rescission, the encroachment by the individual business must be removed by the individual business at its cost.

J. Compliance with ADA. Any individual business applicant seeking to utilize Village Closure Areas for any of the Authorized Purposes is required to be in, and remain in, compliance with all applicable requirements of the Americans with Disabilities Act (the "ADA"). Failure by an individual business to achieve or maintain ADA compliance may result in the termination of their right to utilize the Village Closure Areas for the Authorized Purposes.

K. Compliance with Codes, Ordinances, and Regulations: Except as specifically set forth in this Ordinance, the provisions of the Hinsdale Municipal Code and the Hinsdale Zoning Code shall apply and govern all use of the Village Closure Areas and Private Closure Areas at all times.

Section 4. Modifications. The Village Board of Trustees recognizes the need for the Village's economy to revitalize in a safe and healthy manner for its residents. The Village Board also realizes the temporary uses authorized herein are approved during the current emergency conditions which are quickly evolving and ever-changing. The Board delegates to the Village President and Village Manager the ability to implement such modifications to the temporary uses authorized hereunder as may be necessary due to those changes in conditions, so long as such changes are consistent with the overall intent of this Ordinance. It is further understood that these temporary uses may need to be postponed, suspended, modified and/or terminated for a variety of reasons, including health and safety reasons. In addition, these temporary uses may need to be withdrawn if they are abused or if violations of this Ordinance or other conditions warrant.

Section 5: Severability. If any section, paragraph, clause or provision of this Ordinance shall be held invalid, the invalidity of such section, paragraph, clause or provision shall not affect any of the other provisions of this Ordinance.

Section 6. Effective Date. This Ordinance shall be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

ADOPTED this _____ day of _____, 2020, pursuant to a roll call vote as follows:

AYES: _____

NAYS: _____

ABSENT: _____

APPROVED by me this _____ day of _____, 2020, and attested to by the Village Clerk this same day.

Thomas K. Cauley, Jr., Village President

ATTEST:

Christine M. Bruton, Village Clerk

REQUEST FOR BOARD ACTION
Finance

AGENDA SECTION: Second Reading– ACA

SUBJECT: Local Motor Fuel Tax in Cook County

MEETING DATE: October 6, 2020

FROM: Darrell Langlois, Assistant Village Manager/Finance Director

Recommended Motion

Approve an Ordinance Deleting Chapter 19 (Motor Fuel Tax) of Title 3 (Business and License Regulations) of the Village Code of Hinsdale and Discontinuing the Imposition of a Motor Fuel Tax within the Cook County Portion of the Village as Previously Imposed by Ordinances Nos. O2019-30 and O2020-19; **OR**

Approve an Ordinance Amending Title 3 (Business and License Regulations), Chapter 19 (Motor Fuel Tax) of the Village Code of Hinsdale Relative to the Motor Fuel Tax.

Background

On October 1, 2019, the Village adopted Ordinance O2019-30 to impose a local Motor Fuel Tax of \$0.03 per gallon on motor fuel sales in the Cook County portion of Hinsdale. On August 11, 2020, the Village adopted Ordinance O2020-19 that made language changes to the original ordinance based on direction from the Illinois Department of Revenue (DOR) because of subsequent legislation that affected the new tax.

Collection responsibilities for this new tax are the responsibility of the DOR; since the time of the Village adopting the ordinance, the DOR has been developing rules and forms in order to administer the tax. This tax new is tax was officially implemented on July 1, 2020.

Discussion & Recommendation

In late August, we became aware that DOR had published information on their website that indicated that the new \$0.03 tax applied to both the Cook County portion and the Du Page County portion of Hinsdale. After numerous inquiries, DOR has taken the position that the enabling legislation allows Hinsdale to implement the \$0.03 tax since a portion of Hinsdale is in Cook County (only non-home rule units of government in Cook County can impose this new tax), but if we so elect to impose the tax, it has to be applied to all of Hinsdale. As it currently stands, the DOR is attempting to collect this tax from all of Hinsdale.

We have had numerous discussions with DOR about the ordinance only taxing motor fuel sales in the Cook County portion of Hinsdale, including the fact that Ordinance O2019-30 was originally accepted by DOR. Earlier this month, we filed the new Ordinance 2020-19, which DOR has formally rejected by a letter dated September 11, 2020. In this letter, they indicated that we must revise our ordinance to apply the new tax to all of Hinsdale or repeal it by October 1, 2020. The State has advised the Village Attorney that the deadline would be extended so that the Village Board can decide on October 6, but failure to revise the Ordinance by this date will result in the State no longer collecting this tax after January 1, 2021.

No matter which direction the Board decides, staff has reached out to our legislators to try to revise the statutes so that the Village would have the flexibility to impose this tax only in the Cook County

portion of Hinsdale. It would likely be until 2021 at the earliest that any legislation would be considered, and we are uncertain whether this would be successful.

Budget Impact

When the initial proposal was made in 2019 to the Village Board to apply this new tax to Cook County fuel sales only, the new tax was estimated at \$125,000 to \$150,000 annually and was to be used to fund MIP projects.

Village Board and/or Committee Action

On August 11, 2020, the Village Board approved Ordinance O2020-19, which made updates to the Ordinance imposing a Motor Fuel Tax within the Cook County Portion of the Village.

Documents Attached

1. An Ordinance Deleting Chapter 19 (Motor Fuel Tax) of Title 3 (Business and License Regulations) of the Village Code of Hinsdale and Discontinuing the Imposition of a Motor Fuel Tax within the Cook County Portion of the Village as Previously Imposed by Ordinances Nos. O2019-30 and O2020-19;
2. Ordinance Amending Title 3 (Business and License Regulations), Chapter 19 (Motor Fuel Tax) of the Village Code of Hinsdale Relative to the Motor Fuel Tax.

VILLAGE OF HINSDALE

ORDINANCE NO. O2020-__

AN ORDINANCE DELETING CHAPTER 19 (MOTOR FUEL TAX) OF TITLE 3 (BUSINESS AND LICENSE REGULATIONS) OF THE VILLAGE CODE OF HINSDALE AND DISCONTINUING THE IMPOSITION OF A MOTOR FUEL TAX WITHIN THE COOK COUNTY PORTION OF THE VILLAGE AS PREVIOUSLY IMPOSED BY ORDINANCE NOS. O2019-30 AND O2020-19

WHEREAS, the Village of Hinsdale (the "Village") is a non-home rule municipality, having all of the powers and authority granted to such municipalities pursuant to Article VII, Section 7 of the Illinois Constitution of 1970, including the right to exercise any power and perform any function pertaining to its government and affairs; and

WHEREAS, the Village is located in part in Cook County, Illinois, a county with a population in excess of 3,000,000, and is therefore authorized pursuant to Section 8-11-2.3 of the Illinois Municipal Code (65 ILCS 5/8-11-2.3) to impose a tax on motor fuel at a rate not to exceed three cents (\$0.03) per gallon; and

WHEREAS, on October 1, 2019, the President and Board of Trustees of the Village approved Ordinance No. O2019-30 amending the Village Code to impose a tax on the retail sale of motor fuel at a rate of three cents (\$0.03) per gallon within the Cook County portion of the Village; and

WHEREAS, the President and Board of Trustees, at the direction of the Illinois Department of Revenue, subsequently approved Ordinance No. O2020-19, which made certain revisions to the Village's Ordinance imposing a tax on the retail sale of motor fuel in the Cook County portion of the Village based on amendments to the State Act made in Public Act 101-0604; and

WHEREAS, the Illinois Department of Revenue has since advised the Village that based on the Department's interpretation of the authority contained in Section 8-11-2.3 of the Illinois Municipal Code (65 ILCS 5/8-11-2.3), the Department will not implement the motor fuel tax only in Cook County, as directed by the Ordinances approved by the Village, but will instead only impose it upon all sellers of motor fuel within the Village, as it has been to date, or not at all; and

WHEREAS, given those options, the President and Board of Trustees at this time determine that it is in the best interests of the Village and its residents and businesses to discontinue and repeal imposition of the tax on the retail sale of motor fuel imposed by Ordinance Nos. O2020-30 and Ordinance No. O2020-19 at a rate of three cents (\$0.03) per gallon.

BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE VILLAGE OF HINSDALE, DuPAGE AND COOK COUNTIES, ILLINOIS, AS FOLLOWS:

SECTION 1: Each whereas paragraph set forth above is incorporated by reference into this Section 1.

SECTION 2: Title 3 (Business and License Regulations), Chapter 19 (Motor Fuel Tax) of the Village Code of Hinsdale, imposing a tax on the retail sale of motor fuel at a rate of three cents (\$0.03) per gallon within the Cook County portion of the Village is repealed by deleting it in its entirety, and the tax imposed by said Chapter is hereby discontinued.

SECTION 3: In addition, all ordinances, or parts of ordinances, in conflict with the provisions of this Ordinance, to the extent of such conflict, are repealed.

SECTION 4: Each section, paragraph, clause and provision of this Ordinance is separable and if any provision is held unconstitutional or invalid for any reason, such decision shall not affect the remainder of this Ordinance, nor any part thereof, other than that part affected by such decision.

SECTION 5: Except as to the Code amendments set forth above in this Ordinance, all Chapters and Sections of the Village Code of Hinsdale, as amended, shall remain in full force and effect.

SECTION 6: The Village Clerk is directed to file a certified copy of this Ordinance with the Illinois Department of Revenue as soon as possible following its approval and execution.

SECTION 7: This Ordinance shall be in full force and effect after its passage, approval and publication in pamphlet form as provided by law.

PASSED this ____ day of October, 2020.

AYES: _____

NAYS: _____

ABSENT: _____

APPROVED by me this ____ day of October, 2020, and attested to by the Village Clerk this same day.

Thomas K. Cauley, Jr., Village President

ATTEST:

Christine M. Bruton, Village Clerk

This Ordinance was published by me in pamphlet form on the ____ day of October, 2020.

Christine M. Bruton, Village Clerk

VILLAGE OF HINSDALE

ORDINANCE NO. O2020-__

**AN ORDINANCE AMENDING TITLE 3 (BUSINESS AND LICENSE REGULATIONS),
CHAPTER 19 (MOTOR FUEL TAX) OF THE VILLAGE CODE OF HINSDALE RELATIVE TO
THE MOTOR FUEL TAX**

WHEREAS, the Village of Hinsdale (the "Village") is a non-home rule municipality, having all of the powers and authority granted to such municipalities pursuant to Article VII, Section 7 of the Illinois Constitution of 1970, including the right to exercise any power and perform any function pertaining to its government and affairs; and

WHEREAS, the Village is located in part in Cook County, Illinois, a county with a population in excess of 3,000,000, and is therefore authorized pursuant to Section 8-11-2.3 of the Illinois Municipal Code (65 ILCS 5/8-11-2.3) to impose a tax on motor fuel at a rate not to exceed three cents (\$0.03) per gallon; and

WHEREAS, on October 1, 2019, the President and Board of Trustees of the Village, after finding that such code amendments further the public health, welfare and safety, and are in the best interests of the Village, its residents and the public, approved Ordinance No. O2019-30 amending the Village Code to impose a tax on the retail sale of motor fuel at a rate of three cents (\$0.03) per gallon within the Cook County portion of the Village; and

WHEREAS, the President and Board of Trustees, at the direction of the Illinois Department of Revenue, subsequently approved Ordinance No. O2020-19, which made certain revisions to the Village's Ordinance imposing a tax on the retail sale of motor fuel in the Cook County portion of the Village based on amendments to the State Act made in Public Act 101-0604; and

WHEREAS, the Illinois Department of Revenue has since advised the Village that based on the Department's interpretation of the authority contained in Section 8-11-2.3 of the Illinois Municipal Code (65 ILCS 5/8-11-2.3), the Department will not implement the motor fuel tax only in Cook County, as directed by the Ordinances approved by the Village, but will instead only impose it upon all sellers of motor fuel within the Village, or not at all; and

WHEREAS, given those options, the President and Board of Trustees at this time determine that it is in the best interests of the Village and its residents and businesses, to further amend the Village Code to impose a tax on the retail sale of motor fuel at a rate of three cents (\$0.03) per gallon on all persons engaged in the business of selling motor fuel within the entirety of the Village.

**BE IT ORDAINED BY THE PRESIDENT AND BOARD OF TRUSTEES OF THE
VILLAGE OF HINSDALE, DuPAGE AND COOK COUNTIES, ILLINOIS, AS FOLLOWS:**

SECTION 1: Each whereas paragraph set forth above is incorporated by reference into this Section 1.

SECTION 2: Title 3 (Business and License Regulations), Chapter 19 (Motor Fuel Tax) of the Village Code of Hinsdale, is amended to read in its entirety as follows:

"CHAPTER 19

MOTOR FUEL TAX

3-19-1: IMPOSITION OF TAX

A tax is hereby imposed upon all persons ~~engaged in the~~within the Cook County ~~portion of the~~ Village in the business of selling motor fuel, as defined in the Motor Fuel Tax Law (35 ILCS 505/1 *et seq.*), at retail for the operation of motor vehicles upon public highways or for the operation of recreational watercraft upon waterways, at the rate of three cents (\$0.03) per gallon of motor fuel sold at retail in the Village for the purpose of use or consumption and not for the purpose of resale.

The imposition of this municipal motor fuel tax is in accordance with and subject to the provisions of Section 8-11-2.3 of the Illinois Municipal Code (65 ILCS 5/8-11-2.3), as amended, which is incorporated as though fully set forth herein.

3-19-2: COLLECTION AND ADMINISTRATION OF TAX

The tax imposed by this Chapter, and the civil penalties that may be assessed as an incident thereto, shall be collected and enforced by the Illinois Department of Revenue. The Department of Revenue shall have the full power to administer and enforce the provisions of this Chapter."

SECTION 3: All ordinances, or parts of ordinances, in conflict with the provisions of this Ordinance, to the extent of such conflict, are repealed.

SECTION 4: Each section, paragraph, clause and provision of this Ordinance is separable and if any provision is held unconstitutional or invalid for any reason, such decision shall not affect the remainder of this Ordinance, nor any part thereof, other than that part affected by such decision.

SECTION 5: Except as to the Code amendments set forth above in this Ordinance, all Chapters and Sections of the Village Code of Hinsdale, as amended, shall remain in full force and effect.

SECTION 6: The Village Clerk is directed to file a certified copy of this Ordinance with the Illinois Department of Revenue as soon as possible following its approval and execution.

SECTION 7: This Ordinance shall be in full force and effect after its passage, approval and publication in pamphlet form as provided by law.

PASSED this ____ day of October, 2020.

AYES: _____

NAYS: _____

ABSENT: _____

APPROVED by me this ____ day of October, 2020, and attested to by the Village Clerk this same day.

Thomas K. Cauley, Jr., Village President

ATTEST:

Christine M. Bruton, Village Clerk

This Ordinance was published by me in pamphlet form on the ____ day of October, 2020.

Christine M. Bruton, Village Clerk

Community Development

AGENDA SECTION: Second Reading – ZPS

SUBJECT: Third Major Adjustment to approved Exterior Appearance and Site Plan of Bill Jacobs Land Rover/Jaguar Dealership to retroactively permit approval of an Access Drive between 300 and 336 E. Ogden Avenue in the B-3 General Business District - Case A-15-2020

MEETING DATE: October 6, 2020

FROM: Chan Yu, Village Planner

Recommended Motion

Approve or deny the request for a Third Major Adjustment to the Site Plan to permit approval of an access drive between 300 and 336 E. Ogden Avenue for the Land Rover/Jaguar dealership.

OR

Move to refer the request to the Plan Commission for further hearing and review.

Background

The Village of Hinsdale received a major adjustment to the site plan application to retroactively permit an access drive to connect the 300 E. Ogden Avenue parking lot and 336 E. Ogden Avenue parking lot. The applicant, Bill Jacobs Land Rover, was formerly located at 300 E. Ogden Avenue and has moved next door to 336 E. Ogden Avenue to expand and include the Jaguar brand. Bill Jacobs Land Rover continues to control 300 E. Ogden Avenue and plans to operate an independent company, Current Automotive, to sell used electric vehicles and provide vehicle detailing and photography for its inventory at 336 E. Ogden Avenue.

A burning bush would be added to the landscape plan to replace the bush removed for the drive aisle. The Hinsdale Fire Department has noted its preference to keep/permit the access drive to reach the existing building at 300 E. Ogden Avenue from several sides due to the location of the existing canopy on the east side.

On February 6, 2018, the Board of Trustees (BOT) approved Ordinance O2018-02, approving an Exterior Appearance and Site Plan for Bill Jacobs Land Rover to redevelop the former GM training facility at 336 E. Ogden Avenue for a Land Rover dealership.

On November 20, 2018, the BOT approved Land Rover's 1st Major Adjustment Ordinance O2018-45 to permit various changes to the exterior appearance and site plan to include a Jaguar dealership at the same location.

On November 5, 2019, the BOT approved Land Rover's 2nd Major Adjustment Ordinance O2019-38 to permit changes also approved by the neighbors to:

- Relocate the west section of the fence further north and the south section of the fence (parallel to Franklin Street) further east.

- In relation to the aforementioned fence relocation, minimize the extent of tree removals to extent possible along the south section of the fence (parallel to Franklin Street).
- Reduction of one (1) parking space as a result of the fence relocation.
- Relocation of one (1) light pole eastward to the southwest corner of the subject property as a result of the fence relocation.

Discussion & Recommendation

N/A

Village Board and/or Committee Action

At the September 1, 2020, Board of Trustees meeting, the Village Board requested language in the ordinance to (1) prevent 300 E. Ogden to be used as an auto storage site for 336 E. Ogden Avenue, and (2) for the driveway connection to be tied to the lease agreement and/or the auto use of the site.

At the September 15, 2020 meeting of the Village Board, Trustees agreed to move the matter forward for consideration at a later date.

Documents Attached

The following related materials were provided for the Board of Trustees of this item on September 1, 2020, and can be found on the Village website at:

https://www.villageofhinsdale.org/document_center/VillageBoard/2020/09%20SEP/VBOT%20packet%2009%2001%2020.pdf

Major Adjustment and Exterior Appearance Application

Approved 1st Major Adjustment to Exterior Appearance O2018-45 (Nov. 20, 2018)

Approved 2nd Major Adjustment to Exterior Appearance O2019-38 (Nov. 5, 2019)

Zoning Map and Subject Property

Definition of "Substantial Conformity" per the Zoning Code Section 12-206

Attachment 1: Street View of Access Drive (facing East and West, respectively)



Attachment 1: Aerial View of Access Drive





**MAJOR ADJUSTMENT TO PLANNED
DEVELOPMENT
COMMUNITY DEVELOPMENT
DEPARTMENT**

***Must be accompanied by completed Plan Commission Application**

Address of proposed request: 336 E Ogden Ave

Proposed Planned Development request:

Amendment to Adopting Ordinance Number:

REVIEW CRITERIA:

Paragraph 11-603K2 of the Hinsdale Zoning Code regulates Major Adjustments to a Final Planned Development that are under construction and Subsection 11-603L regulates Amendments to Final Plan Developments Following Completion of Development and refers to Subsection 11-603K. Any adjustment to the Final Plan not authorized by Paragraph 11-603K1 shall be considered to be a Major Adjustment and shall be granted only upon application to, and approval by, the Board of Trustees. The Board of Trustees may, by ordinance duly adopted, grant approval for a Major Adjustment without a hearing upon finding that any changes in the Final Plans as approved will be in substantial conformity with said Final Plan. If the Board of Trustees determines that a Major Adjustment is not in substantial conformity with the Final Plan as approved, then the Board of Trustees shall refer the request to the Plan Commission for further hearing and review.

1. Explain how the proposed major adjustment will be in substantial conformity with said plan.

There will be no substantial changes to the building, site usage, site capacity, or landscaping. The addition of the access drive will not substantially change/alter the site in any way.

2. Explain the reason for the proposed major adjustment.

The major adjustment would add access between the two contiguous sites that would allow for fire vehicle access to the backside of 300 E Ogden and would also decrease the amount of residential traffic.

The assistant fire chief visited the site and specifically noted that a fire lane in this area would be beneficial, by providing better access for fire vehicles to the 300 property.

Additionally, the access drive would enable access for traffic between the two businesses at 300 and 336 Ogden. While there will be two different, independent companies operating on the two sites, there is a need for access for various sublet services. These services will include but not be limited to: vehicle pictures, detailing, and other "get-ready" work.



**COMMUNITY DEVELOPMENT
DEPARTMENT
EXTERIOR APPEARANCE AND
SITE PLAN REVIEW CRITERIA**

Address of proposed request: 336 E Ogden Ave

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.**

FEES for Exterior Appearance/Site Plan Review:

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.

No change

2. *Materials.* The quality of materials and their relationship to those in existing adjacent structures.

Pavement: matching materials used on site

3. *General design.* The quality of the design in general and its relationship to the overall character of neighborhood.

No change

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.

Will increase fire vehicle access to 300 E Ogden site and also decrease traffic flow on public streets. No trees or plantings will be removed. Current site plan shows to leave area as existing (rock/gravel).

5. *Height.* The height of the proposed buildings and structures shall be visually compatible with adjacent buildings.

No change

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.

No change

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.

No change

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.

No change

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.

No change

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.

No change

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.

No change

12. *Roof shapes.* The roof shape of a building shall be visually compatible with the buildings to which it is visually related.

No change

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.

No change

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.

No change

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.

No change

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.

No change

REVIEW CRITERIA – Site Plan Review

Below are the criteria that will be used by the Plan Commission and Board of Trustees in determining if the application does not meet the requirements for Site Plan Approval. Briefly describe how this application will not 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.

No change

2. The proposed site plan interferes with easements and rights-of-way.

There would be a private single-lane access drive between 300 E Ogden and 336 E Ogden

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.

No change

4. The proposed site plan is unreasonably injurious or detrimental to the use and enjoyment of surrounding property.

No change

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.

The change would help decrease traffic congestion, keeping vehicle circulation on private properties.

6. The screening of the site does not provide adequate shielding from or for nearby uses.

No change

7. The proposed structures or landscaping are unreasonably lacking amenity in relation to, or are incompatible with, nearby structures and uses.

No change

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.

No change

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.

No change

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.

No change

11. The proposed site plan does not provide for required public uses designated on the Official Map.

No change

12. The proposed site plan otherwise adversely affects the public health, safety, or general welfare.

The access drive would increase public safety by allowing for better fire vehicle access to the 300 E Ogden site

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: Land Rover Hinsdale LLC

Owner's name (if different): _____

Property address: 336 Ogden Ave

Property legal description: [attach to this form]

Present zoning classification: B-3, General Business District

Square footage of property: _____

Lot area per dwelling: _____

Lot dimensions: _____ x _____

Current use of property: Car Dealership

Proposed use: ☐ Single-family detached dwelling
☐ Other: _____

Approval sought: ☐ Building Permit ☐ Variation
☐ Special Use Permit ☐ Planned Development
☐ Site Plan ☐ Exterior Appearance
☐ Design Review
☒ Other: Access Drive

Brief description of request and proposal:

To add an access drive between 300 E Ogden Ave and 336 E Ogden Ave (contiguous properties)

Plans & Specifications: [submit with this form]

Provided: **Required by Code:**

Yards:

front: _____
interior side(s) _____ / _____

Provided:

Required by Code:

corner side

rear

Setbacks (businesses and offices):

front:

interior side(s)

corner side

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 parking spaces required: _____

Number of loading spaces required: _____

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

Kevin Jacobs

Applicant's printed name

Dated: May 18, 2020.

A-34-18

VILLAGE OF HINSDALE

ORDINANCE NO. O2018-45

**AN ORDINANCE APPROVING A FIRST MAJOR ADJUSTMENT TO A SITE PLAN
AND EXTERIOR APPEARANCE PLAN FOR PROPERTY LOCATED AT 336 E.
OGDEN AVENUE - BILL JACOBS GROUP D/B/A BILL JACOBS JAGUAR/LAND
ROVER HINSDALE**

WHEREAS, the Village has previously, through adoption of Ordinance No. O2018-02 on February 6, 2018 (the "Original Ordinance"), approved a Site Plan/Exterior Appearance Plan submitted by Applicant Mr. Peter Nagel, Project Designer on behalf of the Bill Jacobs Group for the site located at 336 E. Ogden Avenue, Hinsdale, Illinois (the "Subject Property"); and

WHEREAS, the Village has received an application (the "Application") for approval of a first major adjustment to the final approved Site Plan/Exterior Appearance Plan. The Application seeks to revise the floorplan, front façade plans, and showroom to add the Jaguar brand to the existing Land Rover brand on the subject property, remove various garage doors, reduce parking spaces on the property from 285 to 261, and seeks construction of a two-way circulation aisle along the north side of the building (the "Proposed Modifications"). The Proposed Modifications are indicated in the revised plans from the Applicant attached hereto as Group Exhibit A and made a part hereof; and

WHEREAS, the President and Board of Trustees, upon initial consideration of the Application, referred it to the Plan Commission for consideration and review; and

WHEREAS, the Plan Commission, on September 25, 2018, held a meeting at which the Application was discussed. Following presentations and discussion, the Plan Commission recommended approval of the Proposed Modifications to the site plan and exterior appearance plans for the site as submitted. The revised site plan and exterior appearance plan incorporating the Proposed Modifications (the "Approved Plans"), are attached hereto and incorporated herein as Group Exhibit A; and

WHEREAS, the Application was recommended for approval by the Plan Commission on a vote of six (6) ayes, zero (0) nays, and three (3) absent. The Findings and Recommendation of the Plan Commission are attached hereto as Exhibit B and made a part hereof; and

WHEREAS, the Board of Trustees of the Village have duly considered the Application and all of the materials, facts and circumstances affecting the Application and Proposed Modifications, including the Findings and Recommendation of the Plan Commission, and find the Application and Proposed Modifications satisfy the standards set forth in Section 11-604 and 11-606 of the Zoning Code relating to exterior appearance and major adjustments to previously approved site plans..

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Hinsdale, DuPage and Cook Counties and State of Illinois, as follows:

SECTION 1: Recitals. The foregoing recitals are incorporated into this Ordinance by this reference as findings of the President and Board of Trustees.

SECTION 2: Approval of a First Major Adjustment to the Site Plan/Exterior Appearance Plan. The Board of Trustees, acting pursuant to the authority vested in it by the laws of the State of Illinois and the Hinsdale Zoning Code, hereby approves the Proposed Modifications as a First Major Adjustment to the previously approved Site Plan/Exterior Appearance Plan for the Subject Property at 336 E. Ogden Avenue, as depicted in the revised plans attached hereto as **Group Exhibit A** and made a part hereof. Said First Major Adjustment is approved subject to the conditions set forth in Section 4 of this Ordinance. The Original Ordinance and Site Plan and Exterior Appearance Plans previously approved by Ordinance No. O2018-02, are hereby amended to the extent provided, but only to the extent provided, by the approvals granted herein.

SECTION 3: Conditions on Approval. The approvals granted in Section 2 of this Ordinance are subject to the following conditions:

- A. **No Authorization of Work.** This Ordinance does not authorize the commencement of any work on the Subject Property. Except as otherwise specifically provided in writing in advance by the Village, no work of any kind shall be commenced on the Subject Property until all conditions of this Ordinance, or the Original Ordinance, precedent to such work have been fulfilled and after all permits, approvals, and other authorizations for such work have been properly applied for, paid for, and granted in accordance with applicable law.
- B. **Compliance with Plans.** All development work on the Subject Property shall be undertaken only in strict compliance with the approval granted herein, and the approved plans and specifications, including the revised plans attached hereto as **Group Exhibit A** and made a part hereof.
- C. **Compliance with Codes, Ordinances, and Regulations.** Except as specifically set forth in this Ordinance and the Original Ordinance, the provisions of the Hinsdale Municipal Code and the Hinsdale Zoning Code shall apply and govern the development of the Subject Property. All such development shall comply with all Village codes, ordinances, and regulations at all times.
- D. **Building Permits.** The Applicant shall submit all required building permit applications and other materials in a timely manner to the appropriate parties, which materials shall be prepared in compliance with all applicable Village codes and ordinances.

SECTION 4: Violation of Condition or Code. Any violation of any term or condition stated in this Ordinance, or of any applicable code, ordinance, or regulation of the Village, shall be grounds for rescission by the Board of Trustees of the approvals set forth in this Ordinance.

SECTION 5: Severability and Repeal of Inconsistent Ordinances. Each section, paragraph, clause and provision of this Ordinance is separable, and if any section, paragraph, clause or provision of this Ordinance shall be held unconstitutional or invalid for any reason, the unconstitutionality or invalidity of such section, paragraph, clause or provision shall not affect the remainder of this Ordinance, nor any part thereof, other than that part affected by such decision. All ordinances, resolutions or orders, or parts thereof, in conflict with the provisions of this Ordinance are to the extent of such conflict hereby repealed.

SECTION 6: Effective Date. This Ordinance shall be in full force and effect from and after its passage, approval, and publication in the manner provided by law.

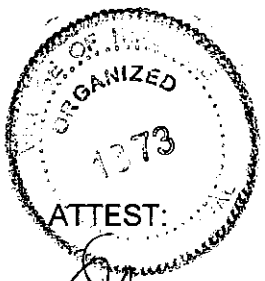
ADOPTED this 20th day of November, 2018, pursuant to a roll call vote as follows:

AYES: Trustees Elder, Ripani, Stifflear, Hughes, Posthuma

NAYS: None

ABSENT: Trustee Byrnes

APPROVED by me this 20th day of November, 2018, and attested to by the Village Clerk this same day.



Thomas K. Cauley, Jr., Village President

Christine M. Bruton
Christine M. Bruton, Village Clerk

ACKNOWLEDGEMENT AND AGREEMENT BY THE APPLICANT TO THE CONDITIONS OF THIS ORDINANCE:

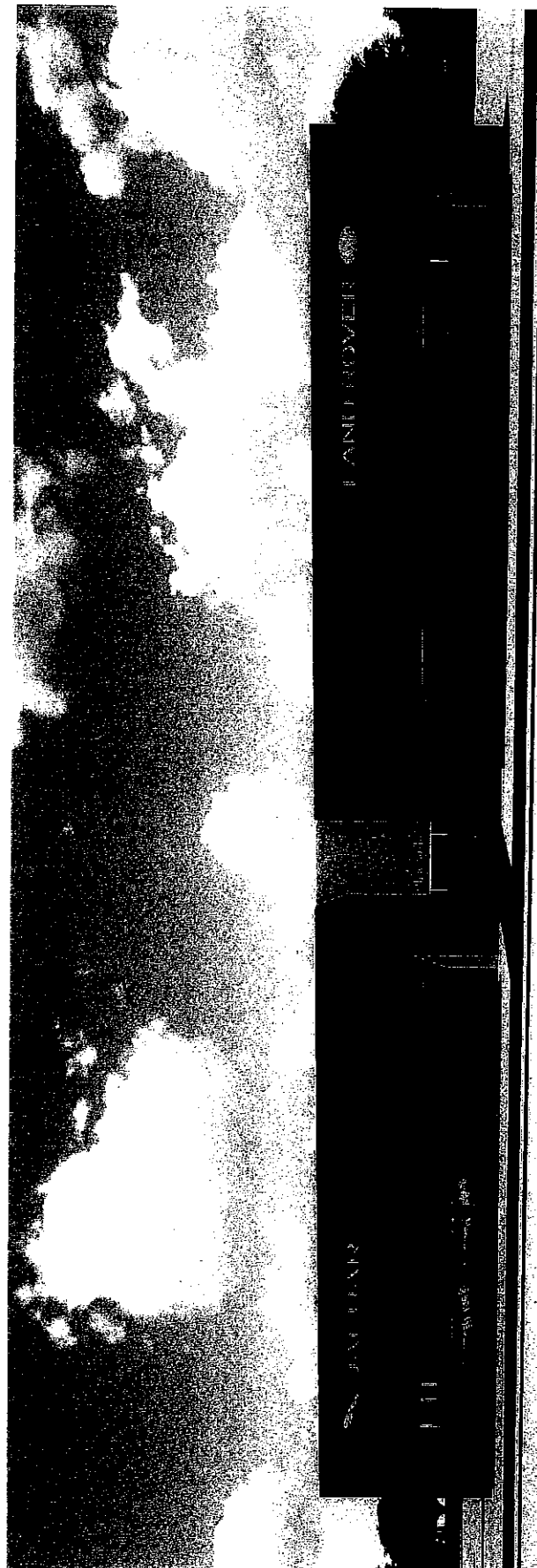
By: [Signature]

Its: OPERATOR

Date: NOVEMBER 19, 2018

GROUP EXHIBIT A

**SITE PLAN/EXTERIOR APPEARANCE PLAN REVISIONS
(ATTACHED)**

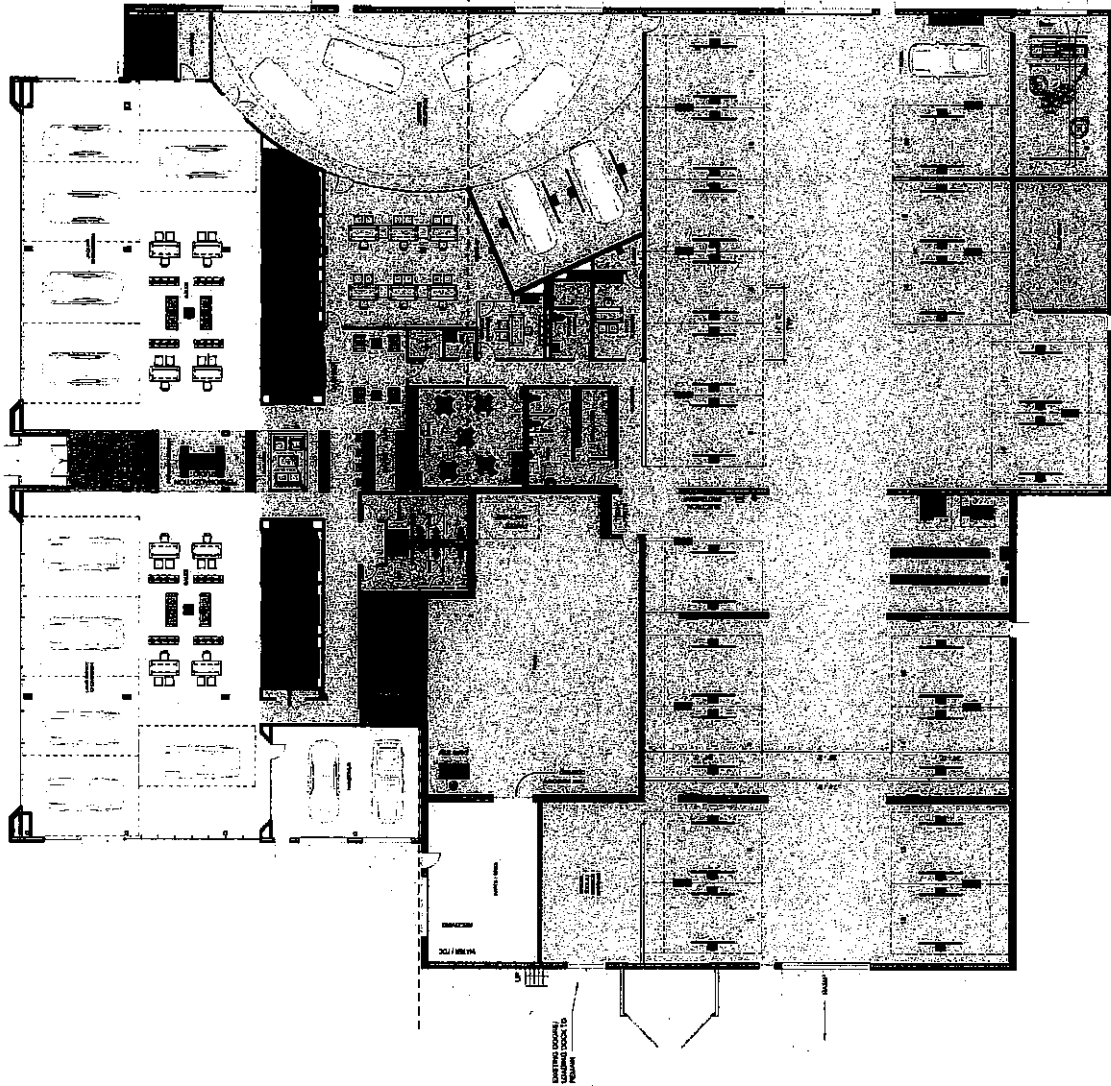


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10000 W. 10th Avenue, Suite 100
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303.755.1000
www.redmondco.com

Jaguar Land Rover Hinsdale

Exterior Rendering

ARCH
Attachment 1



THE NEDMOND COMPANY
 ARCHITECTS • ENGINEERS • PLANNERS
 10000 N. 10th Avenue, Suite 100
 Scottsdale, Arizona 85258
 Phone: (480) 344-1111
 Fax: (480) 344-1112
 www.nedmond.com



Jaguar Land Rover Hinsdale

First Floor

Attachment 1

Community Development

AGENDA SECTION: Second Reading – ZPS

SUBJECT: Map Amendment and Planned Development Concept Plan to develop 32.5 Acre "IBLP" Site at 707 W. Ogden Ave (Northwest and Northeast corner of W. Ogden Ave. and Adams St.) for a New 3-story, 330,000 SF, 240-unit Senior and Assisted Living Development (west side of Adam St.) and 27 single story villas for Independent Living Seniors 4S010 Madison Street (east side of Adam St.)
Request by Ryan Companies, US Inc. – Case A-24-2020

MEETING DATE: October 6, 2020

FROM: Chan Yu, Village Planner

Recommended Motion

Move to refer the application packet to the Plan Commission for a hearing and consideration for a map amendment and concurrent planned development concept plan by Ryan Companies, US Inc.;

or

Move to deny the map amendment and concurrent planned development concept plan by Ryan Companies, US Inc.

Background

The Village received a new Concept Plan application, as well as related map amendment and special use permit applications, submitted by Ryan Companies US (Ryan), seeking approvals to develop the 32.5 acre site at the Northwest corner of the Village, to Northwest and Northeast of Ogden Avenue and Adams Street, commonly referred to as the "IBLP site".

The change from the previous application includes the following:

The new application removes the previous plan for 8 duplex villas and 1 single villa structures for 17 independent senior living homes on Cheval Drive, which included land in the Village of Oak Brook on the west side of Adams Street. Instead, the new proposal includes 27 new 1-story senior living villas east of Adams Street, with an emphasis to protect and enhance the existing berm along Ogden Avenue.

The new plan also includes intersection updates at Ogden Avenue and Adams Street to address community concerns. First the intersection of Adams Street and Ogden Avenue will be widened to incorporate designated left and right turn lanes onto Ogden Avenue. However, noted this is subject to Illinois Department of Transportation (IDOT) approval and per the request by the applicant, the Village permits shall not be contingent on this approval (meaning, if IDOT does not approve, the Village still provides approvals/permits). Secondly, a sign has been added adjacent to the main entrance off of Adams Street, which indicates no left turns from 3 PM to 6 PM on weekdays. Per the applicant, this should help alleviate some concerns

that vehicles during this peak hour will travel north on Adams Street to Spring Road, east on Spring Road, and south on Madison Street to the Madison/Ogden signalized intersection.

This new application proposes to develop a 330,000 SF, 240 unit senior living building to provide independent living (130 units), assisted living (70 units), and memory care (40 units) services. Ryan will be a co-owner, general contractor and developer, and Life Care Services (LCS) will be a co-owner and operator for the assisted living services, to be called Hinsdale Senior Residences. The assisted living component of the request has not changed since Ryan's initial application (Case A-40-2019), withdrawn on August 27, 2020.

On the west side of Adams Street, the proposed 330,000 SF, 240 unit senior living building ranges in height from 2 to 3 stories. Per the applicant, the design of the building layout was driven by a 2-story height along Ogden Avenue, with an increase in height from 2 to 3 stories as the project moves north from Ogden Avenue. The setback distance from the 2-story portion and south property line ranges from 39.5 feet and 58.5 feet (although the 39.5 feet measurement is skewed due to an angled lot line and is over 58.5 feet from Ogden Avenue). The 3-story portion of the building ranges between 146 feet and 166 feet from the south lot line, adjacent to Ogden Avenue. To the north of the senior living building, 2.1 acres of the IBLP open space in Oak Brook would be used for floodplain compensatory storage to improve storm water management.

The new request reflects feedback from the community over the course of several meetings, as summarized below from Ryan's initial application, Case A-40-2019:

- 1/7/20 Village Board meeting #1 – Concept Plan Presentation
- 1/28/20 Village Board meeting #2 – Concept Plan Presentation incorporating Board feedback
- 6/10/20 Plan Commission meeting - Public Hearing Concept Plan Presentation
- 8/4/20 Community Open House hosted by Ryan to gather community feedback

This is a preliminary consideration by the Board of Trustees (BOT) for a determination as to whether the application packet merits a hearing and consideration by the Plan Commission (PC). The Map Amendment application is a request to change a 7.6 acre parcel from IB Institutional Buildings District to a R-2 Single Family Residential District to be contiguous with the rest of the R-2 zoning of the proposed development and area north of Ogden Avenue. The initially proposed text amendment to amend Section 3-106(B)(1), to allow applications for planned developments in the residential districts with a minimum lot area of 15 acres, versus the current 20 acre lot minimum is not requested in the new application as the new site plan is 32.5 acres in area.

The purpose for the Planned Development Concept Plan application is to provide the applicant an opportunity to show the basic scope, character, and nature of the entire proposed plan without incurring undue cost. It is the initial step towards public hearings for the applicant to present the plan and allow for changes based on the input received throughout the process of approval. Approval of a Concept Plan binds both the applicant and the Village with respect to various basic elements of the development, such as categories of uses to be permitted, general location of uses, density, architectural style, etc. Contingent on an approved Concept Plan, a subsequent Planned Development Detailed Plan would be submitted to refine the elements of

the Concept Plan. It should be noted that the applicant has included an updated traffic impact study (dated 09.04.20), fiscal impact summary (dated 09.08.20), and a market feasibility report summary (dated 09.08.20).

Established in 1971, LCS is a national senior housing owner and operator, headquartered in Des Moines, Iowa. Per the application, LCS is the second largest operator serving seniors in the country, and manages over 130 communities for over 32,000 residents. This proposed plan would be the 11th Ryan/LCS partnership. Some of the amenities and services to be offered, for example, include: meal plans, fitness activities, transportation for events, salon, housekeeping, and laundry service.

Discussion & Recommendation

Should the Board feel the request merits a hearing and consideration by the PC, the Board should refer the application packet for the PC to schedule a public hearing for review and recommendation.

Should the Board find the request does not merit a hearing and consideration by the PC, the vote of four (4) members of the Board shall be necessary to summarily deny the application.

Village Board and/or Committee Action

At the September 15, 2020, Board of Trustees meeting, the Village Board had no issues with the request and moved the item forward for Second Reading.

Documents Attached

The following related materials were provided for the Board of Trustees of this item on September 15 2020, and can be found on the Village website at:

https://cms4.revize.com/revize/hinsdale/document_center/VillageBoard/2020/09%20SEP/VBOT%20packet%2009%2015%2020.pdf

Planned Development Concept Plan, Map Amendment and Special Use applications
Initial Application withdraw letter from Ryan Companies, dated August 27, 2020



MEMORANDUM

DATE: October 2, 2020
TO: President Tom Cauley and Village Board of Trustees
CC:
FROM: Christine M. Bruton, Village Clerk
RE: October 6, 2020 Agenda Item 8d – Ryan Companies

Attached please find all communication received by the Village Clerk for the record by 12:00 p.m. on October 2 relative to the following agenda item:

Refer the application packet to the Plan Commission for a hearing and consideration of a map amendment and concurrent planned development concept plan by Ryan Companies, US Inc.; **OR**

Move to deny the map amendment and concurrent planned development concept plan by Ryan Companies, US Inc.** (*First Reading – September 15, 2020*)

Please note the attached correspondence consists of new comments received following the September 15 Board meeting, as well as comments received that were provided to the Board by email prior to the that meeting.

Any correspondence received following the publication of this packet will be provided by email after 4:30 p.m. on October 6.

Thank you.

Ryan Companies

Christine Bruton

From: Bob Lindgren [REDACTED]
Sent: Sunday, September 13, 2020 3:56 PM
To: Christine Bruton
Subject: Ryan Companies Proposal for Hinsdale Senior Residences

Dear Ms. Bruton:

Please circulate this as appropriate. Thank you.

Bob Lindgren

Hello,

We are writing to express our opposition to the revised proposal regarding the IBLP property north of Ogden Avenue and west of Adams Rd. (and, as revised, now extending to the east of Adams Rd.) We ask that the Trustees **reject** this proposal at their meeting on September 15, 2020.

Our opposition to this proposal is based on several factors:

- The proposed building is colossal and would be one of the largest buildings in Hinsdale. It would dwarf all other buildings in the area and damage the residential character of the Fullersburg area. A building of this size is **inappropriate** to the site.
- The proposal would have a horrific effect on traffic, not only on the neighborhood roads (Madison and Adams) but also on Ogden Avenue. There is no practical way to mitigate this situation. We are particularly opposed to "solutions" requiring IDOT approval.
- Despite petitioner having added additional water detention, this proposal is still likely to increase flooding in an area already vulnerable to regular flooding.
- There is no need for an additional assisted living/senior housing facility in our area which is already well served by nearly 20 similar facilities within a 4 mile radius, including one directly across the street. An additional facility of comparable size is scheduled to open next Spring in a more desirable location in Oak Brook. Further, this facility is inappropriate to an exclusively single family residential area. Facilities of this sort have been shown to be highly vulnerable to respiratory epidemics and it is reasonable to fear that they may increase the risk to residents of the surrounding area. Now is not the time to be adding facilities of this sort.

We are also concerned about the tactics being pursued by the petitioner to create a false sense of urgency regarding this matter. This is a highly controversial proposal with considerable community opposition. There is no need to advance this proposal based on pressure from the developer.

Thank you.

Robert & Sharon Lindgren
1020 Birchwood Road

Sent from my iPad

Christine Bruton

From: Armando Travelli <[REDACTED]>
Sent: Sunday, September 13, 2020 9:22 PM
To: Christine Bruton; Chan Yu
Cc: fullersburgwoods@googlegroups.com
Subject: for The Hinsdale Board of Trustees: SecondReading – ZPS, Case A-24-2020
Attachments: Ms Bruton001.pdf; vbot reduced packet 09 15 20.docx

Please forward this message to the Hinsdale Board of Trustees

Hinsdale, September 13, 2020

Dear members of the Village of Hinsdale Board of Trustees,

According to the Village of Hinsdale website, you will meet on Tuesday, September 15, 2020, to discuss some important matters. One of these matters concerns the "Second Reading – ZPS, Case A-24-2020," in which Ryan Companies has modified a previous application and seeks preliminary approval of their Concept Plan by the Board of Trustees before proceeding to reviews of their Detailed Plan by the Plan Commission.

We are concerned about several aspects of this plan:

1. The announcement that Case A-24-2020 will be discussed on Tuesday, September 15, was buried in the VOH website and became known only on Friday, September 11. This short dateline leaves almost no time for significant neighborhood input and meaningful discussion.
2. The concept plan is vague. In particular, it includes no maps showing the outline and location of the proposed buildings, even though the word "Map" is mentioned several times in the document.
3. The Concept Plan includes the following sentence: "Approval of a Concept Plan ***binds*** both the applicant and the Village with respect to various basic elements of the development, such as categories of uses to be permitted, general location of uses, density, architectural style, etc." This means that, if the Board of Trustees agrees to forward the Concept Plan to the Plan Commission, the Village will not be able to object in the future to many of the weakest aspects of the Ryan Project.
4. Describing improvements proposed by the applicant, the Concept Plan states: "*this is subject to Illinois Department of Transportation (IDOT) approval (meaning, if IDOT does not approve, the Village still provides approvals/permits).*" Again, this seems to be an unreasonable request, asking the Village to accept vague promises of improvements without reserving the right to change its mind if the promises are not kept.
5. Several "basic elements of the development" mentioned in Item 3 deserve serious discussion: in particular,
 - a. **USES**
The covid-19 pandemic raises serious doubts about the sustainability of future long-term senior care facilities: several reputable studies indicate that a senior living in a long-term care facility is about 20 times more likely to die of covid-19 than if he or she lived elsewhere (see <<https://freopp.org/the-covid-19-nursing-home-crisis-by-the-numbers-3a47433c3f70>>, e.g.). Was the Plan Commission

ever provided with the data that they requested about the Life Care Services (LCS) experience in this regard? What would happen to the plan facilities if LCS were to fail?

b. **DENSITY**

The total population for the 32 acres, some of which might be in a floodplain area, will be at least 240 residents + 95 caregivers + 27 x 6 villas residents = 497 persons, or 15.5 persons per acre, about 250% greater than what the current R-2 zoning requires. For lack of information, we have assumed that every villa would be a duplex, capable of hosting six residents each.

c. **ARCHITECTURAL STYLE**

It is difficult to visualize how an IKEA-size building can be compatible with the architecture of the normal single-family homes surrounding it.

6. Ryan Companies may be able and willing to share more details about their proposal with the Board of Trustees during the September 15 meeting. However, failing unforeseen changes in their attitude, we recommend that the Board deny permission to forward the proposal for further review until the points that have been mentioned above are clarified. The Village should not tie its own hands before all the details of the proposal are clear.

Sincerely,

Armando and Marti Travelli
521 Bonnie Brae Road, Hinsdale IL 60521

P.S. We attach a copy of the Case A-24-2020 announcement, as listed in the VOH website. These pages can be found in the packet for the Board of Trustees' 09/15/2020 meeting, pp. 60-102.

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Christine Bruton

From: Daniel Hemmer [REDACTED]
Sent: Sunday, September 13, 2020 11:18 PM
To: Christine Bruton
Subject: Ryan Proposal for September 15 Meeting

Village Trustees.

Ryan Companies has filed a new concept plan approval request. Please deny it outright and do not refer it to the planning commission.

This project is too large in scale for development on this site, is not supported by the residents, and is out of character for the residential nature of the neighborhood.

Ryan had a community meeting but the feedback from the residents was overwhelmingly negative. Their reaction was to withdraw their plan and resubmit for something bigger?

If you do not deny this application outright, consider at least delaying the referral until more information can be provided to the community. This new application was provided on the village website just over the weekend for a vote Tuesday. The information is incomplete, with no maps and without the new supportive information supposedly provided in the application (traffic and conservation reports for example). It's answers to the 14 substantive questions to qualify it for a zoning change are all conclusory, and vague, and we disagree with almost every one of them.

Despite Ryan having our emails from attending their meeting, nobody in the neighborhood was provided notice that Ryan was starting its application process again. There has been no time for residents to review the updated information even had it been made available. From what can be gleaned from the application, however, it does not adequately address any of the concerns raised. In fact if anything the project is worse.

Many people have already written the village about this project. If this is referred to the planning commission we will once again have to stir to action just to defend enforcement of our zoning code. This area should remain zoned as it is. If the IBLP is not able to sell to a qualifying institutional buyer for the current zoning (and I do not believe it has provided evidence it has tried to do so) then it should be converted to the surrounding R-2, low density residential zoning so that it conforms to the neighborhood's character, and is not instead transformed into a giant commercial project.

You can visit our website to see more specific concerns about the Ryan plan. You can also look at google earth at some of the other Clarendale projects to get a sense of their scale. The one they plan on building here is larger and more dense than those.

www.savefullersburg.org.

Our neighbors are not anti-development. We want the site developed. But we should be in no rush to upzone the IBLP site in a way that harms the neighbors while providing a financial windfall to an organization that has paid virtually no taxes in Hinsdale for decades.

Thank you.
Dan Hemmer

On behalf of the
Fullersburg Neighbors Organization



Daniel Hemmer



Christine Bruton

From: Patricia Steinecker [REDACTED]
Sent: Sunday, September 13, 2020 11:37 PM
To: Christine Bruton
Cc: Fullersburg Woods Neighbors; travelliarmando@gmail.com
Subject: Fwd: [FBW-Group] for The Hinsdale Board of Trustees: SecondReading – ZPS, Case A-24-2020
Attachments: Ms Bruton001.pdf; vbot reduced packet 09 15 20.docx

Dear Ms Bruton,

Please be so kind as to forward this excellent and very thorough assessment regarding the marked concerns related to the over reaching plans of the Ryan Companies in their vague concept plans for the areas of development as stated below to the Hinsdale Board of Trustees. Our family is strongly opposed to this.

Thank you,

Patricia H Steinecker MD
9 Bonnie Brae Road
Hinsdale, IL 60521

Sent from my iPhone

Begin forwarded message:

From: Armando Travelli [REDACTED]
Date: September 13, 2020 at 9:22:58 PM EDT
To: cbruton@villageofhinsdale.org, cyu@villageofhinsdale.org
Cc: fullersburgwoods@googlegroups.com
Subject: [FBW-Group] for The Hinsdale Board of Trustees: SecondReading – ZPS, Case A-24-2020

Please forward this message to the Hinsdale Board of Trustees

Hinsdale, September 13, 2020

Dear members of the Village of Hinsdale Board of Trustees,

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We are concerned about several aspects of this plan:

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 - b. **DENSITY**
The total population for the 32 acres, some of which might be in a floodplain area, will be at least 240 residents + 95 caregivers + 27 x 6 villas residents = 497 persons, or 15.5 persons per acre, about 250% greater than what the current R-2 zoning requires. For lack of information, we have assumed that every villa would be a duplex, capable of hosting six residents each.
 - c. **ARCHITECTURAL STYLE**
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Sincerely,

Armando and Marti Travelli
521 Bonnie Brae Road, Hinsdale IL 60521

tr [REDACTED]
([REDACTED]

P.S. We attach a copy of the Case A-24-2020 announcement, as listed in the VOH website. These pages can be found in the packet for the Board of Trustees' 09/15/2020 meeting, pp. 60-102.

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View this message at <https://groups.google.com/d/msg/fullersburgwoods/topic-id/message-id>

You received this message because you are subscribed to the Google Groups "Fullersburg Woods Neighbors" group.

To unsubscribe from this group and stop receiving emails from it, send an email to fullersburgwoods+unsubscribe@googlegroups.com.

To view this discussion on the web visit

https://groups.google.com/d/msgid/fullersburgwoods/CABi1TkZXvSxGO3w3kcB89QiowdmVi-3s_sUDQxhsveOdvV4cMw%40mail.gmail.com.

Christine Bruton

From: Joe Messina [redacted]
Sent: Monday, September 14, 2020 8:01 AM
To: Christine Bruton; Chan Yu
Subject: FW: Ryan starts over

So how many times are we going to let them try to just sneak this past everyone?

https://cms4.revize.com/revize/hinsdale/document_center/VillageBoard/2020/09%20SEP/VBOT%20packet%2009%2015%2020.pdf



JOE MESSINA
PRESIDENT & CEO

MAXIMUM

100 SOUTH RIVERSIDE PLAZA, SUITE 2340 CHICAGO, IL 60606
E JOEM@MAXIB.COM P (312) 559-9330 C (312) 848-1181 F (312) 559-0930 vCard
WWW.MAXIB.COM

Email Confidentiality Disclaimer: <http://www.maxib.com/privacy-statement>

Christine Bruton

From: Bruce Wance [REDACTED]
Sent: Monday, September 14, 2020 2:29 PM
To: Christine Bruton
Subject: Re: Ryan Companies - New application

I oppose Ryan Companies resubmittal.

After reading their application and justification for same there is a perception that a Developer may really manage this village and those who sit at the dais to represent the interest of Hinsdaleans and the history of our Village if this project proceeds. For over 30 years I have watched this village reject similar requests from others and so one must wonder why any Developer is so deserving of these variances and this project? Longer work hours on weekends, noise, dust, mud, no enforced traffic control will all occur followed by a high density development and that does not even address the issues associated with dubious impact assumptions put forth by those retained to present a one side impact study in a generational impact project. When can we expect VOH's due diligence report regarding same?

Such a shame that I'm hearing of a perception that VoH is apparently more interested in the tax base of this project than the needs of its constituents. Never too late however to realize the blemish this project will have upon our Village by standing up and doing what's right and reject Heather Highlands of Hinsdale by McNaughton Development

Bruce J. Wance, AIA, LEED AP BD+C
122 South Clay Street
Hinsdale, IL 60521

[REDACTED]

On Sep 14, 2020, at 10:48 AM, Christine Bruton <cbruton@villageofhinsdale.org> wrote:

Dear Concerned Neighbor,

Ryan Companies US, Inc. has submitted a new application for redevelopment of the property at 700 E. Ogden Avenue, commonly known as The Institute of Basic Life Principles (IBLP). This matter appears on the Village Board agenda for Tuesday, September 15, 7:30 p.m.

It is important to note this matter appears for consideration only as to whether this new application will be referred to the Plan Commission for further review, the merits of the application are not before the Board for discussion at this time. If the matter is referred, the next meeting of the Plan Commission is scheduled for October 14, 2020.

The new application plan removes the previous proposal for villas on Cheval Drive, and instead proposes (12) 1-story multi-unit villas (27 senior housing units within the 12 villas) on the east side of Adams and adjacent to Ogden Avenue. The new application also includes a new turn lane on Adams Street (contingent on IDOT approval). There are no changes to the 3-story assisted living building on the west side of Adams Street. The new proposal also indicates that the existing wetlands will be untouched, and remain open space.

The Village Board agenda and packet materials can be found on the Village website:

https://villageofhinsdale.org/government/committees_and_commissions/board_of_trustees.php

For any questions, please contact Village Planner Chan Yu at: cyu@villageofhinsdale.org

Christine M. Bruton
Village Clerk
630.789.7011
cbruton@villageofhinsdale.org
<image003.jpg>

Christine Bruton

From: Bruce Wance [REDACTED]
Sent: Monday, September 14, 2020 3:01 PM
To: Christine Bruton
Subject: Fwd: [FBW-Group] for The Hinsdale Board of Trustees: SecondReading – ZPS, Case A-24-2020

Hinsdale, September 14, 2020

Dear members of the Village of Hinsdale Board of Trustees,

According to the Village of Hinsdale website, you will meet on Tuesday, September 15, 2020, to discuss some important matters. One of these matters concerns the "Second Reading – ZPS, Case A-24-2020," in which Ryan Companies has modified a previous application and seeks preliminary approval of their Concept Plan by the Board of Trustees before proceeding to reviews of their Detailed Plan by the Plan Commission.

We are concerned about several aspects of this plan:

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5. Several "basic elements of the development" mentioned in Item 3 deserve serious discussion: in particular,

a. **USES**

The covid-19 pandemic raises serious doubts about the sustainability of future long-term senior care facilities: several reputable studies indicate that a senior living in a long-term care facility is about 20 times more likely to die of covid-19 than if he or she lived elsewhere (see <<https://freopp.org/the-covid-19-nursing-home-crisis-by-the-numbers-3a47433c3f70>>, e.g.). Was the Plan Commission ever provided with the data that they requested about the Life Care Services (LCS) experience in this regard? What would happen to the plan facilities if LCS were to fail?

b. **DENSITY**

The total population for the 32 acres, some of which might be in a floodplain area, will be at least 240 residents + 95 caregivers + 27 x 6 villas residents = 497 persons, or 15.5 persons per acre, about 250% greater than what the current R-2 zoning requires. For lack of information, we have assumed that every villa would be a duplex, capable of hosting six residents each.

c. **ARCHITECTURAL STYLE**

It is difficult to visualize how an IKEA-size building can be compatible with the architecture of the normal single-family homes surrounding it.

6. Ryan Companies may be able and willing to share more details about their proposal with the Board of Trustees during the September 15 meeting. However, failing unforeseen changes in their attitude, we recommend that the Board deny permission to forward the proposal for further review until the points that have been mentioned above are clarified. The Village should not tie its own hands before all the details of the proposal are clear.

Sincerely,

Bruce J. Wance, AIA, LEED AP BD+C

Christine Bruton

From: Anne O Malley [REDACTED]
Sent: Monday, September 14, 2020 3:28 PM
To: Christine Bruton
Subject: Save Fullersburg Woods

I am weighing in to express concern.

With the present situation of the western suburbs, the city of Chicago and state of Illinois, why is it necessary to build more? We need to STOP additional development in the area. Take a page from the city of Chicago, the amount of EMPTY space will only depreciate the value of the to existing real-estate. Over building causes numerous problems, many of those issues addressed in the communication on STOP OVERDEVELOPMENT on the website. We need to consider the economic impact of empty homes and buildings based on IL taxes, people moving out of the state and more brick and mortar in an area of empty retail, businesses, restaurants and McMansions.

More importantly, more development increases congestion and the loss of green space. The area is overpopulated with strips of empty business offices expansions of roads and expressways.

Zoning changes add NO value to Hinsdale or Oakbrook.

Anne O'Malley

Christine Bruton

From: Barb Miller [REDACTED]
Sent: Monday, September 14, 2020 8:52 PM
To: Armando Travelli
Cc: Christine Bruton; Chan Yu; fullersburgwoods@googlegroups.com
Subject: Re: [FBW-Group] for The Hinsdale Board of Trustees: SecondReading – ZPS, Case A-24-2020

Great job in keeping us informed. Thanks for all your time and effort.
The Millers

Sent from my iPhone

On Sep 13, 2020, at 9:22 PM, Armando Travelli <travelliarmando@gmail.com> wrote:

Please forward this message to the Hinsdale Board of Trustees

Hinsdale, September 13, 2020

Dear members of the Village of Hinsdale Board of Trustees,

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Sincerely,

Armando and Marti Travelli

521 Bonnie Brae Road, Hinsdale IL 60521



P.S. We attach a copy of the Case A-24-2020 announcement, as listed in the VOH website. These pages can be found in the packet for the Board of Trustees' 09/15/2020 meeting, pp. 60-102.

Christine Bruton

From: Jeff Allen [REDACTED]
Sent: Tuesday, September 15, 2020 3:01 PM
To: Christine Bruton
Cc: Chan Yu
Subject: VOH 0915 Agenda - Ryan Companies
Attachments: Ryan-IBLP-091520.pdf

Sept 15, 2020

Dear Hinsdale Trustees,

Why must we collectively spend hundreds, possibly thousands of hours discussing and worrying over Ryan Companies undesired project? Couldn't public opinion, or common sense, have been weighed prior to allowing a V.O.H. Trustee to spoon feed the Board the Ryan Companies "commercial" proposal? January began the semi-public desecration our Residential Woodlands, attached to the Forest Preserve. This is not a commercial, dense, or uninhabited area, as other referenced areas North of Odgen or South of 55th may be categorized. It is our quiet, woodland home; and a residential neighborhood community with established Zoning and Families.

There are approximately 300 tax-paying Hinsdale Voters that have expressed their negative opinions about these Ryan proposals to the Village of Hinsdale. Most of them probably cannot believe that some of the VOH Trustees, for which they helped elect, voted yes and even promoted this proposal.

The majority of Hinsdaleans North of Ogden, along with others to the south, are clearly united to ensure the enforcement of the existing Property Zoning – without changes or variances.

Your public records show that there are ZERO Voting residents in favor of this, other than one on Garfield Ave, who works as for the commercial real estate brokerage firm catering to Ryan Companies. This seems to be a chasm too far to span with compromise.

We remain willing to assist the Village with more reasonable solutions to this issue; however there has been no collaboration between the Village and the residents. This Ryan high density sneak attack, mounted shortly after the holidays, and further advanced during hard times needs to be stopped. The VOH public hearing and feedback system needs improvement.

IBLP does not own a single contiguous 100 acre plot of land that requires big development to turn over. They purchased approximately 40 plots of individually

zoned as individual transactions, so let them sell the land as they bought it. IBLP has not put forth decent effort to sell their Individual Properties at Market value.

The Fullersburg Woods Neighborhood is one of the most Unique, Charming, Low Density, Residential Communities in the Chicago Suburbs.

Residential Low density homes offer sufficient long term stability and income to the Residential neighborhood; without associated Density issues involving Ikea sized buildings surrounded by wheel-less trailer homes.

One of the purposes of the Hinsdale Zoning Code is to limit the bulk and density of new and existing structures in the community, as is stated on the Village website.

It is your Duty to uphold the established Zoning through Commissions supposed to be "biased to residential use." As Stated by *the Hinsdale Plan Commission in 2019*.

This project and its dense buildings "Goes against the enjoyment of the neighborhood" and the codes the Commissions are to protect.

The Woods and "Residential Peace and Quiet" needs are not being protected with this project, which would affect an entirely Single Family R-2 Residential Wooded neighborhood.

"Whether the board likes or doesn't like something, they have to look at the zoning code," (*as stated by the Hinsdale Plan Commission*). And this proposed project is not even close to meeting the existing zoning code or the makeup of the neighborhood.

This project has major long term impact that is "detrimental to adjoining neighbors." It directly impacts Traffic, Public Health, the Environment, Real Estate Valuations, our Community and OUR Fullersburg Woods' connection to the Forest Preserve.

I am not going to cover all the bullet items from previous letters with topics that still have not been publicly discussed, due to Ryan's manipulation of VOH and Voters' schedules.

Approving this request will allow Density and Zoning change requests to creep into adjoining Residential properties North of Odgen and into Oak Brook.

There is no Amount of improved architecture that can be more beautiful than our mature Neighborhood trees. IBLP can sell their Property, as they bought it; One Individual, RESIDENTIAL, LOW DENSITY Parcel at a time.

Please Deny the Ryan Companies Request, and work with the Voters to determine a way forward.

Sincerely,

Jeff Allen, 915 N Madison St Hinsdale, IL

Christine Bruton

From: Gary Lee [REDACTED]
Sent: Wednesday, September 23, 2020 12:10 PM
To: Christine Bruton
Subject: The New Ryan Project

Hello Christine,


It was brought to my attention that Ryan has submitted a new project proposal on the IBLP site. I am still very against their project. That project is so out of tune with the Fullersburg area and Hinsdale as a whole. This development proposal is so contradictory to why people spend millions of dollars buying Hinsdale homes. Additionally, a project this size will have a very negative effect on our groundwater table. This puts homes both north and south of Ogden at risk, and will potentially bring lawsuits against the village for letting a project of this scale move forward. Hinsdale has always been amazing about preserving what makes this town special. Little things like when Hinsdale changed the minimum lot width for R4 zoning from 50 feet to 70 feet to prevent overdevelopment via subdividing 100 ft lots. That made me feel very good as a Hinsdale resident to know that those in charge understand what differentiates Hinsdale from a Naperville. These projects by Ryan and McNaughton just spit in the face of everything that makes Hinsdale a special place to live.

I am fine with the IBLP land being developed, I just firmly believe it should be within the existing zoning rules. My wife and I both grew up in Hinsdale and always knew we would move back to Hinsdale to raise our family. In our time here, we have learned that every part of Hinsdale has a personality. The IBLP land should be homes on large lots, that's what the Fullersburg neighborhood is. That's Fullersburg's character.

I am very unfamiliar with this process, please let me know what I need to do to have my message communicated to the Village Board and the Planning Commission.

Thank you for the time,
Gary Lee
928 Oakwood Terrace, Hinsdale

Christine Bruton

From: [REDACTED] 
Sent: Wednesday, September 23, 2020 8:41 AM
To: Christine Bruton
Subject: Ryan plan

Village of Hinsdale,

I am just hearing about the "new" Ryan plan. This is bigger than before. I hope there is no action on this until the public is made well aware of it. I took a drive to two of the Ryan properties in downstate Indiana/ Illinois. I hope that the Village Board has done the same. This is twice as large as the properties I saw. The quality and look of these developments leave much to be desired.

Regards,

Julie Diermeier

Christine Bruton

From: Thomas Cvikota [REDACTED]
Sent: Wednesday, September 23, 2020 9:35 AM
To: Christine Bruton
Subject: Ryan proposal No. 2

Ms. Bruton,

It's no surprise that the defeat of the first Ryan Company's proposal wouldn't deter them from submitting yet another, and now even larger development on the IBLP property that they seem determined to inappropriately develop. Ryan is doing what developers do. That's not the issue.

My concern is the Village of Hinsdale Trustees and Planning Commission's continued indulgence of the Ryan Company's proposals. At what point is the development of the IBLP property, and the issues to the community non-negotiable given their desire to change the current zoning? Is the zoning of the IBLP property the only hinderance the Ryan Company's breaking ground?

I urge the VOH representatives and trustees to view this issue as one of consistency. Change is not the issue, it's changing a legal distinction (zoning) to accommodate a business that is not appropriate, needed or viable in that location. All the statistics prove that, or at least significantly challenge such a dense and disruptive project.

To compromise a consistent environment and re-zone that property only for commercial gain does not serve the interest of Hinsdale or our quality of life. There are other ways to engage with that property and gain revenue, ones that have not been explored. The Village is only considering the Ryan Proposal because it is the only one presented and they are tenacious. Patience, participation and thoughtful deliberation on the part of the Board and Planning Commission should be the priority. Ryan does not NEED this development, they WANT it. Need and want are two entirely different motivations.

I urge you to share this perspective with VOH representatives that are entrusted with the Village's future.

Very sincere regard once again,

Thomas and Lynette Cvikota
122 Glendale

Christine Bruton

From: Armando Travelli [REDACTED]
Sent: Wednesday, September 23, 2020 7:19 PM
To: Thomas Cauley; Kathleen Gargano; Christine Bruton
Subject: September 15, 2020, VOH Board of Trustees Meeting

Hinsdale, September 23, 2020

Dear President Cauley, Ms. Gargano, and Hinsdale Trustees:


I am deeply disturbed by the manner in which the September 15 meeting of the Hinsdale BOT was conducted, violating the spirit of the Illinois Open Meeting Act.

1. The first notice that a new Ryan proposal was going to be discussed at this meeting appeared on **Friday, September 11**, and we found out about it only thanks to a very alert member of our group who discovered the notice buried at pages 60-102 of the BOT meeting packet. I immediately sent an email to the Village complaining about the short lead time, but the response that I received said that the office was closed and that I would be receiving a response later. No response ever came.
2. A more visible notice came from the Village of Hinsdale on **Monday, September 14**, but with very few details. The notice stated that anybody wishing to participate had simply to click on a URL listed in the notice to be admitted to the webinar. The appearance of the URL was similar to that of previous URLs used by the Village, but its color was black instead of the blue that was used to indicate URLs in previous similar messages.
3. **When the time came, I tried to join the webinar following the VOH instructions, but couldn't do it.**
 - a. Differently from previous experiences, this time clicking on the URL wouldn't work. The black color of the URL was probably due to the fact that this URL was in PDF format, which acts as a photo.
 - b. The PDF format of the URL also made it impossible for me to copy the URL to paste it in my browser.
 - c. I tried to use Optical Character Recognition to convert the format of the notice to Word format, but the resolution was so poor that most of the URL characters were misinterpreted.
 - d. In desperation, I tried to copy the URL to the browser by hand, but this URL was very unusual: instead of the usual 15-30 characters, it had over 400, and included nearly all the 92 possible different characters in almost totally random order! When I was finished, my browser told me that there were errors: maybe I had typed some "O"s instead of "0"s, or vice-versa.
 - e. I tried to connect to the webinar via phone, but a robot told me that I couldn't talk because I had not pre registered, in spite of the fact that no such requirement had been included in the meeting notice.
 - f. Finally, I was able to watch the proceedings by choosing the "Channel 6" option of the VOH website: I could hear most of the spoken words, but the reception was so poor that I couldn't read any names nor see any facial expressions.
4. Close to the end, more than one of the Trustees expressed **surprise at the total lack of participation by the neighbors.**

- a. I was not surprised by the lack of participation, because I assumed that every neighbor wishing to participate had gone through my same experience. This was confirmed to me later by several members who had tried to connect without success.
- b. The surprise of the Trustees, however, surprised me, because it seemed to indicate that none of them had seen the letter that I had addressed to them, nor any of the letters sent by my neighbors complaining about the short time notice.
- c. From the comments that I received from my neighbors and from the copies of their letters that were posted on our website, I believe that at least ten letters must have been received objecting to the Ryan proposal. Yet, none of these letters is posted or even mentioned in the VOH website.

5. I would like to receive an explanation for these upsetting events. Most importantly, I would like to receive assurances that they will not reoccur during the next meetings of representatives of the Village of Hinsdale.

Sincerely,

Armando Travelli
521 Bonnie Brae Road
Hinsdale, Illinois 60521


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LargePrefPlaceholder-XKUz1MEJBwkOM

Christine Bruton

From: Robert Mars [REDACTED]
Sent: Wednesday, September 23, 2020 9:35 PM
To: Christine Bruton
Subject: Ryan Companies

This just keeps getting worse. Please listen to the people you represent instead of an outside entity that is motivated solely by profit.

Robert and Susan Mars
844 N. Washington St.

Sent from my iPad

Christine Bruton

From: [REDACTED]
Sent: Thursday, September 24, 2020 6:29 AM
To: Christine Bruton
Subject: September 15th meeting.

Ms. Bruton:

I concur with the letter written to your office by Armando Travelli of September 23rd.

I am very disturbed by the failure to publicly notice the citizens of the September 15th meeting. Sending out a notice on September 11th of a meeting on September 15th is not only a violation of the spirit of the Open Meetings Act, it is a violation of the Illinois Open Meetings Act.

Patrick O'Brien
Hinsdale, IL.

Sent from my iPhone

Christine Bruton

From: Marlene Abi-Mansour [REDACTED]
Sent: Thursday, September 24, 2020 7:39 AM
To: Christine Bruton
Subject: Ryan

Dear Village of Hinsdale :

We live on 430 Canterbury ct. Hinsdale. I write to kindly ask you to reject the new Ryan development . The plan has shifted to more Hinsdale property creating more traffic issues and impacting health care management through higher demand on our hospital, fire department and others. Ryan's traffic study is questionable since it was conducted during low traffic pandemic situation. We trusted the zoning when we built and moved to Hinsdale in 1999. We followed the rules which we respected and admired. Why wouldn't Ryan? I am not even sure if his donated acres are fit for any building like a playground or others since it a flood area. The commercial building proposed is ugly and doesn't fit the nature of our environment . Allowing it will set a precedent to other future commercial project . Then , where would it stop and where do we draw the line ? Please don't allow exceptions and save our zoning rules . Thank you !

Sincerely,

Marlene AbiMansour

Sent from my iPhone

Christine Bruton

From: Mark Lovelace [REDACTED]
Sent: Thursday, September 24, 2020 8:07 AM
To: Christine Bruton
Cc: Mark Lovelace
Subject: Ryan Company Project

Dear Village of Hinsdale,

I oppose the Ryan Companies proposal and request that you reject it. The project does not fit the needs of our community.

Adhere to R2 Zoning

· The commercial building is too large for the residential area. It is two to three times the size of an average “big box” retailer such as Walmart, Costco, Target, Lowes, and Home Depot.

· Current R-2 zoning has been in effect for nearly 50 years and owners of nearby properties bought and/or built on trust in the current R2 zoning. If the village allows residential and non-commercial zoning to switch over to commercial, it can happen in any neighborhood.

Questionable Traffic Study

· The claim that the Ryan project will not impact local traffic is misleading. Regardless of the time of day, the Independent Living and Villas will add at least 157 incremental vehicles to Adams. This is at least six times the amount of traffic than if the two parcels being proposed were developed as R2 Single Family.

· A dedicated left turn lane on Adams Rd at Ogden Ave. doesn't promote safe passage onto eastbound Ogden Ave. The proposal also does not address the problem created by eastbound Ogden Ave. drivers wanting to make a left turn onto Adams.

· The no left turn proposal out of the main building during “peak hours” is unenforceable. Ryan's dismissal of the 2.3-mile journey to the Madison St./Ogden Ave. stop light is unrealistic. Traffic will migrate to Madison. Residents on Adams, Spring Road, and Washington already utilize this tactic. This will lead to increased congestion and risk to pedestrians, which isn't beneficial to the community.

· The intersection of Madison and Ogden is already stressed as a result of restrictions at Monroe. Left turns onto Ogden will become even more difficult leading to multiple light change backups.

Public Safety and First Responders

- Approximately 40% of U.S. Coronavirus Deaths Are Linked to Nursing Homes (source: *NY Times*). For Hinsdale, approximately 1/3 of the positive cases came from ManorCare (source: *Hinsdale Patch*, Sept. 16, 2020). We need to learn from the tragedy of the 24 deaths at ManorCare, rather than increasing the risk.
- Contrary to Ryan's claim, assisted living also presents significant risk to the community. Assisted living facilities test positive at a rate five times the national average (Source: Congressional Report, July 2020).
- Tom Cauley claims ManorCare has an ambulance and fire truck called every three hours. Will Hinsdale need to purchase additional equipment and/or hire incremental first responders? It is not beneficial to the surrounding neighbors to constantly be disturbed with flashing lights and sirens. The alleged minimal impact on our school systems may be more than offset by increased demands on first responders.
- Does Hinsdale Hospital have the capacity to handle a pandemic, like COVID-19, with a facility three times the size as ManorCare? Why are we putting ourselves at risk? The risk is not worth the reward. Protect the community that you serve.

Public Benefit is a stretch

- The twelve acres of land to be donated for public use are located in a regulatory floodway and are unbuildable. It is unusable after precipitation, especially between Cheval Drive and Pine Hill. Several inches of water regularly pool in this marshy section. It is not suitable for a playground, other recreational activities such as tennis, or even walking.

Environmental Impacts

- The proposed storm water management benefit would still be achieved if R2 Single Family zoning is adhered to. Ryan's proposal should not be considered to their credit, because similar requirements would be placed upon any residential developer.

- A large section of the west Adams property that is part of the current IBLP building is currently in a Zone AE flood plain. Ryan appears to be shifting water from this property on to Cheval Drive to make it buildable and claiming public benefit.

- There will be significant noise and light pollution from the large building that will be detrimental to surrounding neighbors. This includes floodlights by the building, parking lot lighting, lighting associated with signage, etc. There will also be significant noise from backup sirens from vendor vehicles, the site's bus that will transport residents, and waste refuse. Neighbors don't want to hear a dumpster being emptied at 6am.

Sincerely,

Mark Lovelace

849 N. Washington Street

Hinsdale, Il. 60521

Disclaimer

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Christine Bruton

From: Bruce Wance [REDACTED]
Sent: Thursday, September 24, 2020 8:56 AM
To: Christine Bruton
Subject: Ryan Companies proposal

Ms Burton; Please share this email with the appropriate village officials for their review prior to their next meeting on this project

Dear Village of Hinsdale,

I oppose the Ryan Companies proposal and request that you reject it. The project does not fit the needs of our community. I respectfully request that the village officials who hold their positions to protect and preserve the quality of our beautiful village stand up and do their job by challenging every aspect and every detail and reject this awful attempt by a powerful organization to change our village forever. This project is clearly only about their bottom line; it cares little about Hinsdale. Given the location of this project you will be voting on how Hinsdale is perceived forever moving moving, please don't let history say that you allowed this project to change the character and fabric of our beautiful village because in this regard history cannot be rewritten if you allow this project to proceed

Adhere to R2 Zoning

The commercial building is too large for the residential area. It is two to three times the size of an average "big box" retailer such as Walmart, Costco, Target, Lowes, and Home Depot.

Current R-2 zoning has been in effect for nearly 50 years and owners of nearby properties bought and/or built on trust in the current R2 zoning. If the village allows residential and non-commercial zoning to switch over to commercial, it can happen in any neighborhood.

Questionable Traffic Study

The claim that the Ryan project will not impact local traffic is misleading. Regardless of the time of day, the Independent Living and Villas will add at least 157 incremental vehicles to Adams. This is at least six times the amount of traffic than if the two parcels being proposed were developed as R2 Single Family.

A dedicated left turn lane on Adams Rd at Ogden Ave. doesn't promote safe passage onto eastbound Ogden Ave. The proposal also does not address the problem created by eastbound Ogden Ave. drivers wanting to make a left turn onto Adams.

The no left turn proposal out of the main building during "peak hours" is unenforceable. Ryan's dismissal of the 2.3-mile journey to the Madison St./Ogden Ave. stop light is unrealistic. Traffic will migrate to Madison. Residents on Adams, Spring Road, and Washington already utilize this tactic. This will lead to increased congestion and risk to pedestrians, which isn't beneficial to the community.

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Public Safety and First Responders

Approximately 40% of U.S. Coronavirus Deaths Are Linked to Nursing Homes (source: *NY Times*). For Hinsdale, approximately 1/3 of the positive cases came from ManorCare (source: *Hinsdale Patch*, Sept. 16, 2020). We need to learn from the tragedy of the 24 deaths at ManorCare, rather than increasing the risk.

Contrary to Ryan's claim, assisted living also presents significant risk to the community. Assisted living facilities test positive at a rate five times the national average (Source: Congressional Report, July 2020).

Tom Cauley claims ManorCare has an ambulance and fire truck called every three hours. Will Hinsdale need to purchase additional equipment and/or hire incremental first responders? It is not beneficial to the surrounding neighbors to constantly be disturbed with flashing lights and sirens. The alleged minimal impact on our school systems may be more than offset by increased demands on first responders.

Does Hinsdale Hospital have the capacity to handle a pandemic, like COVID-19, with a facility three times the size as ManorCare? Why are we putting ourselves at risk? The risk is not worth the reward. Protect the community that you serve.

Public Benefit is a stretch

The twelve acres of land to be donated for public use are located in a regulatory floodway and are unbuildable. It is unusable after precipitation, especially between Cheval Drive and Pine Hill. Several inches of water regularly pool in this marshy section. It is not suitable for a playground, other recreational activities such as tennis, or even walking.

Environmental Impacts

The proposed storm water management benefit would still be achieved if R2 Single Family zoning is adhered to. Ryan's proposal should not be considered to their credit, because similar requirements would be placed upon any residential developer.

A large section of the west Adams property that is part of the current IBLP building is currently in a Zone AE flood plain. Ryan appears to be shifting water from this property on to Cheval Drive to make it buildable and claiming public benefit.

There will be significant noise and light pollution from the large building that will be detrimental to surrounding neighbors. This includes floodlights by the building, parking lot lighting, lighting associated with signage, etc. There will also be significant noise from backup sirens from vendor vehicles, the site's bus that will transport residents, and waste refuse. Neighbors don't want to hear a dumpster being emptied at 6am.

Bruce J. Wance, AIA, LEED AP BD+C

122 South Clay Street

Christine Bruton

From: Ivan Kirchev [REDACTED]
Sent: Thursday, September 24, 2020 9:18 AM
To: Christine Bruton

Hello,

I was made aware that Ryan Companies has filed a new concept plan approval request. As a Hinsdale resident, I don't support this venture. Please deny it outright and do not refer it to the planning commission. This project is too large in scale for development on this site, is not supported by the residents, and is out of character for the residential nature of the neighborhood.

If you do not deny this application outright, consider at least delaying the referral until more information can be provided to the community. This new application was provided on the village website just over the weekend for a vote Tuesday. The information is incomplete, with no maps and without the new supportive information supposedly provided in the application (traffic and conservation reports for example). It's answers to the 14 substantive questions to qualify it for a zoning change are all conclusory, and vague, and we disagree with almost every one of them.

Thanks,
Ivan Kirchev

Christine Bruton

From: Jennifer Salerno [REDACTED]
Sent: Thursday, September 24, 2020 10:20 AM
To: Christine Bruton
Subject: Resident Opposed to Ryan Development

Hello.

As a 20 year resident of Hinsdale, I want to again share with you my opposition to the Ryan Development. I am strongly opposed to this particular development for the following reasons:

- Over-development and "zoning creep" will change the character of our neighborhood. We walked this morning and saw 18 deer along our walk; it was glorious and why we moved to this neighborhood. This would obviously change!
- I don't want the Village converting R-2 zoning (low density residential zoning) to high density commercial uses like this project.
- I am concerned about the impact on our community of increased traffic that cannot safely exit or enter Adams from Ogden, where there is no traffic light.
- I am concerned about the flooding that may be caused by paving over this much land, adjacent or on top of FEMA floodplain, in a part of Hinsdale already experiencing flooded streets and houses, and inadequate or non-existent culverts and sewers.
- I am extremely worried about the safety of pedestrians and bikers on the roads surrounding the project, where there are no sidewalks or streetlights.
- I also worry about the health of our neighbors, the long term viability of the site as a nursing home, and the pressures on our small community hospital given the Covid-19 pandemic, especially in light of the spotty record of Life Care Services, the proposed operator of the facility.

Thank you for your time and consideration.

Jennifer Salerno

Christine Bruton

From: Diane Oostendorp [REDACTED]
Sent: Thursday, September 24, 2020 4:49 PM
To: Christine Bruton
Subject: Letter regarding upcoming Oct 6 meeting discussing Ryan plan for Ogden and Adams
Attachments: Ryan project letter 3.docx

These are my comments for the upcoming Village of Hinsdale Board meeting Oct 6 regarding the Ryan senior living project.

Thank You Diane Oostendorp

Sent from Mail for Windows 10

September 25, 2020

Virgil and Diane Oostendorp
526 Bonnie Brae Rd
Hinsdale, IL 60521

To Hinsdale Village Board;

We are writing in regard to the upcoming meeting Oct 6 where the Ryan proposal for senior housing will be presented. In an attempt to preserve our beautiful country neighborhood, we continue to be opposed to the density of this project. The other local Clarendale facilities – Addison, Mokena and Algonquin seem to have considerably fewer apartments- Addison having only a stated 188 and Mokena less than that. A 240 bed facility here seems too dense.

We are also concerned about any further possibilities of flooding in this wetland area with that much increase in cement being needed.

We continue to worry about an increase in traffic even though provisions are being stated for restricted left hand turns on Adams between 3-6 and right and left hand turn lanes on Adams.

Finally, Ryan isn't exactly "donating" 12 acres of land as if we can have playgrounds, ball fields etc in a park like setting since much of this land is undevelopable flood plain with most of it being a lake.

We were quite dismayed with the last meeting in September since we were unable to join the webinar and never saw anything on "Channel 6". Hopefully all of the letters that we and others have been writing are kept in a file somewhere for all Board Members and Zoning Commissioners to review. It is very frustrating to have to write, yet another letter, for every meeting.

FINALLY, my husband and I would like to confirm that we are not expecting the IBLP land to remain undeveloped. We merely want to see a responsible development of the land that is in keeping with our surrounding community which is zoned R-2.

Thank you
Virgil and Diane Oostendorp

A black rectangular redaction box covering the signature area.

Christine Bruton

From: Armando Travelli [REDACTED]
Sent: Wednesday, September 30, 2020 5:41 PM
To: Thomas Cauley; Kathleen Gargano; Christine Bruton
Subject: For the October 6, 2020, VOH BOT Meeting
Attachments: Ryan Proposal 2002.pdf

September 30, 2020

Dear members of the Hinsdale Board of Trustees,

Case A-40-20, by Ryan Companies, proposes to build a senior Long-Term Care Facility (LTCF) in Hinsdale, just north of Ogden Avenue. This facility seems to be larger than any other LTCF built by Ryan Cos., and would occupy 330,000 square feet and accommodate up to 240 residents with 95 caregivers, in addition to the residents of 27 senior villas. There are many reasons for objecting to a facility of this size in the middle of a residential neighborhood with R-2 zoning, but this letter will concentrate only on the *type* of the proposed facility.

COVID-19 is still ravaging our country, with over seven million confirmed cases and over 200,000 deaths. About 80% of these deaths have occurred in patients older than 65 years, and many of them lived in LTCFs similar to that proposed by Ryan Cos. From reputable sources, and as detailed in the note at the end of this letter, it can be concluded that:

ILLINOIS RESIDENTS OLDER THAN 65 YEARS AND IN A LONG TERM CARE FACILITY ARE 25 TIMES MORE LIKELY TO DIE OF COVID-19 THAN IF THEY LIVED ELSEWHERE.

This result is not unique to Illinois and is due to the fact that LTCF residents must live close to each other and are frequently visited by their caregivers, who can carry the virus with them from room to room. Since a person older than 65 has already a much greater probability of dying of COVID-19 than a younger person, living in a LTCF is close to a DEATH SENTENCE for an older person. This striking conclusion has not been lost on the media (Ref. 1, 2, 3), on the Government (Refs.4, 5), on Congress (Ref. 6, 7), and on the public (Ref.1). In particular, N.Y Governor Andrew Cuomo described the effects of the virus on LTCFs as "*Fire through dry grass*," (Ref. 5) and an extensive article on the Tribune's front page last Sunday (Ref.1), "*Decimation, flaws and frustration/Inside Illinois nursing homes, unease spreads with COVID-19*," described a terrifying situation throughout the state, with hundreds of sick patients, poor oversight, and underreported cases, in which "*As the crisis flared, some relatives of nursing home residents pulled them out.*"

Even before COVID-19, and in spite of a growing elderly population, the LTCF industry fell on difficult times. Influential articles and books (Ref. 8) were published supporting the view that the elderly would enjoy happier, longer, and safer lives in private homes than in LTCFs, if they could. 550 nursing homes were closed

(6.1%) during the **four** years preceding June 2019 (Ref. 9) and, nevertheless, their occupancy rate had declined from 95% to 73% (Ref. 10).

Ryan Cos. representatives were asked on June 10, 2020, to provide the Hinsdale Plan Commission with details about their COVID-19 experience (see attachment). These details have not yet been posted. We need details about the experience of Clarendale facilities built by Ryan Cos. and widely reported (Ref. 11) as having severe COVID-19 outbreaks. Whenever these reports become available, they should be extrapolated to the much larger facility now being proposed. There is also mounting evidence (Ref. 12) that improvements are significantly more likely to occur in a not-for-profit organization than in one striving to maximize profits like LCS, Ryan Cos.' proposed operating partner.


Hopefully, better systems will be implemented to reduce these problems, vaccines will be developed, and COVID-19 will cease to be the threat that it is today. However, until these improvements happen, it would be unwise to approve development of an enormous LTCF in the midst of a residential community vulnerable to contagion.

Besides obvious health implications, the Board of Trustees should consider what would happen if the LTCF were to be approved and built as proposed, and LCS were then to fail because not enough people wanted to live in it. What would happen to the facility? Is there a danger that it would be converted to something which the Board of Trustees would not approve today, like to a hotel, a school, or a store?

Please deny your approval of the Ryan proposal until these questions can be answered to your full satisfaction!

Sincerely,

Armando Travelli

521 Bonnie Brae Road, Hinsdale IL 60521


Note:

- 2,065,630 people over 65 lived in Illinois at the end of 2019 (Ref. 13);
- 144,828 of these people resided LTCFs at the end of 2019 (Ref. 14);
- 7,078 people over 65 died of COVID-19 in Illinois by 09/25/20 (Ref. 15);
- 4,642 people died of COVID-19 in Illinois LTCFs by 09/25/20. (Ref. 15).

Therefore, for an Illinois resident older than 65 years and living in an LTCF, the probability of dying of COVID-19 divided by to the same probability if he or she didn't live there is

$$(4,642/144,828)/[(7,078-4,642)/(2,065,630-144,828)] = 25.27$$

References:

- 1 Chicago Tribune, “**Decimation, flaws and frustration/**Inside Illinois nursing homes, unease spreads with COVID-19” Sep.27, 2020, pp.1, 13, 14.
- 2 Chicago Tribune, “Daily Illinois coronavirus graphs: 13 new deaths, 1,709 new confirmed cases and 41,142 test results,” Sep.28, 2020.
- 3 The Foundation for Research on Equal Opportunity, <<https://freopp.org/the-covid-19-nursing-home-crisis-by-the-numbers-3a47433c3f70>>, May 7, 2020
- 4 Centers for Medicare & Medicaid Services (CMS), <<https://www.cms.gov/newsroom/press-releases/cms-announces-new-guidance-safe-visitation-nursing-homes-during-covid-19-public-health-emergency>>, Sep.17, 2020
- 5 Prorepublica, <<https://www.propublica.org/article/fire-through-dry-grass-andrew-cuomo-saw-covid-19-threat-to-nursing-homes-then-he-risked-adding-to-it>>, June 16, 2020
- 6 Warren et al., <<https://www.warren.senate.gov/imo/media/doc/2020.04.29%20Letter%20to%20Assisted%20Living%20Companies%20re%20COVID19%20in%20assisted%20living%20facilities%20BINDER.1pdf>>
- 7 Elizabeth Warren, <<https://www.warren.senate.gov/oversight/letters/warren-markey-maloney-ask-large-assisted-living-operators-what-actions-they-are-taking-to-protect-residents-from-covid-19-outbreaks>>
- 8 Atul Gawande, “*Being Mortal*”, 2014
- 9 Leadingage, <<https://leadingage.org/press-release/leadingage-releases-nursing-home-closures-and-trends-report>>, June 2019
- 10 Leadingage, <<https://leadingage.org/sites/default/files/Nursing%20Home%20Closures%20and%20Trends%202020.pdf>>, February 2020
- 11 Illinois Department of Public Health, <<https://www.dph.illinois.gov/covid19/long-term-care-facility-outbreaks-covid-19>>, Sep. 25, 2020
- 12 Americans for Financial Reform Education Fund, <<https://ourfinancialsecurity.org/wp-content/uploads/2020/08/AFREF-NJ-Private-Equity-Nursing-Homes-Covid.pdf>>, Aug. 2020
- 13 Population USA, <<https://www.usapopulation.org>>, 2020
- 14 Illinois Department of Public Health, “Long-Term Care Facilities in Illinois Experiencing a COVID-19 Outbreak among Residents and Staff,” <<http://dph.illinois.gov/covid19/long-term-care-facility-outbreaks-covid-19>>, Sep. 19, 2020
- 15 Kaiser Family Foundation, “What share of people who have died of covid-19 are 65 or older and how does it vary by state”, <<https://www.kff.org/coronavirus-covid-19/issue-brief/what-share-of-people-who-have-died-of-covid-19-are-65-or-older-and-how-does-it-vary-by-state/>>, Sep 24, 2020

ATTACHMENT

These three pages are taken from the transcripts of the June 10, 2020 meeting of the Hinsdale Plan Commission, in connection with Case A-40-20, a Concept Plan by Ryan Companies to build a senior assisted living development.

The exchanges from Line 8 of page 43 to Line 14 of page 45 concern the LCS (Living Care Systems) experience with COVID-19. LCS is meant to be a partner of Ryan Cos. in the

proposed project. **Commission's questions are highlighted in yellow, Ryan Cos.' answers in red.**

No information about the LCS experience has yet been provided by the applicant.

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LargePrefPlaceholder-XKUz1MEJBwkOM

1 on some of the amenity spaces that we are
2 planning throughout, a lot of which are modern
3 and hospitality oriented. These include large,
4 upscale dining options throughout the building;
5 movie theater; arts and crafts room; exercise
6 and wellness center. V3 also noted 40 spaces,
7 40 garage spaces within the building.

8 MR. JABLONSKI: May I ask a question.
9 It's Jerry Jablonski. All the amenities are
10 nice, but the health and safety of residents in
11 Hinsdale I think is paramount. Could you
12 address the experience in Covid, the number of
13 cases and deaths with LCS, your operator, on a
14 nationwide basis if it's 32,000 residents? And
15 also include a detail on the Ryan-LCS
16 partnerships. Thank you.

17 MR. ERICKSON: Yes. This is Dave. I
18 will address that one. The Covid-19 pandemic
19 has presented, obviously, unique challenges to
20 the entire senior living industry. But
21 professionally managed senior living providers
22 already have significant plans in place for

1 emergency situations. So as they follow the
2 infection control procedures and protocols every
3 day to prevent the spread of this illness, we
4 believe this makes senior living communities one
5 of the safer places for seniors to live. We've
6 partnered with LCS, like I said, about ten times
7 in the past. They are class A in senior living
8 operations. We have full confidence in them to
9 take care of our seniors.

10:21PM

10 MR. JABLONSKI: Could you provide
11 actual numbers by the next meeting?

12 CHAIRMAN CASHMAN: Yes. Dave, would
13 you be able to report on the facilities that you
14 and LCS are managing together and just what
15 their experiences are currently with Covid?

16 MR. ERICKSON: I can give you some more
17 specifics at the next meeting for sure.

10:32PM

18 CHAIRMAN CASHMAN: And then for Brian,
19 I'm kind of curious, with those new challenges,
20 If you are looking at this differently, looking
21 at designs and trying to design some aspects
22 that help?

1 MR. PUGH: And we continue as these
2 evolve. We do quite a bit of work in the
3 hospital systems as well. But we will work with
4 our MEP partners to look at the design of the
5 air-handling system as well. I think that that
6 would be an important feature as we move forward
7 in the design of the facility.

8 CHAIRMAN CASHMAN: Okay. Thanks,
9 Jerry.

10 10:23PM MR. ERICKSON: One detail, a lot more
11 touchfree faucets and features in the building;
12 but we can give you some more specifics at the
13 next meeting.

14 CHAIRMAN CASHMAN: Okay. Thank you.

15 MR. KRILLENBERGER: This is Jim
16 Krillenberger. I'm not sure whether our next
17 meeting will be in person. But as far as the
18 building materials go, it would be nice to
19 figure out how to have samples, even if you
20 10:23PM could have one on Zoom, if we do it by Zoom next
21 time with the specific colors especially the
22 brick.

COVID-19 in Assisted Living Facilities



Staff Report Prepared for

Senator Elizabeth Warren

Senator Edward J. Markey

**Rep. Carolyn Maloney, Chairwoman,
House Committee on Oversight and Reform**

July 2020

Executive Summary

The United States has had more cases of the coronavirus disease 2019 (COVID-19) and more deaths as a result of the disease than any other nation on Earth. As the nation faces a dangerous resurgence of cases—with disturbing new national records and alarming spikes in states across the country—it is clear that federal leadership in combating this crisis is woefully deficient. One area in which these failures are particularly evident is in assisted living facilities.

On April 29, 2020, Senators Elizabeth Warren and Edward Markey, and House Oversight and Reform Committee Chairwoman Carolyn Maloney, opened an investigation of COVID-19 in assisted living facilities, seeking information on the occurrence and prevention of COVID-19 from the 11 largest national assisted living facility operators.

Assisted living facilities share many of the same risk factors as nursing homes—including congregant living conditions and an aged and high-risk population—but there is far less federal regulation of these facilities and the federal government does not require that the assisted living providers report any information on COVID-19 in their facilities.

This investigation, the first comprehensive survey of COVID-19 in assisted living facilities, found that:

- **There are high rates of coronavirus infection in assisted living facilities.** As of May 31, 2020, nearly one in four assisted living facilities in the survey—24%—had at least one positive test for coronavirus among residents, and approximately 8% of facilities had wider outbreaks of at least ten cases. Residents of assisted living facilities have tested positive for coronavirus at over five times the overall national average rate: 2.9% of assisted living residents had tested positive for the disease as of May 31, 2020, compared to a national occurrence rate of 0.5%.
- **Hospitalization and fatality rates are dangerously high for assisted living residents with COVID-19.** Overall, approximately 43% of assisted living facility residents who tested positive for coronavirus were hospitalized. Among all assisted living facility residents who tested positive for coronavirus, 31%—one in three—died. This fatality rate for diagnosed cases, while highly sensitive to the testing rate, is nearly six times the national average, and is comparable to—or even higher than—the fatality rate for nursing home residents with COVID-19. If this rate is representative of assisted living facilities nationwide, the data suggests that more than 7,000 assisted living facility residents may have died from COVID-19 as of May 31, 2020—representing approximately one in 15 COVID-19 fatalities nationwide at that time.
- **Assisted living facilities are not reporting COVID-19 cases and fatalities directly to the federal government.** None of the large assisted living providers indicated that they reported any of these COVID-19 cases to the federal government, explaining: “Currently, there are no federal requirements for reporting COVID-19 cases within

assisted living facilities.”¹ As a result, federal government officials, public health experts, and the public have no comprehensive information on COVID-19 occurrence and fatality rates in assisted living facilities.

- **Inadequate sick leave policies for employees put assisted living facility workers and residents at risk.** Only two of the 11 companies reported offering two weeks of paid leave for workers with confirmed or suspected cases of COVID-19. The other nine companies had inadequate policies—failing to offer sick leave specifically, not offering enough leave, offering it only under the condition that employees have a positive coronavirus test, or not offering leave to part-time employees. These leave policies make it more likely that workers in assisted living facilities will come to work when ill, putting assisted living residents and coworkers at risk.
- **Lack of testing and inadequate testing protocols in assisted living facilities place workers and residents at risk of COVID-19 outbreaks.** None of the assisted living facility operators reported that they conduct routine daily or weekly testing of staff, residents, or visitors at all their facilities. Most operators cited the lack of federal guidelines requiring such testing and limited testing capacity as the reasons they do not conduct more routine testing.
- **Shortages of personal protective equipment (PPE) imposed significant hardships on assisted living providers.** Although assisted living facility operators reported following state and federal guidelines for PPE use and provided PPE to employees at no cost, they also reported facing tremendous financial and logistical difficulties in obtaining adequate PPE for their staff.

¹ Response from Assisted Living Provider to Sens. Warren and Markey and Chairwoman Maloney, May 2020.

I. Introduction and Methodology

On April 29, 2020, Senators Elizabeth Warren and Edward J. Markey, and House Oversight and Reform Committee Chairwoman Carolyn Maloney, wrote to the nation's 11 largest assisted living facility operators—those that operate at least 5,000 units across the United States. The letters sought information on COVID-19 outbreaks at assisted living facilities and steps taken to prevent them.²

The Members of Congress opened this investigation because there is no comprehensive federal information available on the impact of COVID-19 in assisted living facilities.

For nursing homes, the Department of Health and Human Services (HHS) has recommended that state regulators address outbreaks by imposing new reporting requirements, conducting inspections to ensure that infection controls and other procedures are in place, and providing facilities with PPE for staff.³

Assisted living facilities serve a similar population as nursing homes, although their residents need less help with day-to-day activities and care, and often live semi-independently.⁴ As a result, concerns have been raised that “a parallel crisis has been playing out with far less scrutiny in another setting housing vulnerable seniors: assisted living.”⁵

Despite these similarities, no new federal requirements have been implemented to help assisted living facilities improve their response to the pandemic, as they have for nursing homes. For instance, although the Centers for Disease Control and Prevention (CDC) has issued guidance on preventing and mitigating outbreaks in assisted living facilities, this guidance is not binding, and facilities are not required to follow it. While assisted living facilities may voluntarily report coronavirus cases to the federal government through the CDC's National Healthcare Safety Network, they are not required to—unlike nursing homes, which are now required to regularly report COVID-19 data to CDC.⁶

² Letters from Sens. Warren and Markey and Chairwoman Maloney to Assisted Living Providers, April 29, 2020, <https://www.warren.senate.gov/imo/media/doc/2020.04.29%20Letter%20to%20Assisted%20Living%20Companies%20re%20COVID19%20in%20assisted%20living%20facilities%20BINDER.pdf>. The information request was sent to Brookdale Senior Living, Inc., Sunrise Senior Living, Five Star Senior Living, Inc., Atria Senior Living, Inc., Life Care Services LLC, Senior Lifestyle, Capital Senior Living Corporation, Affinity Living Group, Enlivant, Eclipse Senior Living, and Gardant Management Solutions.

³ Centers for Medicare and Medicaid Services, “Upcoming Requirements for Notification of Confirmed COVID-19 (or COVID-19 Persons under Investigation) Among Residents and Staff in Nursing Homes,” April 19, 2020, <https://www.cms.gov/files/document/gso-20-26-nh.pdf>.

⁴ National Institutes of Health, National Institute on Aging “Residential Facilities, Assisted Living, and Nursing Homes,” <https://www.nia.nih.gov/health/residential-facilities-assisted-living-and-nursing-homes>.

⁵ Boston Globe, “Assisted-living sites struggle with coronavirus in shadow of nursing home crisis,” Robert Weisman, April 26, 2020, <https://www.bostonglobe.com/2020/04/26/metro/assisted-living-sites-struggle-with-covid-19-shadow-nursing-home-crisis/>.

⁶ Centers for Disease Control and Prevention, “Considerations for Preventing Spread of COVID-19 in Assisted Living Facilities,” May 29, 2020, <https://www.cdc.gov/coronavirus/2019-ncov/hcp/assisted-living.html>; Centers for Disease Control and Prevention, “LTCF COVID-19 Module,” <https://www.cdc.gov/nhsn/lte/covid19/index.html>.

Questions about risks to individuals in assisted living facilities are becoming even more acute as states have reopened prematurely⁷ and new cases have spiked to all-time record levels across the country.⁸

To address these issues, this staff report presents the first comprehensive analysis of the scope of COVID-19 outbreaks in assisted living facilities, and the actions their operators have taken to prevent and mitigate these outbreaks.

II. Findings

1. Thousands of Assisted Living Residents and Staff Have Suffered from COVID-19, and COVID-19 Fatality Rates for Assisted Living Residents are Extremely High

a. There are High Rates of Coronavirus Infection and High Fatality Rates for Assisted Living Residents

All 11 assisted living providers responded to the request and provided information on COVID-19 cases, hospitalizations, and fatalities at their facilities. These data reveal that thousands of assisted living facility residents have suffered from COVID-19 and three in ten residents who have contracted COVID-19 have died from the disease.

Specifically, the providers indicated that, as of May 31, 2020, a total of 4,412 residents in 2,173 facilities have tested positive for the coronavirus, representing 2.9% of the 153,244 residents that were living in these facilities at the time.⁹ While comparisons are sensitive to testing rates among different population groups, this is over five times the overall national average prevalence of the coronavirus as of May 31, 2020 (0.54%).¹⁰

There was at least one confirmed coronavirus case in 24% of all facilities (516 facilities) operated by the 11 companies that responded to the survey, and wider outbreaks of at least ten cases in 8% of all facilities (163 facilities) operated by the 11 companies.

Residents of assisted living facilities with COVID-19 had extremely high hospitalization rates and fatality rates from the disease. Overall, according to data the facilities provided, the 4,412 infections resulted in 1,914 resident hospitalizations—43% of all cases. And there were 1,373

⁷ See, e.g., The Texas Tribune, “Gov. Greg Abbott expresses regret over reopening Texas bars during coronavirus,” Patrick Svitek, June 26, 2020, <https://www.texastribune.org/2020/06/26/greg-abbott-texas-bars-regret/>; NPR, “Florida Smashes Coronavirus Case Record: Nearly 9,000 Positive Cases on Thursday,” Greg Allen, June 26, 2020, <https://www.npr.org/sections/coronavirus-live-updates/2020/06/26/883919402/florida-smashes-coronavirus-case-record-nearly-9-000-positive-cases-on-thursday>.

⁸ NBC News, “U.S. hits highest single day of new coronavirus cases with more than 45,500, breaking April record,” Doha Madani, June 24, 2020, <https://www.nbcnews.com/news/us-news/u-s-hits-highest-single-day-coronavirus-cases-36-358-n1232065>.

⁹ Data compiled from responses from assisted living providers to Sens. Warren and Markey and Chairwoman Maloney, May/June 2020.

¹⁰ There were 1.795 million individuals in the United States that tested positive for coronavirus as of May 31, 2020. The COVID Tracking Project, “U.S. Historical Data,” 2020, <https://covidtracking.com/data/us-daily>

resident fatalities from COVID-19—meaning that 31% of all assisted living facility residents who tested positive for the coronavirus died. Case fatality rates, like prevalence rates, are highly sensitive to testing frequency. But this fatality rate is nearly six times higher than the national average¹¹ and is comparable to, or even higher than, fatality rates for confirmed cases in nursing homes (according to CDC, there have been 111,508 confirmed and 76,547 suspected COVID-19 cases in nursing homes, and 30,794 fatalities from the disease).¹²

The 11 assisted living facility providers reported that they have a total of approximately 153,000 residents, representing approximately one in six of the 800,000 assisted living facility residents nationwide.¹³ If the observed infection and case fatality rate is representative of assisted living facilities nationwide, this investigation suggests that more than 7,000 assisted living facility residents may have died from COVID-19 as of May 31, 2020, representing approximately one in 15 COVID-19 fatalities nationwide at that time.¹⁴

The assisted living facilities noted in their responses that several factors complicate a determination of the true COVID-19 case count and the outcomes for those that test positive. Testing rates are one key variable. Facilities that test residents with minor symptoms or based on exposure are likely to have a higher proportion of confirmed cases to the total resident population (and a lower case fatality rate) than facilities that test only residents or staff with very serious symptoms. This complicates comparisons of case fatality rates for assisted living facilities, nursing homes, and the general public.

Assisted living facility operators also noted the possibility that assisted living residents or staff members may have been infected with coronavirus outside the facilities where they reside or work. They also noted that many of residents whose deaths were attributed to coronavirus also suffered from other comorbidities that could have contributed to their deaths. But it is likely that the estimates in this analysis represent an undercount of the true toll of coronavirus cases. Nationwide, the lack of testing has resulted in a significant underestimate of the true number of cases, with some experts estimating that, early in the pandemic, as few as one in 20 cases was correctly diagnosed.¹⁵ Similarly, the official tally of deaths appears to represent a significant undercount, failing to attribute thousands of fatalities to coronavirus that appear likely to have been caused by the disease.¹⁶

¹¹ As of May 31, 2020, there were 1.795 million individuals with confirmed positive test results for coronavirus, and 99,056 who died, a fatality rate of 5.5%. The COVID Tracking Project, “U.S. Historical Data,” 2020, <https://covidtracking.com/data/us-daily>.

¹² Centers for Medicare & Medicaid Services, COVID-19 Nursing Home Data, Submitted Data as of Week Ending 6/14/20, Resident Cases and Deaths,” June 2020, https://data.cms.gov/stories/s_COVID-19-Nursing-Home-Data/bkwz-xpvg.

¹³ National Center for Health Statistics, “Long-term Care Providers and Services Users in the United States, 2015-2016,” Vital and Health Statistics Series 3, No. 43, at pg. 1, Feb. 2019, https://www.cdc.gov/nchs/data/series/sr_03/sr03_43-508.pdf.

¹⁴ As of May 31, 2020, there were 99,056 fatalities from COVID-19. The COVID Tracking Project, “U.S. Historical Data,” 2020, <https://covidtracking.com/data/us-daily>.

¹⁵ CNBC, “Coronavirus cases are likely 10 to 20 times higher in US than reported, former FDA chief Gottlieb says,” Dan Mangan, April 21, 2020, <https://www.cnbc.com/2020/04/21/coronavirus-cases-are-likely-10-to-20-times-higher-in-us-than-reported-former-fda-chief-gottlieb-says.html>.

¹⁶ Centers for Disease Control and Prevention, “Excess Deaths Associated with COVID-19, Provisional Death Counts for Coronavirus Disease (COVID-19), Updated June 24, 2020,

Extrapolation of the information provided from the 11 national providers to the nationwide estimate of approximately 7,000 fatalities is also sensitive to a number of key variables. If the facilities in the large chains surveyed are different from other assisted living facilities in terms of case prevalence and fatality rates, the reported case and fatality rates could be higher or lower in other facilities. Factors such as the location of facilities—for example, if a non-representative number of surveyed facilities were in particularly hard hit states or facilities were located in states that had more stringent health and safety requirements—and the demographic composition of residents of given facilities all may affect prevalence and case fatality rates. The uncertainty regarding these numerous variables is an important illustration of the need for a national reporting requirement for assisted living facilities.

b. COVID-19 Poses Risks for Assisted Living Facility Staff

The assisted living providers provided information on positive coronavirus tests in their staff. These data revealed that, like residents, staff faced significant risks from the disease. Overall, the assisted living providers reported that approximately 3,317 of their staff—2.1%—tested positive for coronavirus as of May 31, 2020. This is almost four times the national average prevalence (0.54%) as of May 31, 2020.¹⁷

Overall, 97 staff were hospitalized (3% of all staff who tested positive for the coronavirus), and there were 12 staff fatalities—a case fatality rate of 0.4%.

However, even if staff may not face the same risks of hospitalization or death from COVID-19 as residents, they present a risk of infecting assisted living residents. Overall, the assisted living companies reported that there were 425 facilities (20% of all assisted living facilities) where at least one staff member and one resident had contracted coronavirus.

2. There Is No Federal Reporting of COVID-19 Cases by Assisted Living Facilities

Each of the large assisted living facility operators was asked whether it informs residents and their families, local and state governments, and the federal government about cases in their facilities. The responses revealed a significant gap in federal reporting requirements.

The operators reported that they inform facility residents of infections and indicated that they follow applicable state and local reporting requirements. One provider described its reporting process:

While the notification procedure may vary based on location, in general, state and/or local officials are informed of all positive COVID-19 cases as required by

https://www.cdc.gov/nchs/nvss/vsrr/covid19/excess_deaths.htm; Washington Post, “CDC Chief Says Coronavirus Cases may be 10 Times Higher than Reported,” June 25, 2020, <https://www.washingtonpost.com/health/2020/06/25/coronavirus-cases-10-times-larger/>

¹⁷ There were 1.795 million individuals in the United States that tested positive for coronavirus as of May 31, 2020. The COVID Tracking Project, “U.S. Historical Data,” 2020, <https://covidtracking.com/data/us-daily>

any issued guidance. Notification is generally made by phone call or web based portal. ... All residents are informed in person if there is a COVID-19 positive resident or staff member. ... Family members and those with resident powers of attorney and resident personal care physicians are notified by phone call. General regular email outreach communications are sent to resident families.

Another noted:

Since early March 2020, in accordance with the appropriate local or state regulatory authority guidance, communities report positive COVID-19 cases to local public health departments, typically by phone, facsimile or email. ... Residents of a community are informed of positive COVID-19 test results on a regular basis. Residents are notified through various, and sometimes multiple, forms of communication, including but not limited to emails, texts, letters, newsletters, websites, phone, posted signs or updates, electronic resident portal systems, and internal videos. Notifications are provided in accordance with applicable local or state laws. ... Families or responsible parties are informed of positive COVID-19 test results on a regular basis, same as above.

Other providers noted their relationships with state and local health authorities and described how they notified other relevant individuals or entities, including third-party health care providers, resident physicians, and pending move-ins.

In some cases, operators stated that they informed the public of cases or posted information publicly on the internet. According to one operator:

A notice indicating that we have a positive COVID-19 case (resident or employee) is posted at the front entrance of the facility. ... A weekly update of positive cases is posted on the facility websites. The update includes the number of cumulative positive cases, number of cumulative recoveries, and number of cumulative COVID-19 related deaths. The weekly-consolidated update is posted on [the facility operator's] website. This update includes number of cumulative positive cases, number of cumulative recoveries and number of cumulative COVID-19 related deaths spanning the management portfolio.

But not one of the assisted living facility operators indicated that it informed federal officials of COVID-19 cases or fatalities in its facility, despite the CDC's recommendation that assisted living facilities report COVID-19 cases, facility staffing, and supply information to the National Healthcare Safety Network Long Term Care Facility COVID-19 Module.¹⁸ The assisted living facility operators cited the lack of any reporting requirement as the reason for not doing so. They responded:

- "We have not been required to notify federal officials for assisted living communities."

¹⁸ Centers for Disease Control and Prevention, "Considerations for Preventing Spread of COVID-19 in Assisted Living Facilities," May 29, 2020, <https://www.cdc.gov/coronavirus/2019-ncov/hcp/assisted-living.html>.

- “Currently, there are no federal requirements for reporting COVID-19 cases within assisted living facilities.”
 - “Current CDC guidance does not require community reporting to federal officials.”
- 3. Most Assisted Living Facilities Do Not Have Adequate Leave Policies in Place for Staff**

Providing staff with adequate leave policies is one key to helping reduce the transmission of COVID-19 in assisted living facilities and all workplaces. For this reason, CDC recommends that facilities “[i]mplement sick leave policies that are flexible and non-punitive”¹⁹ in order to ensure that employees that have or may have COVID-19 do not come into work and interact with residents and co-workers when they are ill.

a. Leave Policies Are Inadequate

The gold standard sick leave policy for employees is simple: at least two weeks of paid sick leave for any employees who believe they may have contracted or may have been exposed to someone with coronavirus, to allow them to quarantine without facing the financial penalty of lost paychecks.

Only two of the surveyed assisted living providers offer a benefit that is close to this gold standard. One assisted living provider said that early in the pandemic, “we began paying up to eighty hours of full pay to any employee who was sent home or stayed home because they were experiencing COVID-19 symptoms. This applied to all employees irrespective of their tenure or status. We did not require any medical diagnosis or testing confirmation.” The company reported that the plan was enhanced as the pandemic continued, “to cover those employees who were out due to a positive diagnosis of COVID-19. These employees were now eligible for up to thirty work days of paid leave.” A second company indicated that it will “pay any team member who experiences symptoms associated with COVID-19 or tests positive for the virus and is then required to self-isolate at home.”

Three others offer policies that cover only employees with a confirmed coronavirus diagnoses and not those who may need to quarantine as a result of exposure or who may have symptoms of COVID-19 but do not have a positive test result. One company indicated that employees who test positive are provided hotel rooms, meals, and paid time and a half until released by their physicians. Another stated: “All full-time and part-time employees who test positive for the virus receive incremental paid COVID-19 leave for up to an additional 15 working days.” A third reported having a similar policy in place, but access to this leave requires confirmed positive tests, so employees who have been exposed or are concerned that they have the virus may not take sick leave until they receive confirmed test results.

¹⁹ Centers for Disease Control and Prevention, “Considerations for Preventing Spread of COVID-19 in Assisted Living Facilities,” May 29, 2020, <https://www.cdc.gov/coronavirus/2019-ncov/hcp/assisted-living.html>.

The remaining six companies offer lesser policies, with limited or no sick leave, that do not guarantee workers all the coverage they need if they have COVID-19 or fear they may have it.

b. Several Providers Offer No Specific Paid Sick Leave or Inadequate Leave

Among the six companies that do not have specific COVID-19-related sick leave, the majority either do not offer enough leave to appropriately address the risks of COVID-19 or do not have any dedicated sick leave. Four of these companies do not offer specific sick leave at all—they indicated that instead they offer employees paid time off that can be used for vacation, personal leave, or sick leave. In effect, these companies are forcing employees who may have or fear they have coronavirus to use vacation or personal leave to mitigate risks to other workers and residents of the facility. Although this approach of combining sick leave and paid time off is not unique to assisted living facilities, it can have a particularly damaging effect in these communities given the risks of COVID-19.

Companies that either offer dedicated sick leave or that combine sick leave and personal time off do not appear to offer enough paid leave. Although one company reported it offered up to 25 days of leave, two stated they only offer six days leave, and a third said that less than half of their staff has access to more than one week of paid leave.

c. Providers Are Not Offering Leave to Part-Time Workers

Many assisted living providers are highly dependent on part-time workers. Among the 11 providers included in this survey, over 40% of their workers in 2019 were part-time workers.²⁰ Two of the 11 companies offer the gold standard leave policy to all full- or part-time staff who have or might have COVID-19. Of the remaining nine companies, five do not offer *any* paid sick leave to part-time employees. As a result, a significant number of workers in assisted living facilities appear to have no paid leave at all.

4. Assisted Living Facilities Lack Sufficient Testing Capacity and Have Inadequate Testing Protocols

Lack of available testing, which has plagued the U.S. response since the first case of COVID-19 appeared in the nation,²¹ is having a significant impact on assisted living facilities. All 11 assisted living facility operators provided information concerning their practices for conducting testing in their facilities, access to testing supplies, and the speed of test results. Their reported information reveals that lack of federal requirements and limited testing capacity for residents and staff has led to a lack of needed testing, which increases the risk of coronavirus outbreaks.

a. Assisted Living Facilities Are Not Conducting Routine Coronavirus Testing

²⁰ 140 Largest Providers in Senior Living, downloaded from Argentum, “Argentum Reveals 2019 List of Largest 140 Providers in Senior Living,” September 4, 2019, <https://www.argentum.org/press-releases/argentum-reveals-2019-list-of-largest-140-providers-in-senior-living/>.

²¹ New York Times, “The Lost Month: How a Failure to Test Blinded the U.S. to Covid-19,” March 28, 2020, <https://www.nytimes.com/2020/03/28/us/testing-coronavirus-pandemic.html>.

Routine coronavirus testing is needed to identify asymptomatic coronavirus carriers who are capable of transmitting the virus to others despite their lack of symptoms. Routine testing is particularly important for congregant living settings such as assisted living facilities where older residents may have chronic health conditions that put them at high risk for serious outcomes. CDC has not recommended routine testing of asymptomatic individuals in assisted living facilities. However, some states, including New York and New Jersey, now require routine testing at adult care facilities, including assisted living facilities.

None of the assisted living facility operators reported that they conduct routine daily or weekly testing of staff, residents, or visitors at all their facilities. Most operators cited the lack of federal guidelines requiring such testing as the reason they do not conduct more routine testing. A number of operators reported relying specifically on CDC's guidance for assisted living facilities, which recommends only testing symptomatic individuals and for contact tracing purposes.²²

All facility operators reported following federal, state, and local guidance that recommends testing of symptomatic staff and residents, and conducting testing at the request of state and local health departments. In their responses, most operators reiterated that CDC guidance does not recommend routine testing. One operator reported conducting routine testing as New York and New Jersey require—but only in its facilities located in those two states.²³

Most assisted living facility operators reiterated that national guidance from the CDC does not recommend routine testing. However, CDC's May 3, 2020, testing guidelines indicate that testing of asymptomatic individuals in long-term care facilities “could reduce the risk of widespread transmission”²⁴ of COVID-19, and the American College of Emergency Physicians recommends more robust testing of asymptomatic individuals in long-term care facilities, stating: “Another population in which to prioritize testing of minimally symptomatic and even asymptomatic persons are long-term care facility residents.”²⁵ Assisted living facilities are either unaware of, or are not following, this non-binding recommendation.

In lieu of routine testing, assisted living facilities rely on screening for symptoms of the disease, with screening procedures varying widely across respondents. Although a few operators reported more comprehensive screening procedures—including multiple daily temperature checks of staff and residents and measuring residents' oxygen levels, most facilities reported more limited screening procedures—such as verbally screening residents for a range of symptoms at least once per day and screening staff and essential visitors on arrival.

b. Assisted Living Facilities Do Not Have Access to an Adequate Number of Tests

²² Centers for Disease Control and Prevention, “Considerations for Preventing Spread of COVID-19 in Assisted Living Facilities,” May 29, 2020, <https://www.cdc.gov/coronavirus/2019-ncov/hcp/assisted-living.html>.

²³ New York State Exec. Order No. 202.30 (May 10, 2020) (requiring twice-weekly testing of staff); New Jersey Exec. Order No. 20-013 (May 12, 2020) (requiring routine testing of all staff and residents).

²⁴ Centers for Disease Control and Prevention, “Overview of Testing for SARS-CoV-2,” <https://www.cdc.gov/coronavirus/2019-nCoV/hcp/clinical-criteria.html>.

²⁵ American College of Emergency Physicians, “ACEP COVID-19 Field Guide,” June 2020, <https://www.acep.org/corona/covid-19-field-guide/diagnosis/testing/>.

For both routine and symptom-based testing programs to be effective, assisted living facilities must have access to an adequate supply of tests. No facility operators reported difficulty in obtaining tests for symptomatic individuals, but nearly all reported substantial barriers to accessing testing supplies for routine testing of asymptomatic staff and residents. One provider explained:

Because there are insufficient amounts of testing resources available to [assisted living facility] communities, currently, there is no routine, daily or weekly testing of residents, staff and visitors.

Nearly all facility operators reported relying on state and local health departments as their primary source of tests. These operators noted that health departments rarely allocate tests for asymptomatic individuals unless conducted as part of a contact tracing program.²⁶ Many facility operators also noted that when local health departments did not order testing for asymptomatic individuals, physicians were also unwilling to order tests.

c. Assisted Living Facilities Are Waiting More Than 24 Hours for Test Results

Rapid return of test results is crucial for timely and accurate isolation of infected individuals. Most facility operators noted that individuals with pending tests are presumptively quarantined until results are returned—necessitating significant use of PPE and other resources.

No assisted living facility operator reported average test result times under 24 hours, and most reported an average time to result of between 36 and 48 hours. Wait times varied widely across responses, ranging from 24 hours to ten days or more.

Respondents generally reported that commercial laboratories were slower and less reliable than those used by local health departments. Two respondents had secured contracts with third-party laboratories such as labs located at academic medical centers. These laboratories were reported to provide more consistently timely results—under 48 hours.

5. Assisted Living Facilities Have a Significant Need for Personal Protective Equipment

Proper use of readily available PPE is critical to preventing the spread of coronavirus in assisted living facilities, and CDC recommends that all assisted living facility staff that interact with residents or clean residents' rooms use appropriate PPE, including respirators, gloves, eye protection, and gowns.²⁷ Although facility operators reported following state and federal guidelines for PPE use, and provided PPE to employees at no cost, they also reported facing tremendous financial and logistical difficulties obtaining adequate PPE for their staff.

²⁶ Although some operators observed full-facility testing in response to contact tracing efforts, most did not describe such comprehensive testing.

²⁷ Centers for Disease Control and Prevention, "Considerations for Preventing Spread of COVID-19 in Assisted Living Facilities," May 29, 2020, <https://www.cdc.gov/coronavirus/2019-ncov/hcp/assisted-living.html>.

a. Facility Operators Faced Exceptional Difficulty in Obtaining Adequate PPE

Numerous assisted living facility operators cited the exceptional cost of obtaining adequate PPE as a barrier to providing this equipment to employees. Several operators reported spending more than \$1 million per month over the course of the pandemic to purchase and distribute PPE to employees. One operator reported passing along approximately \$2 million in PPE costs to facility residents. Assisted living facilities to date have not been included in direct federal funding and assistance programs that are open to nursing homes and health care providers.

A number of operators also described severe logistical difficulties obtaining and distributing PPE. Two operators organized intra-company regional supply and command hubs to coordinate distribution of PPE to their facilities. One operator chartered aircraft to ensure timely delivery. Others entered into partnerships with third-party companies to manufacture hand sanitizer and reusable gowns and to disinfect facilities with positive cases. Two operators emphasized that ensuring PPE availability was difficult because assisted living facilities are not prioritized for PPE disbursement from state and federal stockpiles, relative to other health care facilities. As one facility manager noted:

- “[The Company] has spent a considerable amount of time, energy, and effort on obtaining gloves, masks, gowns, and face shields for use at its communities.”
- “The PPE procurement process has been a focus of extraordinary effort on our part due to widespread challenges in procuring adequate PPE supplies on a timely basis.”

b. Despite Financial Challenges, All Facility Operators Reported Providing Appropriate PPE to Employees at No Cost

All facility operators responded that their PPE policies complied with federal and state guidelines, including the CDC’s guidance for assisted living facilities.²⁸ In line with this recommendation, nearly all operators responded that staff were required to wear cloth or surgical masks at all times, with N95 respirators, gowns, gloves, and goggles typically reserved for symptomatic, confirmed, and presumptively positive residents.²⁹

Beyond providing facemasks to employees, assisted living facility operators varied in their PPE policies. Many operators required N95 respirators to be used in any facility with a confirmed case, and some required gloves and gowns to be worn at all times. Some operators reported allowing cloth masks to be used in low risk settings. On the other end of the spectrum, one facility reported providing employees N95 respirators and gloves to wear on public transportation to and from work, as well as full scrubs for employees on arrival to work.

²⁸ Centers for Disease Control and Prevention, “Considerations for Preventing Spread of COVID-19 in Assisted Living Facilities,” May 29, 2020, <https://www.cdc.gov/coronavirus/2019-ncov/hcp/assisted-living.html>. This guidance recommends, in part, that “[p]ersonnel should wear a facemask ... at all times while they are in the facility.”

²⁹ However, one facility operator noted that it allows employees to remove masks during meals and breaks.

III. Conclusion and Recommendations

Residents who live in assisted living facilities are more likely to suffer from COVID-19 than the general public, and among the assisted living facilities surveyed almost one-third of residents with confirmed cases of the disease have died. If this rate is representative of assisted living facilities nationwide, as many as 7,000 assisted living facility residents may have died from COVID-19 as of May 31, 2020, representing approximately one in 15 COVID-19 deaths nationwide.

Despite the high risk for assisted living residents, there is no federal reporting requirement for COVID-19 cases at assisted living facilities, and there are no federal requirements or assistance available for testing residents or staff or providing PPE for staff use.

Inadequate sick leave policies for assisted living facility staff, which may force staff to choose between coming to work when feeling sick or going without a paycheck, contribute to these high risks. These gaps contribute to a significant public health threat from COVID-19 for residents in assisted living facilities.

A number of policy changes could be made to address the deficiencies uncovered through this investigation. Primarily, in order to understand the scope and severity of the pandemic within assisted living facilities, facility operators' COVID-19 data should be regularly reported to the federal government.

In addition, the federal government should take a more active role in ensuring that long-term care facilities, including assisted living facilities, have adequate tests and supplies to conduct routine testing of residents and staff, and sufficiently equip staff with PPE. Finally, assisted living facilities should receive support through federal programs designed to protect long-term care facility residents and staff.



Village of Oak Brook

1200 Oak Brook Road
Oak Brook, IL 60523-2255
Website
www.oak-brook.org

Administration
630.368.5000
FAX 630.368.5045

Development Services
630.368.5101
FAX 630.368.5128

Fire Department
630.368.5200
FAX 630.368.5251

Police Department
630.368.8700
FAX 630.368.8739

**Public Works
Department**
630.368.5270
FAX 630.368.5295

**Oak Brook
Public Library**
600 Oak Brook Road
Oak Brook, IL 60523-2200
630.368.7700
FAX 630.368.7704

Oak Brook Sports Core

Bath & Tennis Club
700 Oak Brook Road
Oak Brook, IL 60523-4600
630.368.6420
FAX 630.368.6439

Golf Club
2606 York Road
Oak Brook, IL 60523-4602
630.368.6400
FAX 630.368.6419

September 29, 2020

Dear Village President Cauley,

At the request of the residents of Oak Brook and on behalf of the Oak Brook Village Board, I am writing to you with concerns regarding two proposed developments at the property formerly occupied by the Institute in Basic Life Principles at Fullersburg Woods. Some Oak Brook residents who live in the Fullersburg Woods area, especially those who live along Adams Street, are concerned about how the proposed new senior living complex and community of closely packed single family homes might impact their daily lives and have asked that I reach out to you to express their collective concern over these potential projects.

In considering whether or not to allow the variances requested by Ryan Companies and McNaughton Development to the Fullersburg Woods property's current zoning, we hope Hinsdale's zoning board has considered the Lasalle & Sinclair Factors, which the Illinois Supreme Court has developed as a list of factors that are important in evaluating whether a zoning classification is legally valid. When applying the La Salle & Sinclair Factors to the concerns expressed by Oak Brook residents, I felt the following points were of particular importance, and wanted to call your attention to them:

- Existing uses and zoning of nearby property: Property existing nearby is primarily residential. This area of Hinsdale and Oak Brook is a quiet, residential area, abundant with old growth trees and green spaces. Allowing a zoning variance so Ryan Companies may build a 300,000 square foot senior living complex will change the character of the area, and cause substantially more traffic not just on Ogden, but along Adams and likely Madison as well.
- The extent to which the proposed change in zoning promotes the general welfare of the public: The increased traffic in the area that would result from building a large senior living complex and two new communities of single family homes could cause increased wear and tear to residential streets, and also poses a safety issue, as residents who currently live along Adams are accustomed to biking, walking and skating along this quiet residential street. With increased traffic on Adams, and potentially on Madison as well, comes increased danger for Oak Brook and Hinsdale residents who live in this area.
- Extent to which property values are diminished: Local property values could very well decrease. Increased traffic, close proximity to a large senior living complex, and a flood of single-family homes in the area could reduce the value of the area's existing homes.
- Suitability of the subject property for the proposed use: A substantial portion of the Fullersburg Woods area is a FEMA floodplain, and the

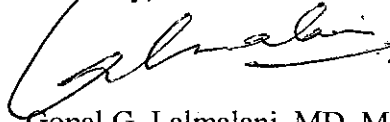
senior living complex would be built at least partially on this floodplain. Local residents are not confident that Ryan Companies has a successful plan to mitigate any potential environmental damage that would be caused by building a 300,000 square foot structure with a massive concrete and asphalt footprint on a piece of property that has a history of flooding.

- Community need for the proposed use: There is not a pressing need for more senior living space or more single family homes in the Fullersburg Woods area. The housing markets in both in Hinsdale and Oak Brook are not competitive, and flooding the market with additional, unneeded homes could very well make it more difficult for current residents to sell their homes, potentially exacerbating the problem of diminished home values. Additionally, there are already many other senior living centers in the area for locals to choose from, such as: The Sheridan in Oak Brook, Gardens of King Bruwaert in Burr Ridge, and Hinsdale Meadows in Hinsdale.

As you can see from this list, residents of Oak Brook are very concerned about the proposed developments and zoning variances altering the quality of their lives and the character of the neighborhoods around these proposed developments.

I have no doubt that Hinsdale's government will make a decision that puts the best interest of Hinsdale's citizens and neighbors front and center. If you have any questions about the concerns the citizens of Oak Brook have expressed or would like to chat about the potential development to the Fullersburg Woods property, please feel free to reach out to me personally at 630.240.2551.

Sincerely,

A handwritten signature in black ink, appearing to read 'Gopal G. Lalimalani', written over a horizontal line.

Gopal G. Lalimalani, MD, MBA
Village President

Listen to your constituents

- Public has yet to be able to formally speak on the project
- Recognize the feedback
 - August 4th Protest
 - 154 pages of opposition (July 10th Planning Commission Meeting)



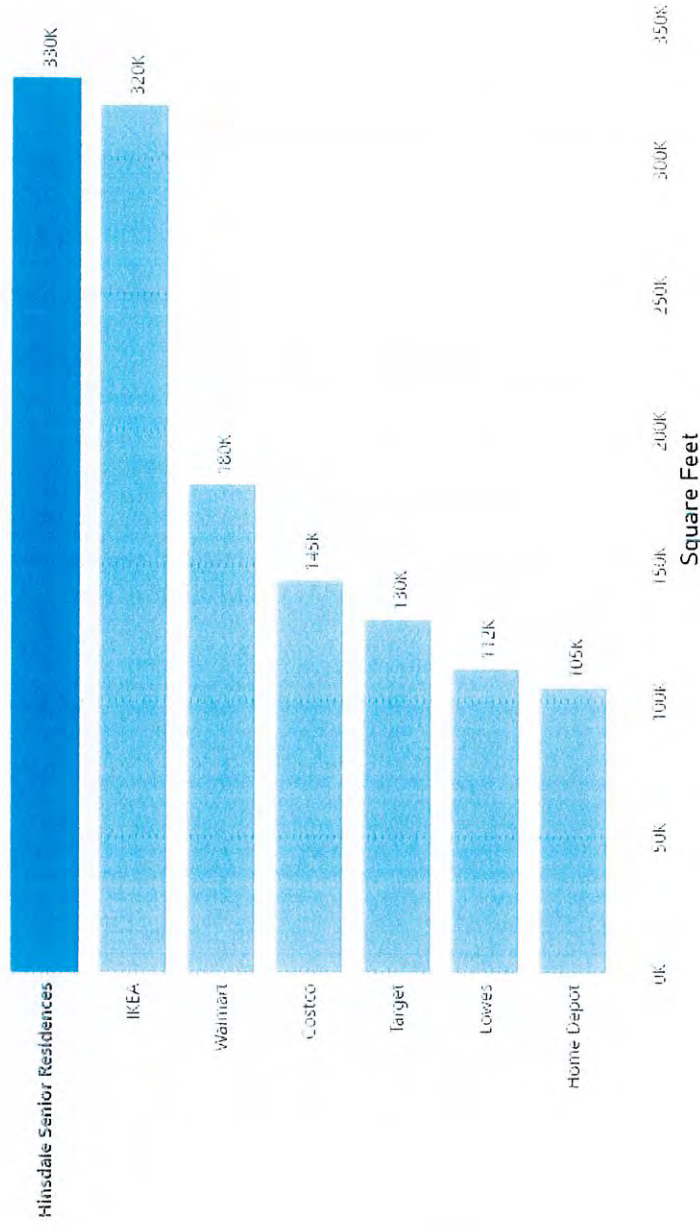
Redevelop IBLP Responsibly

- If the Village wishes to alter the current IB zoning, make it R2 Single Family
- Respect the surrounding Fullersburg community
- Don't be afraid of IB zoning
 - An eligible organization would need to have tremendous financial capacity
- Low likelihood

Maximum Sq Ft	164,439	
		Low
Cost Per Sq. Ft.	\$ 270.00	High
		586.00
Cost of New Building	\$ 44,398,530	\$ 96,361,254

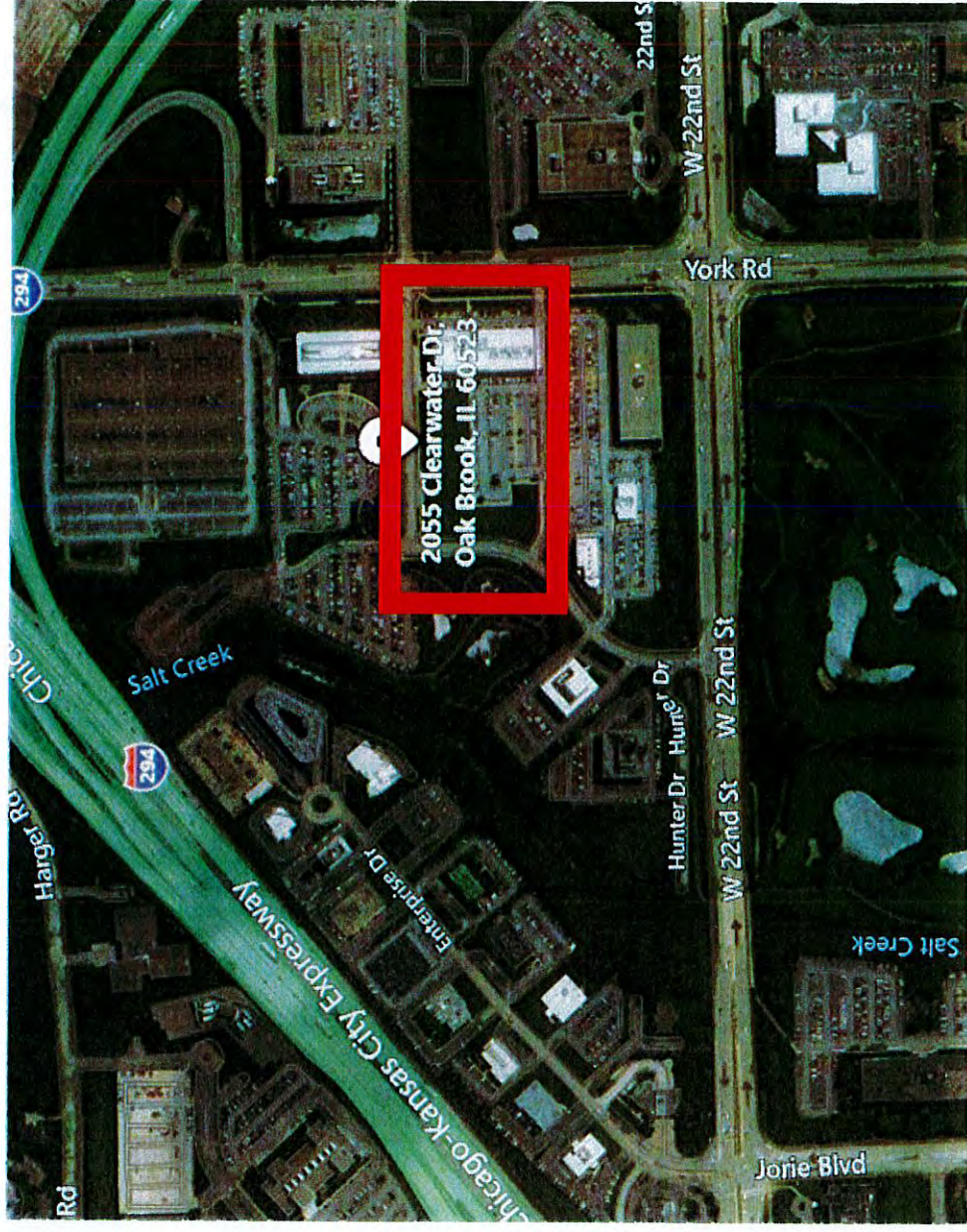
Too large for Fullersburg

- Ryan's proposal dwarfs the average size of all "big box" retailers
- It is three times the size of an average Home Depot or Lowes store.

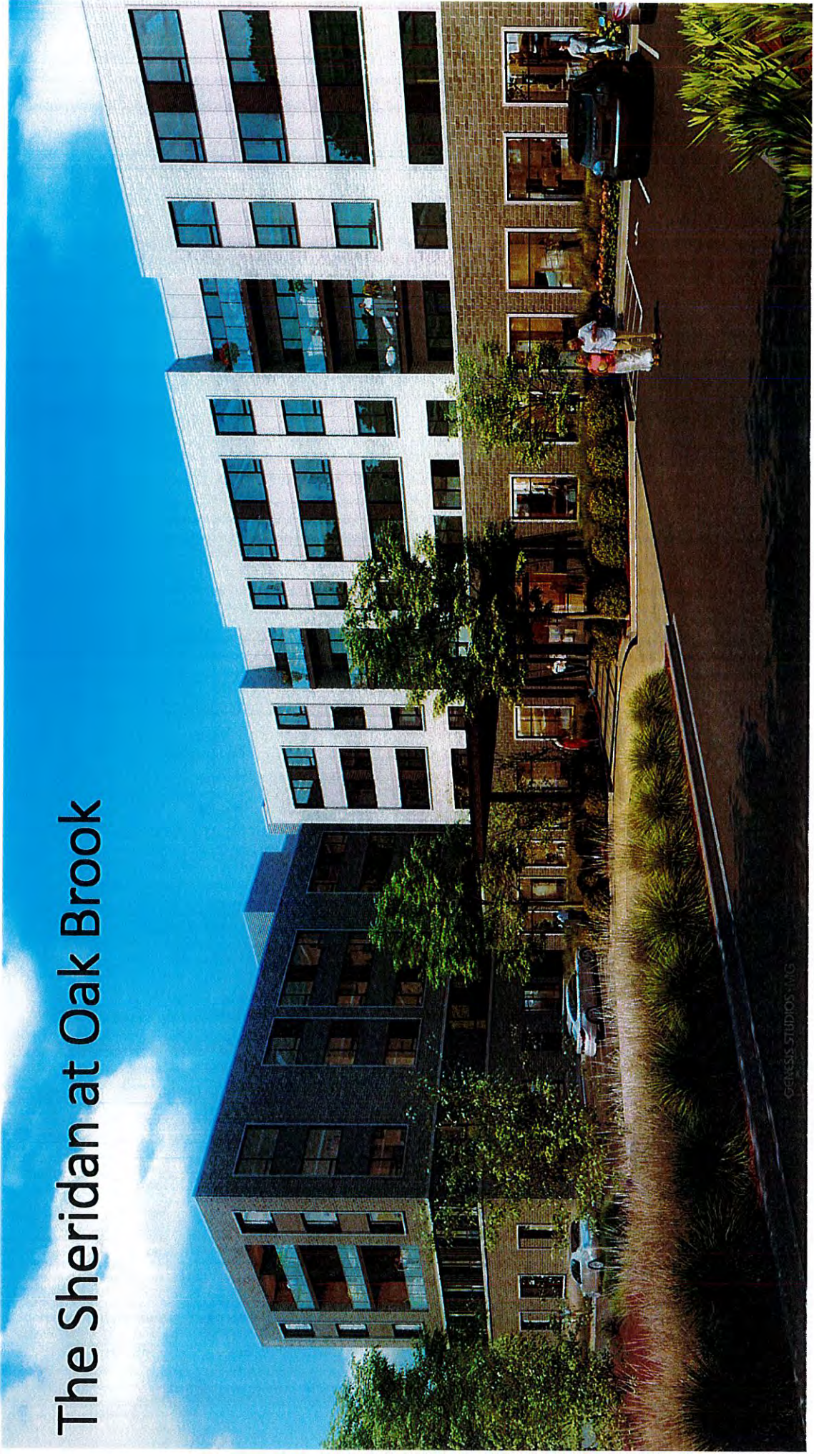


Comparable Project

- The Sheridan at Oak Brook
 - York Rd / 22nd Street
 - 290,000 sq ft
 - 200 residents
- A commercial property in a commercial zoned area
- Recently opened



The Sheridan at Oak Brook



Traffic concerns not addressed

- Ryan proposal: 5x to 6x the amount of R2 zoning

	Simple Count	Ryan Estimate
Independent Living	130	97*
Villas	<u>27</u>	<u>27</u>
	157	124
R2 Single Family	25	25

* = source 9/15/20 VBOT meeting 1:14:45 - 1:15:05
75% of Independent Living will drive

- Modifying Adams/Ogden intersection is inadequate
- No left turn proposal from main building doesn't solve anything
- Public safety still at risk (pedestrian and vehicle)

Public health at risk

- Look across the street at what occurred at Manor Care
- Congressional Report
 - There are high rates of coronavirus infection in assisted living facilities.
 - Residents have tested positive at over five times the overall national average rate.
 - Approximately 43% who tested positive for coronavirus were hospitalized.
 - Among all who tested positive for coronavirus, 31% died.

COVID-19 in Assisted Living Facilities



Staff Report Prepared for

Senator Elizabeth Warren

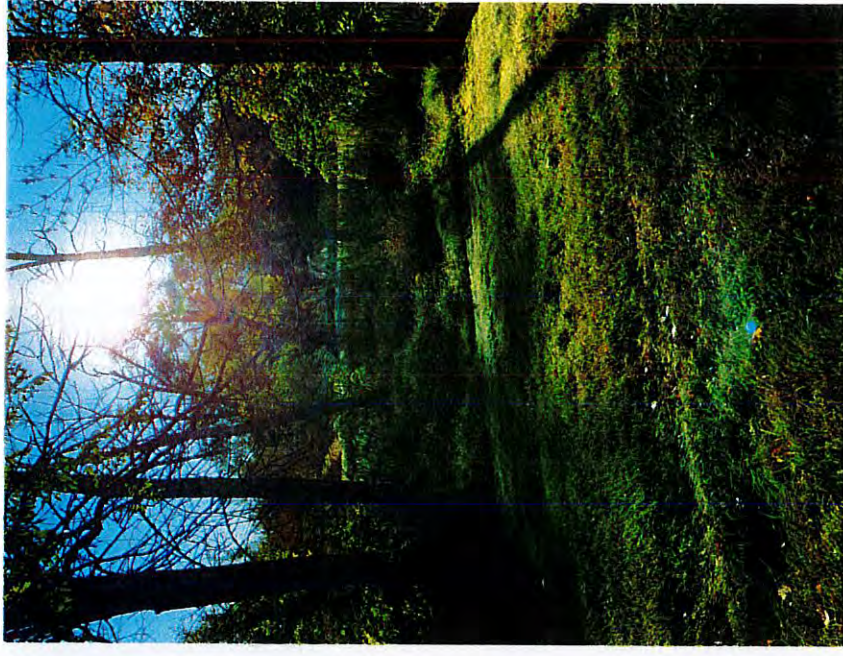
Senator Edward J. Markey

Rep. Carolyn Maloney, Chairwoman,
House Committee on Oversight and Reform

July 2020

Call it what it is

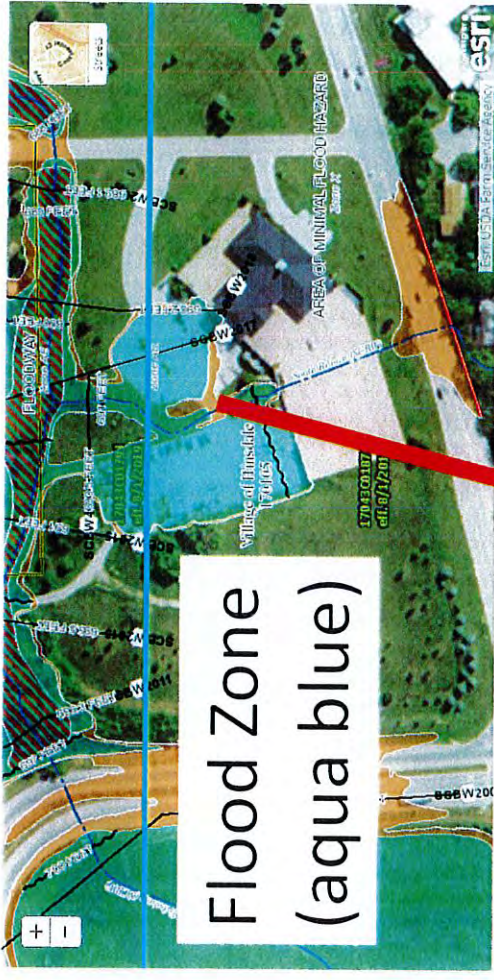
- Claim of public benefit is a stretch.
- The 12 acres are located in a regulatory floodway and are unbuildable.
- Land is unusable after heavy precipitation and the public will be ankle deep in mud.



Photos: September 19, 2020

Call it what it is

- A large section of the west Adams property is currently in a Zone AE flood plain.
- Ryan appears to be shifting water from this property on to Cheval Drive to make it buildable and claim public benefit.
- Benefit of updating culvert under Ogden Ave. would still be achieved if R2 Single Family zoning is adhered to.



Do you want Hinsdale Senior
Residences to be your
legacy?





MEMORANDUM

DATE: October 6, 2020

TO: President Cauley and the Village Board of Trustees

FROM: Heather Bereckis, Superintendent of Parks & Recreation

RE: September Staff Report

The following is a summary of activities completed by the Parks & Recreation Department during the month of September.

The Lodge at KLM Park

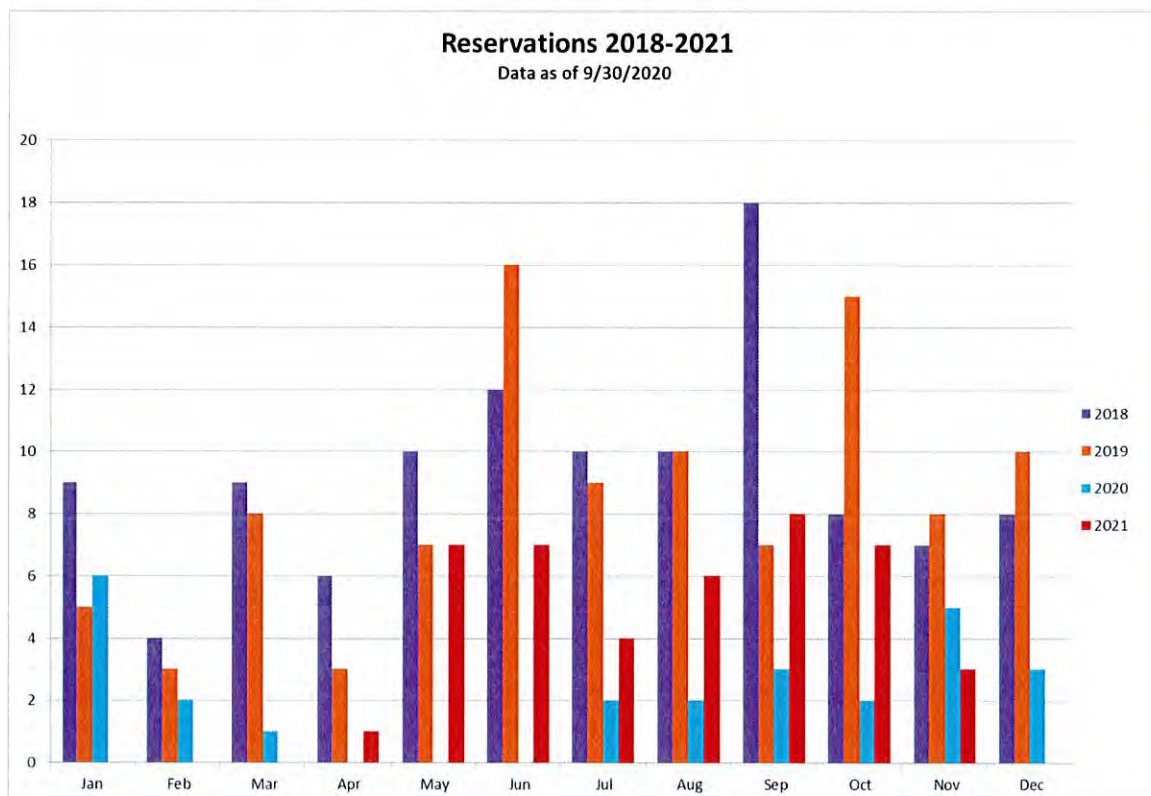
Preliminary gross rental and catering revenue for the calendar year-to-date is \$22,399. Rental revenue for the ninth month of the 2020 calendar year was \$4,860. The Lodge reopened for tours as of June 1st, and is now holding small events and outdoor gatherings. Lodge staff booked a reoccurring rental with the D86 Transition Program. The original start date of August 24th was pushed back to September 28th due to additional COVID19 guidelines the school needed to implement. The rental is four days a week (M-TH) from 7am-1:30pm. The school district will be paying a monthly fee for the space.

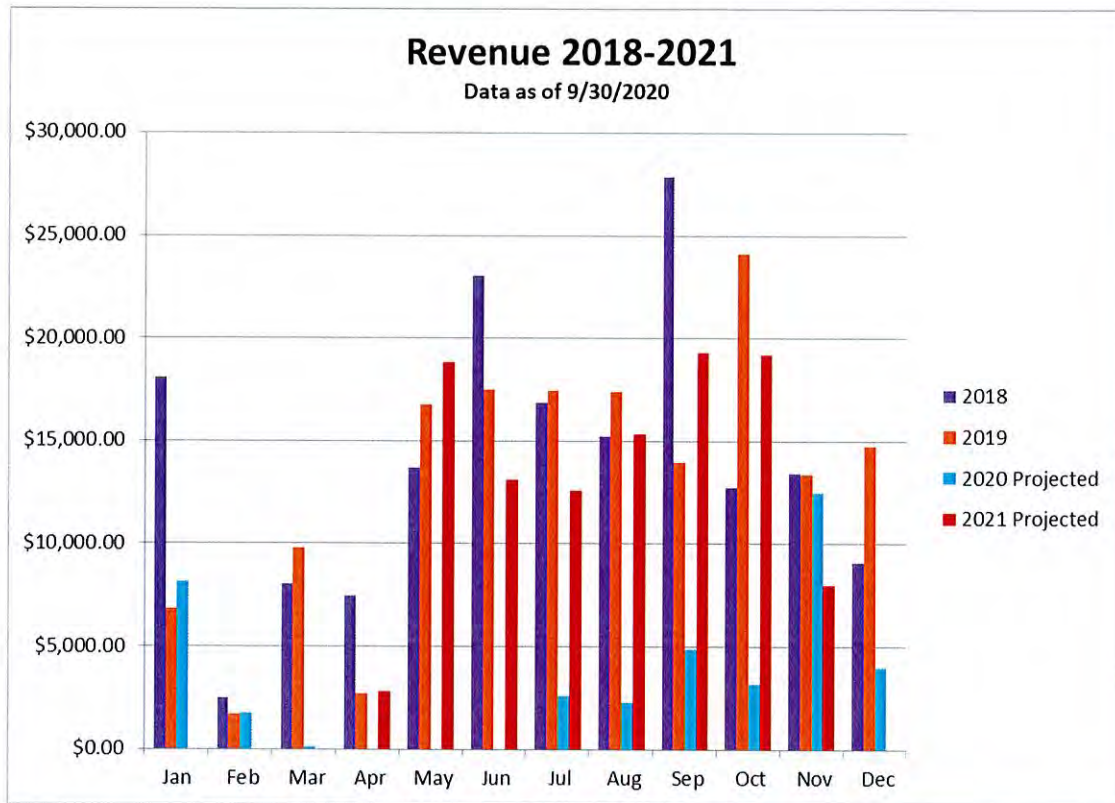
REVENUES	September		YTD		Change Over the Prior year	2020 Annual Budget	CY 20 % of budget	2019-20 Annual Budget	FY 19-20 % of budget
	Prior Year	Current Year	Prior Year	Current Year					
The Lodge Rentals	\$13,980	\$4,860	\$112,746	\$19,560	(\$93,186)	\$145,000	13%	\$150,000	75%
Caterer's Licenses	\$11,500	\$0	\$11,500	\$2,839	(\$8,661)	\$15,000	19%	\$15,000	77%
Total Revenues	\$25,480	\$4,860	\$124,246	\$22,399	(\$101,847)	\$160,000	14%	\$165,000	75%
EXPENSES	September		YTD		Change Over the Prior year	2020 Annual Budget	CY 20 % of budget	2019-20 Annual Budget	FY 19-20 % of budget
	Prior Year	Current Year	Prior Year	Current Year					
Total Expenses	\$7,635	\$6,603	\$104,748	\$43,419	(\$61,329)	\$167,220	26%	\$236,243	44%
Net	\$17,845	(\$1,743)	\$19,498	(\$21,020)	(\$40,518)				

MEMORANDUM

The Lodge Gross Monthly Revenues										
Month	2011/12 FY	2012/13 FY	2013/14 FY	2014/15 FY	2015/16 FY	2016/17 FY	2017/18 FY	2018/19 FY	2019/20 FY	2020 CY
May	\$ 8,561	\$ 8,801	\$ 16,796	\$ 13,745	\$ 16,000	\$ 12,200	\$ 9,725	\$ 13,675	\$ 16,744	\$ -
June	\$ 11,156	\$ 10,745	\$ 26,818	\$ 17,450	\$ 22,770	\$ 22,845	\$ 12,495	\$ 23,045	\$ 17,494	\$ -
July	\$ 13,559	\$ 9,786	\$ 18,650	\$ 12,909	\$ 27,475	\$ 12,550	\$ 15,000	\$ 16,874	\$ 17,466	\$ 2,625
August	\$ 17,759	\$ 18,880	\$ 19,579	\$ 25,350	\$ 24,775	\$ 11,500	\$ 18,555	\$ 15,205	\$ 17,395	\$ 2,000
September	\$ 14,823	\$ 14,498	\$ 12,137	\$ 24,510	\$ 15,250	\$ 12,645	\$ 15,410	\$ 27,860	\$ 13,980	\$ 4,860
October	\$ 16,347	\$ 15,589	\$ 14,825	\$ 23,985	\$ 25,580	\$ 21,045	\$ 15,180	\$ 12,770	\$ 24,085	
November	\$ 8,256	\$ 11,612	\$ 8,580	\$ 14,724	\$ 14,825	\$ 6,700	\$ 12,500	\$ 13,450	\$ 13,365	
December	\$ 8,853	\$ 10,265	\$ 13,366	\$ 17,290	\$ 17,200	\$ 13,457	\$ 8,125	\$ 9,125	\$ 14,774	
January	\$ 1,302	\$ 4,489	\$ 250	\$ 8,450	\$ 2,850	\$ 4,624	\$ 18,089	\$ 6,855		\$ 8,475
February	\$ 2,301	\$ 6,981	\$ 7,575	\$ 3,120	\$ 2,400	\$ 4,550	\$ 2,495	\$ 1,725		\$ 1,100
March	\$ 2,506	\$ 7,669	\$ 4,245	\$ 6,725	\$ 8,945	\$ 5,944	\$ 8,045	\$ 9,804		\$ 500
April	\$ 2,384	\$ 4,365	\$ 3,600	\$ 12,695	\$ 9,125	\$ 4,300	\$ 7,482	\$ 2,700		\$ -
total	\$ 107,807	\$ 123,680	\$ 146,421	\$ 180,953	\$ 187,195	\$ 132,360	\$ 143,101	\$ 153,088	\$ 135,303	\$ 19,560

The graph below shows the past three years of Lodge revenue and the upcoming years' projections. Future projections are based on what is currently booked. Also included is a graph indicating the number of monthly reservations. Typically events are booked 6-18 months in advance of the rentals; however, if there are vacancies, staff will accept reservations within 5 days of an event. These tracking devices will be updated monthly.





Staff is currently working with the approved marketing plan from the 2020 CY, including the addition of Search Engine Optimization (SEO) and progressive marketing through The Knot. The committee is now working on reviewing charges for caterers and single use vendors. A stub year on vendor licenses was implemented, so they align with the new calendar year budget, and then a full 12 months starting in January 2021.

Upcoming Brochure & Activities

The fall/winter seasonal brochure was released digitally on July 27th, and program registration began on August 3rd. The move to digital was due to the uncertainty still surrounding the COVID-19 pandemic. With the changes made to the summer programming, the print brochure was inaccurate and staff was unable to make changes to it. Instead staff has to recreate a digital brochure with accurate information. For the time being, moving to a digital brochure will not only allow staff flexibility in editing any programs and events that change, but will also save the village over \$7,000 for the season. Postcards were mailed to all residences informing them of this change, where to view the brochure, and highlighting important dates.



MEMORANDUM

Staff recently released a monthly parks & recreation e-newsletter. The newsletter will keep subscribers informed on current parks & recreation events, programs, registration deadlines, facilities, donation opportunities, and any other important announcements. There are also fun sections highlighting parks, staff, and at home activities for families to complete.

Staff is currently working to gather material for the winter/spring brochure which will be available to residents digitally on November 30th, with registration beginning December 7th. Postcards will again be mailed to all resident households.

Special Events

Staff is currently planning for the Hinsdale Family Fall Festival. The event will be held at KLM Park this year, on Saturday October 17th from 11am-2pm. While the event is free, attendees are required to reserve a time slot to attend. A one-way path will be able where attendees will receive a pumpkin, goody bag, photos by the Hinsdalean, and costume judging by the Chamber of Commerce. Staff was able to secure sponsors for this event to cover costs.

Field & Park Updates

Fall field use is well under way. The majority of fields are at full capacity and will remain that way through early November. AYSO, Hinsdale Little League, and The Community House flag football are the predominate users. D86 schools are also using KLM park two to three times a week for smaller cross country meets through the end of October.

The lacrosse field regrading project at KLM Park has finished. The Hinsdale Meadows construction crews started striping top soil and moving in clay the week of July 27th. The regrading was completed during the week of August 24th. A fence has been constructed around the field to prevent any damage to the area. New evergreens have been planted on the east side berm to replace the landscaping that was removed during the project. The field will remain offline through spring of 2021 to allow time for turf conditions to properly establish.

Pool Updates

The pool closed on Monday September 7th, 2020. A complete end of season financial report will be presented at the Parks & Recreation commission meeting in November.



MEMORANDUM

TO: President Cauley and the Board of Trustees
FROM: Dan Deeter, PE
DATE: October 6, 2020
RE: Engineering September 2020 Monthly Report
Executive Summary

- **BNSF Bridge Improvements over I-294.** BNSF continues to construct the railroad tracks for the shoofly. They are scheduled to complete the track laying on 10/24/20. Due to train schedules, BNSF track construction will include some weekend and night work.
- **2020 Water Main Project (Phase 1).** John Neri Construction has completed watermain construction and restoration.
- **E. Chicago Watermain Project.** H Linden has completed construction. Pavement striping was completed on 09/25/20. H Linden is now working on punch list items.
- **IDOT resurfacing of 47th Street over I-294.** Beginning 09/29/20, IDOT will replace the street median, overlay the 47th Street concrete pavement with asphalt, and upgrade the sidewalks to current ADA standards from east of County Line Road in Hinsdale to Wolf Road in Western Springs.

TO: President Cauley and the Board of Trustees
FROM: Dan Deeter, PE
DATE: October 6, 2020
RE: Engineering September 2020 Monthly Report

The Engineering Division activities include working with the Building Division to complete site inspections, managing Capital Improvement Projects, responding to drainage complaints, and addressing environmental permit obligations. In total, three Engineering employees performed 76 construction site inspections or drainage complaint inspections in September.

Staff submitted four reports to the IEPA in September. Per Hinsdale's combined sewer overflow (CSO) permit #IL0066818, staff submitted one monthly Discharge Monitoring Report (DMR) for each of the Village's four Combined Sewer Overflow (CSO).

The following capital improvement projects and engineering studies are underway:

2020 Watermain Phase 1 Project. (Symonds Drive and Chicago Avenue from Water Plant to Washington Avenue)

Project Scope:

- 12-inch watermain replacement on Symonds Drive and Chicago Avenue from the water plant to Washington Avenue.
- 12-inch watermain replacement under the BNSF tracks from Symonds Drive to the intersection of Chicago Avenue and S. Park Street.

Project Schedule: 06/01/12 – 09/31/12

- 06/02/20 – John Neri Construction mobilizes their equipment.
- 07/08/20 – Construction of the watermain east of Garfield Street is completed including the watermain under the BNSF railroad tracks. Pressure and chlorination testing were successfully completed.
- 7/30/20 – Construction of the watermain west of Garfield Street is completed. Pressure and chlorination testing were successfully completed.
- August 2020 – John Neri Construction has activated the new watermain and abandoned the old watermain.
- September 2020 – John Neri restored the pavement and parkways.



MEMORANDUM

2020 E. Chicago Drainage Project

Project Scope:

- Sewer separation and new storm sewer construction on the 000-blocks of S. Elm Street, Orchard Place, and S. Oak Street.
- Sewer separation and new storm sewer construction to drain the interior of the 000-block between Orchard Place and S. Oak Street.
- New storm sewer construction in Highland Park and underground detention basin construction under the Highland METRA station parking lot.

Project Schedule: 05/26/20 – 09/25/20

- 09/17/20 – Apply binder course on Highland station parking lot.
- 09/18/20 – Apply surface course on all streets and parking lot.
- 09/25/20 – Pavement marking on all streets impacted and the Highland station parking lot was completed.

The Highland Station parking lot has been closed to the public for the duration of the project. Commuter parking has been relocated to the Veeck Park parking lot. VOH Public Services is restoring the parking spaces signs and will then open the parking lot.

Chicago Avenue Watermain Phase 2 – Chicago Ave. from Washington to Stough

This project is currently scheduled for completion in 2021. The Village applied for a REBUILT Illinois Fast Track grant in April 2020. In August, the Illinois DCEO announced they did not select Hinsdale for this grant. DCEO reported there were \$477M worth of grant applications competing for \$25M of available grant money.

Eighth Street Reconstruction

Staff has received Requests for Proposal (RFPs) for engineering services for the design and construction observation for the reconstruction of E. Eighth Street from Garfield Street to County Line Road. This project is part of the Master Infrastructure Plan.

Other Engineering Activities

IDOT 47th Street Resurfacing

Beginning in 09/29/20, IDOT is replacing the road median, overlaying the 47th Street concrete pavement with asphalt, and upgrading sidewalks to current ADA standards from east of County Line Road in Hinsdale to Wolf Road in Western Springs.

ComEd

On 09/03/20, ComEd engineers met with Staff to discuss install a new supply line from their transformer station at Symonds Drive & N. Park Street to S. Grant Street. Their original plan was to directionally bored south across the BNSF railroad tracks and west in the BNSF right of way to the vicinity of S. Grant Street. Staff rejected this route since it required trenching through the Central Business District on Hinsdale Avenue in the 4Q20. ComEd is investigating a route north of the BNSF railroad tracks on Symonds Drive and Chicago Avenue to Vine Street.

BNSF Bridge Improvements over I-294

The Tollway contractor, Walsh Construction, has completed construction of the abutments, temporary bridges, and approaches for the shoofly. BNSF continues to lay the railroad tracks for the shoofly through 10/24/20. **Due to train schedules, BNSF track construction may include some weekend and night work.**

The Tollway has a live camera view of the construction at:
<https://www.illinoistollway.com/projects/tri-state/bnsf-bridge>

Tollway/Flagg Creek Water Reclamation District (FCWRD) Interceptor Relocation

As part of the Tri-State Tollway Improvements, the FCWRD interceptor must be relocated to allow for the Tollway expansion. This relocation will occur in the Tollway right of way (ROW) from I-55 to Ogden Avenue. Shoulder closures and work zone speed limits will be put in place on I-294 in the impacted area beginning last April 2020. The work will proceed from south to north. Relocations which impact the Village of Hinsdale (in the vicinity of Mills Street) is not expected to occur until Fall of 2020.

State and Federal Funding Opportunities A summary of the Grant Funds awarded or applied for by the Village of Hinsdale is attached.

Spare Veeck Park Monitoring Site
Hinsdale, Illinois

Date	Overflow Ht. Above Weir (feet)	Precipitation (inches of water)
09/01/19		0.12
09/02/19		0.01
09/03/19		
09/04/19		
09/05/19		
09/06/19		0.59
09/07/19		0.02
09/08/19		0.85
09/09/19		0.34
09/10/19		0.25
09/11/19		0.09
09/12/19		0.30
09/13/19		
09/14/19		
09/15/19		
09/16/19		
09/17/19		
09/18/19		
09/19/19		
09/20/19		
09/21/19		
09/22/19		
09/23/19		
09/24/19		
09/25/19		
09/26/19		
09/27/19		0.10
09/28/19		0.26
09/29/19		
09/30/19		
YTD		
Total Precipitation	2.93	30.50
Departure from Normal:	-0.28	3.37
	91%	112%

Notes:

1. Rain data from USGS station at 22d Street & Salt Creek.

Village of Hinsdale

Source	Program	Purpose	Funds Available	Amount
Illinois Commerce Commission	Crossing Safety Improvement Program	Oak Street Bridge - 60% Funding	2015 Capital Budget	\$ 4,240,000
Senator Dillard	State Capital Bill	Oak Street Bridge	Effective January 1, 2011	\$ 825,000
West Suburban Mass Transit	Car Sale Proceeds	Oak Street Bridge Eng/Construction	50/50 Reimbursement	\$ 395,000
Illinois Dept of Transportation	Federal Highway Bridge Program	Oak Street Bridge Phase I	July 2010 - 80/20	\$ 680,000
DuPage Mayors & Managers	Federal Stimulus	S. Garfield Reconstruction	Paid Through IDOT	\$ 1,632,000
Senator Dillard & Rep Bellock	Emergency Repair Program	Street resurfacing	Upon Project Completion	\$ 300,000
Representative Bellock	State Capital Bill	N. Washington Reconstruction	Upon issuance of bonds	\$ 340,000
New Local Transportation Projects	State Capital Bill	Road Improvements	20% released October, 2010	\$ 389,540
Lyons Township	Bond Proceeds	KLM Park Pavilion	Upon Project Completion	\$ 150,000
DuPage Mayors & Managers	STP Program	Oak Street Bridge	2015 Capital Budget	\$ 3,830,000
IDNR	OSLAD	Improvements to KLM	Awarded	\$ 150,000
IEPA	ARRA/State Revolving Loan	Garfield Sewer Separation	Loan docs received 7/05/11	\$ 444,160
IEPA	ARRA/State Revolving Loan	Chestnut Sewer Separation	Loan docs received 8/16/11	\$ 3,728,196
West Suburban Mass Transit	Car Sale Proceeds	Highland Parking Lot	2/3 reimbursement	\$ 100,000
IDOT	Federal Highway Bridge Program	Oak Street Bridge Phases II & III	IDOT local agency agreem't	\$ 5,904,514
Illinois Dept of Transportation	Surface Transportation Program (STP)	Garfield Street (Chicago Ave. - 55th) resurfacing (letting Jan 2019)	70% STP match	\$ 807,000
Illinois Dept of Transportation	Surface Transportation Program (STP)	Chicago Ave (IL Rte 83 - Garfield) resurfacing (letting Jan 2020)	30% local match	\$ 760,000
Illinois Dept of Natural Resources	OSLAD	Renovation of pool	70% STP match	\$ 400,000
IDOT	Rebuild Illinois Bond Funds	Street construction/reconstruction	30% local match	\$ 1,108,241
Total			Six disbursements of \$184,706.76 over 3 years	\$ 25,713,550

**Village of Hinsdale
Grant Applications Under Consideration**

Source	Program	Purpose	Status	Amount
IDNR	PARC	Renovation of KLM lodge to improve ADA accessibility	75% STP match 25% local match	\$ 2,500,000
DCEO	Rebuild Illinois Green Infrastructure Grant Opportunity (GIGO)	Green infrastructure improvements to the Fifth & Grant drainage issue.	75% Federal funds 25% local match 08/21/20: Appl. Submitted.	\$ 239,036
Total				\$ 2,739,036

\$	-	\$	-	\$	99,867.25	\$	159,832.20
				\$	(59,964.95)	Addition	

1,949,726.00
1,889,761.05
96.9%

Change Order Field Record

Change Request No.	Date	Pay Item	Description and Reason for Change	Status	Estimated Cost		Submitted Cost		Change Order No.	Board Approval Date
					Addition	Deduction	Addition	Deduction		
1	06/03/20	Time & Materials	Construction delay due to abandoned foundations under Symonds Drive.	Complete			\$ 4,765.31		1	08/11/20
2	06/04/20	Directional Bore, 12-inch	Change construction technique across Memorial Building south lawn from directional boring to open trenching of WM pipe.	In process		\$ 14,370.00			1	08/11/20
3	06/06/20	6-inch valve	Addition of a 6-inch valve to supply water to the HFD fire suppression system.	Complete			\$ 3,903.28		1	08/11/20
4	06/15/20	PCC Pavement Patch	Concrete pavement patch at Chicago/S. Park intersection. The excavation had to be moved north into the PCC pavement due to underground utility conflicts.	Complete			\$ 6,800.00		1	08/11/20
5	06/30/20	Time & Materials	Additional time and material for the crew and railroad flagger when the auger & jacking operation encountered a significant number of large boulders. Auger & jacking operations increased from 3 to 7 days.	Complete			\$ 71,094.62		1	08/11/20
6	06/30/20	Watermain casing with spacers	Altered route of the watermain on Post Circle avoided the need for watermain and spaces.	Complete				\$ 7,220.00	1	08/11/20
7	07/02/20	Non-special waste	Forecasted haul-off of non-special waste was not required for the portion of the project east of Garfield Street.	Complete				\$ 34,900.00	1	08/11/20
8	07/07/20	Water Valve & Box	Install additional 8" and 12" Valves and boxes at Washington Street due to watermain connection schedule.	Complete			\$ 14,000.00			
9	07/09/20	Bore Pit	Oversized bore pit due to underground utility & structure conflicts.	Complete			\$ 7,382.54			
10	07/15/20	Frame & Lid	Provide larger (34-inch) closed lid versus 24-inch closed lid specified because the shallow depth of the watermain caused the valve to extend into the opening, which prevents access for future maintenance. The larger opening will allow access.	Proposed			\$ 1,600.00			
11	07/17/20	Storm sewer replacement	Replace existing reinforced concrete pipe storm sewer lateral with water quality PVC pipe for water main protection per IEPA standards.	Complete			\$ 300.00			
12	07/17/20	Tree Trunk Protection	Additional tree trunk protection on Memorial Building south lawn.	Complete			\$ 1,000.00			
13	07/20/20	Nitrile Gaskets	Change from PVC to Ductile Iron water main with nitrile gaskets to protect water system from underground leaking gas tank contamination. Staff will apply for reimbursement under Environmental Indemnity Agreement with Exxon Mobil Oil Corp.	Complete			\$ 3,070.00	\$ 3,070.00		
14	07/20/20	Ductile Iron Pipe (DIP) Water Main	Change from PVC to Ductile Iron water main with nitrile gaskets to protect water system from underground leaking gas tank contamination. Staff will apply for reimbursement under Environmental Indemnity Agreement with Exxon Mobil Oil Corp.	Complete			\$ 5,254.00	\$ 5,254.00		
15	07/21/20	Fire Hydrant	Fire Hydrant removal not required in 2020.	Complete				\$ 6,500.00		
16	07/24/20	Steel Casing Pipe Jack & Bored	Decreased distance to bore the steel casing pipe	Complete				\$ 6,000.00		
17	07/30/20	18" WM abandoned	Abandon 18" WM at water plant on Symonds Drive.	Complete			\$ 2,400.00			
18	07/30/20	Non-special waste	Forecasted haul-off of non-special waste was not required for the portion of the project west of Garfield Street.	Complete						
20	09/15/20		Line item adjustments at end of project comparing awarded quantity versus installed quantity	Complete			\$ 8,094.25			
21	09/15/20	Class D Patching	The volume of paving to restore the WM trench was more than forecasted. Underground obstacles caused the WM to be re-routed or additional excavation. Also, granular soils collapsed into the trench undermining the adjacent road which caused additional patching.	Complete			\$ 80,730.00			

Change Order Field Record

Change Request No.	Date	Pay Item	Description and Reason for Change	Status	Estimated Cost		Submitted Cost		Change Order No.	Board Approval Date
					Addition	Deduction	Addition	Deduction		
22	09/15/20	Concrete Cur & Gutter and Sidewalk remove and replacement	Changed WM routes and additional excavation required more curb & gutter and sidewalk replacement. Staff also replaced sidewalk that caused tripping/slipping hazards and didn't meet the ADA standards within the project area.	Complete			\$ 59,361.85			
23	09/15/20	Landscape restoration	Re-routed or widened trenches required more landscape restoration than estimated on the original plans.	Complete			\$ 43,940.00			
Subtotal					\$ -	\$ 14,370.00	\$ 313,495.85	\$ 97,344.00		
Total					\$	\$ 201,781.85	Addition			

Contractor Bid
Updated Cost
Updated Cost (%)

\$ 998,662.00
1,200,443.85
120%



DATE: September 14, 2020

TO: Thomas K. Cauley, Village President
Village Board of Trustees
Kathleen A. Gargano, Village Manager

FROM: John Giannelli, Fire Chief

RE: Executive Summary - Fire Department Activities for August 2020

In summary, the Fire Department activities for August 2020 included responding to a total of **205** emergency incidents. There were **48** fire-related incidents, **80** emergency medical-related incidents, and **77** emergency/service-related incidents.

This month, the average response time from receiving a call to Department crews responding, averaged **1** minute and **09** seconds. Response time from receiving a call to Department crews arriving on the scene was **4** minutes and **30** seconds.

In the month of August, there was \$500 of dollar loss due to fires. Members assisted Clarendon Hills and Western Springs on various calls.

In the month of August, Chief Giannelli covered short shifts due to shift staffing shortages. The total hours covered were **48**, thereby saving the Village an estimated **\$2,880** in overtime.

Chief Giannelli and AC McElroy attended weekly phone in MABAS 10 Chief's, DuPage Chief's, and DUCOMM meetings. The Chiefs attended weekly calls with the Illinois Department of Public Health along with Hinsdale and LaGrange Hospital Administration.



Hinsdale Fire Department – Monthly Report
August 2020



Emergency Response

In **August**, the Hinsdale Fire Department responded to a total of **205** requests for assistance, for a total of **1,482** responses this calendar year. There were **45** simultaneous responses and **three (3)** train delays this month. The responses are divided into three basic response categories (Fire, Ambulance, and Emergency):

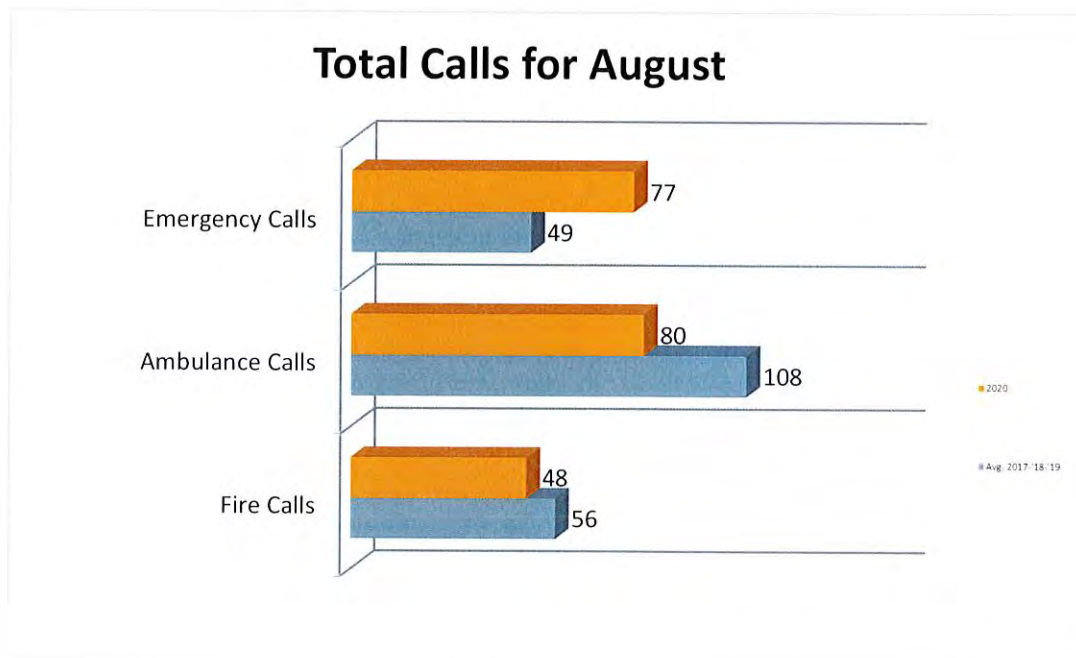
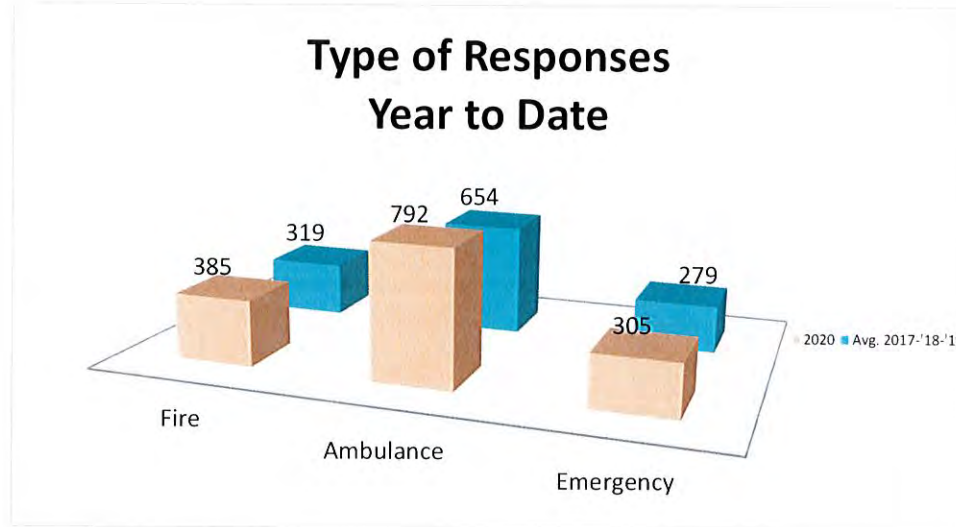
Type of Response	August 2020	% of Total	Three Year Average August 2017-2018-2019
Fire: (Includes incidents that involve fire, either in a structure, in a vehicle or outside of a structure, along with activated fire alarms and/or reports of smoke)	48	27%	56
Ambulance: (Includes ambulance requests, vehicle accidents and patient assists)	80	56%	108
Emergency: (Includes calls for leaks and spills, hazardous material response, power lines down, carbon monoxide alarms, trouble fire alarms, house lock outs, elevator rescues, and other service related calls)	77	17%	49
Simultaneous: (Responses while another call is on-going. Number is included in total)	45	9%	34
Train Delay: (Number is included in total)	3	2%	0
Total:	205	100%	213

Year to Date Totals

Fire:	385	Ambulance:	792	Emergency:	305
2020 Total:	1,482	2017-18-19 Average:		1,671	



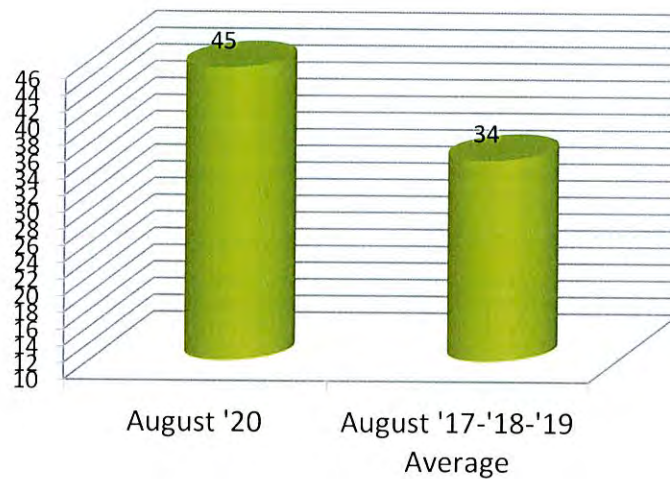
Emergency Response



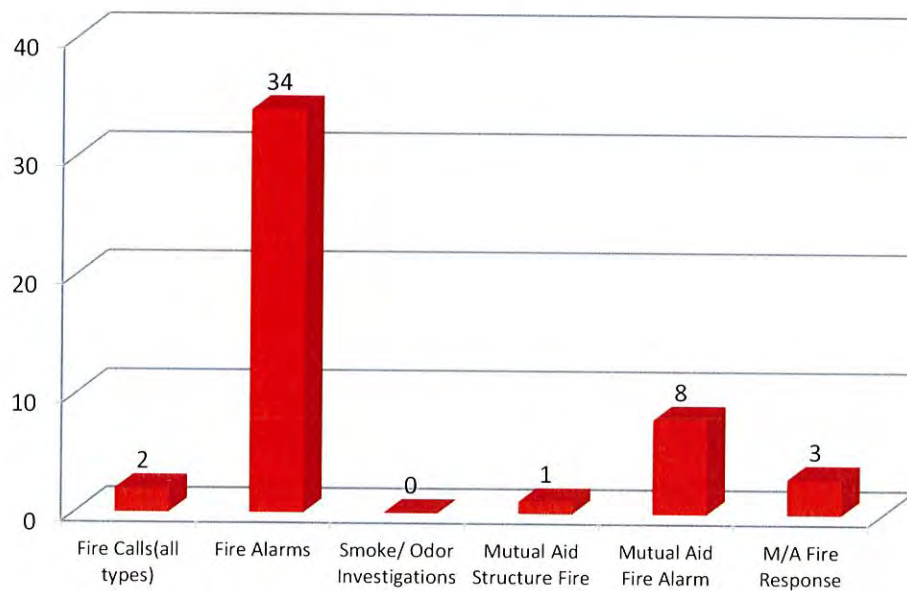


Emergency Response

Simultaneous Calls



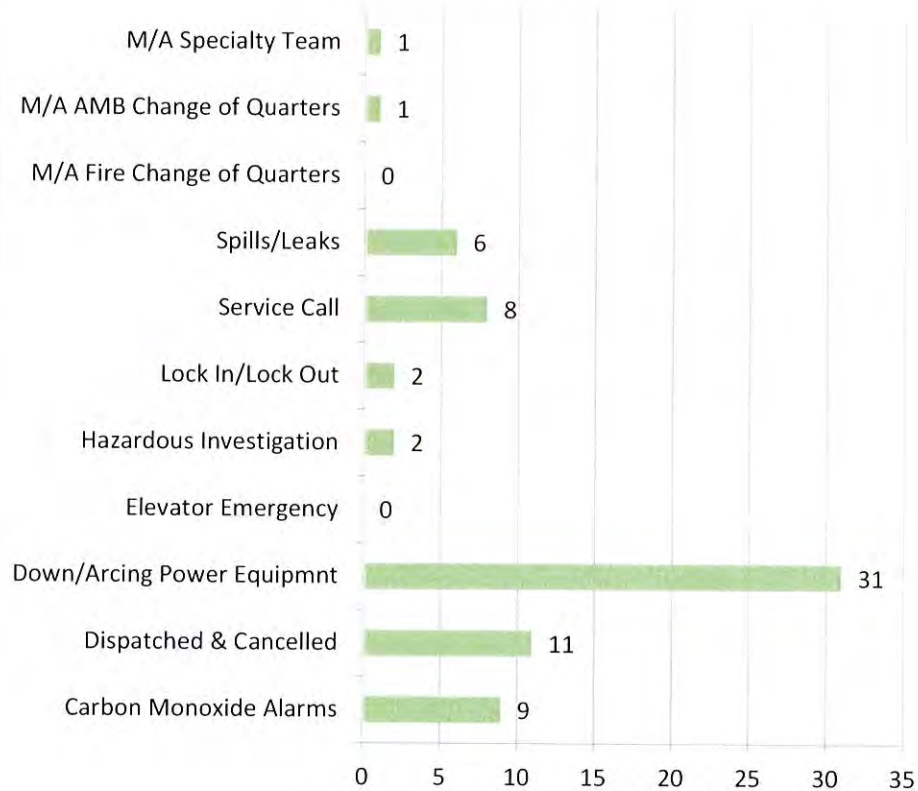
Distribution of Fire Related Calls



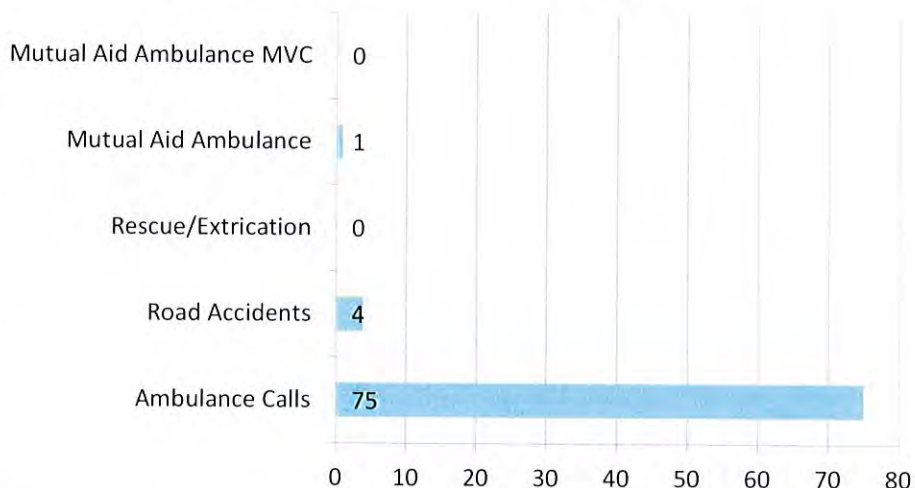


Emergency Response

Distribution of Emergency Related Calls



Distribution of EMS Related Calls





Hinsdale Fire Department – Monthly Report
August 2020



Incidents of Interest

Call #

- 20-1333** - Between the hours of 1556 and 2030 on 8/10, Black Shift members responded to multiple calls related to the severe weather event. High winds and heavy rain contributed to a high incidence of emergency calls. No injuries were reported.
- 20-1358**
- 20-1335** - Members and Engine 84 responded to 215 W. Maple for the report of an electrical fire. On arrival crew members discovered an arcing power line that was burning a tree. ComEd was called to the scene and power was disconnected. The fire was extinguished and the scene was turned over to ComEd for repairs.
- 20-1371** - Members and Engine 84 respond for the CO alarm no illness. Members of E84 made entry and immediately had readings of 10 PPM. E84 opened windows and doors on the first and second floors for ventilation. E84 proceeded to the basement and found readings as high as 40 PPM in the laundry and furnace rooms. Members shut down the furnace and hot water heater and NICOR was contacted. Further investigation found high readings by the sump pump battery, the watch dog. The battery was removed from the house, and the basement was ventilated.
- 20-1377** - Members of Engine 84 and Tower 84 responded for the arcing powerlines that have caught a wooden fence on fire. Members deployed a 1.75 inch hose to keep the fire in check until ComEd cut the power.
- 20-1445** - FF/PM Karban responded to the DuPage County Task Force callout into Bloomingdale on their apartment fire.
- 20-1448** - Members of Medic 84 and Engine 84 responded for the woman who fell on the sidewalk at Ulm Place and Garfield St. On arrival members found an elderly woman who had tripped and fallen, suffering a large laceration on her forehead. Her bleeding was controlled and the wound dressed. She was transported to Hinsdale Hospital.
- 20-1449** - Members and Engine 84 responded Auto-Aid request to 29 Yorkshire Woods, Oakbrook for the box alarm house fire. On arrival E84 was ordered to stage and later was returned.
- 20-1469** - Members of Engine 84 and Medic 84 responded to 21 Spinning Wheel Rd for the person down. On arrival the crew found a 76 year old male who was conscious but in a fatal cardiac rhythm (Ventricular Tachycardia). Medics converted the patient into a normal rhythm using the drug Amiodarone. He was transported to Hinsdale Hospital in stable condition.



Hinsdale Fire Department – Monthly Report August 2020



Training/Events

In addition to the daily training in EMS, Technical Rescue, Hazardous Materials, Firefighting, and vehicle checks, members completed the following specialized training:

8/19/2020 Black Shift completed a night drill with Clarendon Hills FD, to drill on relay pumping operations practiced at Lions Pool.

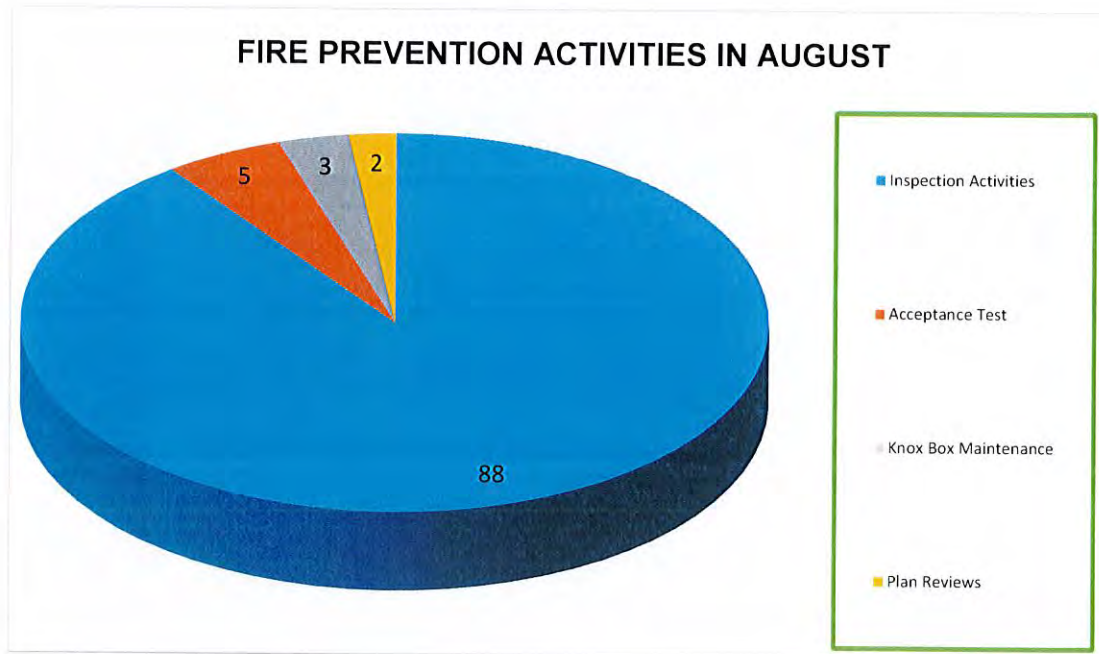
8/27/2020 Capt. Neville, Lt. Ziemer, FFs Karban, Lorusso and Russell attended a Webinar on Mental Health Awareness and Resiliency sponsored by IRMA.

FF/PM Smith relayed daily announcements regarding COVID-19 to Village Officials as part of his EMA responsibilities.



Public Education

The fire prevention bureau is responsible for conducting a variety of activities designed to educate the public, to prevent fires and emergencies, and to better prepare the public in the event a fire or medical emergency occurs.



Fire Prevention/Safety Education

- The Bureau continues to carefully interact with the business community following all the department guidelines for COVID-19 to ensure the safety of all the department members.
- The Bureau is working closely with all the schools to ensure a safe start to the school year.



Hinsdale Fire Department – Monthly Report
August 2020



Inspection Activities

August 2020 had a total of 98 Fire Inspection Activities:

Inspections - 70

- Initial (54)
- Fire Alarm (13)
- Sprinkler (1)
- Occupancy (2)

Re-inspections - 17

Acceptance Test - 5

- Fire Alarm (2)
- Fire Pump (1)
- Sprinkler (2)

Plan Reviews - 2

- Sprinkler (2)

Consultation - 1

- General (1)

Knox Box maintenance - 3

There was \$5,336.00 of inspection fees forwarded to the Finance Department for the month of August.

The total inspection fees forwarded to the finance department for the 2020 calendar year total year to date (YTD) is \$28,191.00.

Payroll on the Web

Payroll Allocation Confirmation

[Print Payroll Submission](#)

Your payroll transactions have been submitted and will be posted to the appropriate HSA accounts in the next payroll batch process (10/02/2020), provided that your account at BNY Mellon contains at least \$4,873.45. Otherwise, we will hold these items until you have funded your account.

To fund your account, please send an ACH credit to:

Transit Routing Number: 011001234

Account Number: 95009981130658

For additional funding options, please contact EMPLOYER SUPPORT TEAM at 1-866-712-4551. Thank you.



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